AGENDA
BRADENTON CITY COUNCIL MEETING
8:30 a.m. Wednesday, December 10, 2025
CITY HALL COUNCIL CHAMBERS - 101 OLD MAIN STREET

1. INVOCATION & PLEDGE

Councilwoman Marianne Barnebey
(The City does not endorse the religious beliefs of any speaker.)

2. MEETING CALLED TO ORDER

3. PROCLAMATIONS

4. PRESENTATIONS

a) Administrative Services: Quarterly Employee Recognition
Quarterly Recognition Program

5. CITIZEN COMMENTS

Citizen comment will be accepted during the Citizen Comment portion of the meeting on any non-agenda item, agenda item, future agenda item or topic of relevance to the City. Comments will be accepted on the public hearings at the appropriate time.

6. CONSENT AGENDA

a) Administrative Services: Resolution 25-94 - CDBG 2024-25 Consolidated Annual Performance Evaluation Report (CAPER)
Resolution 25-94
b) Administrative Services: Resolution 25-106 - SHIP Affordable Housing Incentives Report
Resolution 25-106
AHAC Affordable Housing Incentives Strategies
c) Administrative Services: Resolution 25-110 - Hurricane Loss Mitigation Program (HLMP)
Resolution 25-110
d) City Administration: Agreement for Use of Storage Space Between the City of Bradenton and Realize Bradenton, Inc.
Agreement for Use of Storage Space Between the City of Bradenton and Realize Bradenton, Inc.
e) City Administration: Resolution 25-81 - Insurance and Benefits Committee Revised Policy
Resolution 25-81

f) Clerk: Minutes from the November 12, 2025 City Council Meeting
11-12-2025 City Council Meeting Minutes

g) Event Review Committee: Dream Spring Fling
Dream Spring Fling Application and Site Plan

h) Event Review Committee: Suncoast Remake Learning Days
Suncoast Remake Learning Days Application and Site Plan

i) Finance: Budget Adjustment BA26-01
Budget Adjustment BA26-01

j) Legislative: Resolution 25-107 - Planning Commission Reappointment
Resolution 25-107

k) Legislative: Resolution 25-108 - Fire Pension Board Reappointment
Resolution 25-108

l) Legislative: Resolution 25-109 - Planning Commission Reappointment
Resolution 25-109

m) Public Works & Utilities: Amendment No. 1 to Grant Agreement LPA0470 with the Florida Department of Environmental Protection (FDEP)
Amendment No. 1 to Grant Agreement LPA0470 with the FDEP

n) Public Works & Utilities: Purchase Approval for a 2026 Peterbilt 520 Heil FEL 66K GVW
Quote from Rush Truck Centers

o) Public Works & Utilities: Purchase Approval of a 2026 Peterbilt 537 Petersen Grapple Loader
Quote from Rush Truck Centers

p) Public Works & Utilities: Purchase Approval for two 2026 Peterbilt 548 Galbreath Roll OFFS
Quote from Rush Truck Centers

q) Public Works & Utilities: Purchase Approval for a 2026 Ford F-450 Super Crew Cab
Quote from Alan Jay Fleet Sales

r) Public Works & Utilities: Purchase Approval for a 2026 Ford F-550 Super Cab
Quote from Alan Jay Fleet Sales

s) Public Works & Utilities: Purchase Approval for a 2026 Ford F-750 Regular Cab
Quote from Alan Jay Fleet Sales

t) Public Works & Utilities: Purchase Approval for a 2026 Ford F-450 Super Cab
Quote form Alan Jay Fleet Sales

u) Purchasing: Agreement PB-26-011NT with CJ's Sales and Service of Ocala, Inc.
Agreement PB-26-011NT with CJ's Sales and Service of Ocala Inc.

v) Purchasing: Amendment No. 1 to Term Contract 24-002EJ with Utility Service Co., Inc. dba utility Service Group Water Solutions, LLC
Amendment No. 1 to Term Contract 24-002EJ

w) Purchasing: First Contract Extension of Contract for Subrogation Recovery Services with Alternate Claims Management, LLC

First Contract Extension of Contract for Subrogation Recovery Services with Alternate Claims Management, LLC

7. BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS

a) Planning & Community Development: **Quasi-Judicial**: RESOLUTION 25-99 - PUBLIC HEARING
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0021 TO OPERATE A DRIVE-THRU RESTAURANT FACILITY IN THE T-5 (URBAN CENTER) ZONING DISTRICT FOR PROPERTY LOCATED AT 126 5TH AVENUE DRIVE EAST, 604 2ND STREET EAST, AND 608 2ND STREET EAST, BRADENTON, FL (PARCELS 3174300008, 3174500003 AND 3174400006) BRADENTON, FLORIDA, AND MORE PARTICULARLY DESCRIBED HEREIN; MAKING FINDINGS OF FACT AND CONCLUSIONS OF LAW; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.
Resolution 25-99
Application
Staff Report

b) Planning & Community Development: **Quasi-Judicial:** RESOLUTION 25-101 - PUBLIC HEARING
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0018 AUTHORIZING A DOCK FOR PROPERTY SEPARATED FROM A BODY OF WATER BY A PUBLIC RIGHT-OF-WAY OR PUBLIC PROPERTY AT 2435 RIVERVIEW BLVD, BRADENTON, FLORIDA (PARCEL ID NO. 3398610000), AS MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.
Resolution 25-101
Application
Staff Report
Presentation

c) Planning & Community Development: **Quasi-Judicial:** RESOLUTION 25-102 - PUBLIC HEARING
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0020 AUTHORIZING A GROUP CARE FACILITY TO BE BUILT AT 1512 BALLARD PARK DR., BRADENTON, FLORIDA (PARCEL ID NO. 3361900008), AS MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.
Resolution 25-102
Application
Staff Report
Presentation

d) Planning & Community Development: ORDINANCE 4065 - FIRST READING AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING BRADENTON LAND USE REGULATIONS CHAPTER 5.0 ACCESSORY USES, STRUCTURES, AND SIGNAGE, SECTION 5.1.2.7, FENCES AND HEDGES, TO MODIFY ALLOWABLE RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES, TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMITATIONS ON RETAINING WALLS; AMENDING SECTION 5.2.2.4, FENCES AND HEDGES, TO MODIFY ALLOWABLE NON-RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES, TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMIATIONS ON RETAINING WALLS; AND AMENDING CHAPTER 10, DEFNIITIONS, TO MODIFY DEFINITIONS RELATED THERETO; PROVIDING FOR CODIFICATION; PROVIDING FOR THE REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

   Ordinance 4065
   Staff Report
   Correspondence

e) Planning & Community Development: ORDINANCE 4071 - FIRST READING AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING CHAPTER 18, ARTICLE IX, SECTION 18-241 OF THE CITY CODE OF ORDINANCES TO MODIFY CERTAIN PROVISIONS OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.
   Ordinance 4071

8. NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

a) Event Review Committee: DeSoto Heritage Festival Grand Parade
   DeSoto Heritage Festival Grand Parade Application and Site Plan

b) Planning & Community Development: Request for Expenditure of Tree Mitigation Funds and Guidance regarding of 2026 Tree Giveaways
   Oct 2025 Tree Giveaway Invoice
   Nov 2025 Tree Giveaway Invoice
   Dec 2025 Tree Giveaway Invoice

c) Community Redevelopment Agency: Shuffleboard Court Land Update
   Lease Modification and Extension Agreement - 2022 to 2028
   Map
   Financials

d) City Administration: Emergency Procurement Report

e) City Administration: Resolution 25-111 - Drinking Water State Revolving Fund Supplemental Appropriation – Helene and Milton Funding
   Resolution 25-111

f) City Administration: Resolution 25-112 - Clean Water State Revolving Fund Supplemental Appropriation – Helene and Milton Funding

Resolution 25-112

9. UNFINISHED BUSINESS

a) City Administration: Ironwood Water Main Assessment - **TIME CERTAIN AT 11:00 AM**
Example Debt Service and Assessments

10. COUNCIL REPORTS

11. DEPARTMENT HEAD REPORTS

12. ADJOURN

RULES OF PROCEDURE FOR AGENDA AND PUBLIC APPEARANCES BEFORE CITY COUNCIL

Please place all cell phones on silent!

PRIOR TO COUNCIL MEETING: Appointments on the agenda, all items from Department Directors and other interested parties must be submitted before 12:00 p.m. on the Wednesday preceding the Council meeting. Anyone wishing to be placed on the agenda must contact Tamara Melton, City Clerk, at City Hall by phone 941-932-9463 or email: tamara.melton@bradentonfl.gov and give their name, business name (if applicable), whether they are resident taxpayers of the City and their business before Council. Appearances before Council will be authorized by the Mayor or Councilperson in charge of the meeting. NOTE: The Mayor may ask a city department to look into an issue prior to the meeting to see if the issue can be resolved. If the Mayor or Councilperson in charge of the meeting feels the request is justified, they will instruct the City Clerk as to its placement on the agenda.

Non-Discrimination Statement: The City of Bradenton prohibits discrimination in all of its services, programs or activities on the basis of race, color, age, disability, sex, national origin, religion, genetic information or marital status. Persons with a disability needing a reasonable accommodation to participate in, or who require assistance or an alternative means for communication of program information such as Braille, large print, etc., should contact as soon as possible, but at least 48 hours in advance:

City of Bradenton
ADA/Title VI Coordinator
101 Old Main Street
Bradenton, FL 34205

ADACoordinator@cityofbradenton.com
941-932-9400
TTY: 7-1-1 or 1-800-955-8771

La ciudad de Bradenton proveera servicio de interprete a las personas quienes su primer lenguage no es el ingles. Si necesita estos servicios, usted o su representante puede comunicar al ADA/Title VI Coordinator, 101 Old Main Street, Bradenton, FL 34205. Tambien puede llamar al (941) 932-9470 o enviar correo electronico a ADACoordinator@cityofbradenton.com

AT COUNCIL MEETING:

Citizen comment will be accepted during the Citizen Comment portion of the meeting on any non-agenda item, agenda item, future agenda item or topic of relevance to the City. Citizen comment related to any public hearing item shall be provided during the duly noticed public hearing in order to maintain an accurate record of the proceedings. All citizen comments related to quasi-judicial items are required to be under oath and such comments will be invited to be presented during the duly noticed public hearing for such items.

If an individual (or agent) wishes to address the City Council, they should complete a comment card available at the back of the Chamber and submit such card to the City Clerk.

At the appropriate time during the meeting, the Mayor will call speakers to come forward. After being recognized by the Mayor, the individual should come to the podium and, for the public record, state their name and address, and then provide any relevant comments or testimony related to the item they wish to address. In the case of an agent, they shall identify themselves and the party they represent. The speaker should then proceed to state their position or present their information.

An individual appearance for citizen comment will be limited to three (3) minutes unless additional time is permitted by the Mayor or consensus of the Council. Additional time will be allowed (up to 10 minutes at the discretion of the Mayor or consensus of the Council) for public hearing items if the speaker is officially representing a group of five or more people, provided that written authorization is provided that the person is authorized to speak on behalf of the group.

Note: If handouts are being distributed, please provide a minimum of ten (10) copies to the City Clerk. If you wish to display a drawing or rendering, contact Tamara Melton, as indicated above, prior to the meeting. Any submissions commented on, photographs, letters, renderings, etc. will be kept by the City Clerk for the official record.

PURSUANT TO FLORIDA STATUTE 286.0105: If an individual decides to appeal

any decision made by the board, council, agency, or commission at this meeting, such individual will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

PLEDGE OF PUBLIC CONDUCT We, the Mayor, City Council and Employees of the City of Bradenton, agree to: *Establish a process to promote positive interaction among ourselves and the citizens of Bradenton in a positive and non-threatening environment. *Encourage visible, involved and active participation among all. *Promote improved communication through active listening, providing feedback and honest expression of ideas. *Utilize consensus for decision making. *We realize that though we may disagree, we will be respectful of each other. *We will direct all comments to the issues and will avoid personal attacks.

AGENDA ITEM NO. 4.a

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Nilsa Taylor, Administrative Services

ITEM TYPE: Presentation

AGENDA SECTION: PRESENTATIONS

SUBJECT: Quarterly Employee Recognition

SUGGESTED ACTION: Recognize employee(s) who embody the mission and values of the City of Bradenton.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:

The Quarterly Recognition Program is designed to recognize employee(s) and/or team(s) that demonstrate outstanding service to the City of Bradenton, our citizens, and co-workers. It is intended to show our appreciation and support for the work they do and encourage them to strive for growth and exceptional service for the betterment of the City and the citizens we serve. Nominations were evaluated and reviewed by City Administration and Human Resources based on accomplishments that resulted in one or more of the following: going above and beyond the service level, distinguished achievement, exceptional customer service, outstanding support to another department, significant act bringing credit to the City and its work force, exemplary leadership, teamwork and commitment, positive attitude and role model, identified process improvements, creativity in new and innovative work processes.

FINANCIAL IMPACT:
$25,000 to $30,000 funded from the Wellness Fund.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
No action is needed.

ATTACHMENTS:
Quarterly Recognition Program

Quarterly Recognition Program

The Quarterly Recognition Program is designed to recognize employee(s) and/or team(s) that demonstrate outstanding service to the City of Bradenton, our citizens, and co-workers. It is intended to show our appreciation and support for the work they do and encourage them to strive for growth and exceptional service for the betterment of the City and the citizens we serve. Recognizing and incentivizing the daily roles by encouraging superior employee performance and innovation, this program will serve to create a culture of mutual respect, boost morale, and reward employee(s) and team(s) that exceeds normal day-to-day expectations. Furthermore, this program will recognize groups of employees who served as a team or cross-functional team and embody the mission and values of their respective departments and City of Bradenton.

Quarterly Selection:
Outstanding employee(s) and/or team(s), etc. will be selected based on recommendations from supervisors and teammates to Department Heads. Department Heads will select their top nomination for the quarter and submit their selection on the appropriate form to Human Resources. Nominations will then be evaluated and chosen by the City Administrator and Mayor or another selected designee.
Employees may be nominated for accomplishments that result in:

1. Execution of the duties of the position far beyond the service level commonly expected by the employee's supervisor; or
2. A distinguished accomplishment or achievement that is significant in scope, effort, or impact on governmental operations or service to citizens; or
3. Consistent exceptional customer support and service; or
4. Outstanding support to another department; or
5. Significant act which brings credit upon the City and its work force; or
6. Significant progress in achieving city goals; or
7. Exhibiting exemplary and consistent leadership, team work and commitment; or
8. Has a positive attitude toward work responsibilities, co-workers, and customers, and also serves as a role model for others.
9. Identifying a process improvement or improvements in services provided to the public; or
10. Creativity in new and innovative work processes, methods, and/or procedures

Nomination Period and Process:
Employee(s) and Team(s) can be nominated each quarter of each year:
1st quarter: January 1 – March 31
2nd quarter: April 1 – June 30
3rd quarter: July 1 – September 30
4th quarter: October 1 – December 31

All supervisors are encouraged to recommend their employees; however, an employee or team may also be recommended for the award by another co-worker. Recommendations should be turned into the Department Heads to complete a "Quarterly Nomination Form". The form must be sent by email to Human Resources by the 20th of the following closing quarter month. Incomplete nominations, or nominations without the proper form will not be accepted. The person(s) making their nomination must include their contact information and provide a written description of the action, benefit, or contribution of the employee(s) or team(s).

Award:
Employee of the quarter will receive the following:

1. Recognition at next regularly scheduled City Council meeting.
2. $100 Prize for each employee/team member (The IRS considers incentives taxable income so the monetary rewards will be taxed accordingly)
3. One Appreciation Day will be added to an employee's time-off accruals at the next scheduled pay day and must be used within six (6) months.
4. Social Recognition (highlighted on City Social Media accounts and City newsletter)

Eligibility:
All full-time and part-time employees of the City of Bradenton are eligible for this award if they have successfully completed their introductory period. All team members and employees should be in good standings and will be reviewed for attendance and performance records. Employees may not be chosen more than once in a twelve (12) month period.

AGENDA ITEM NO. 6.a

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Dietra Barfield, Administrative Services

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-94 - CDBG 2024-25 Consolidated Annual Performance Evaluation Report (CAPER)

SUGGESTED ACTION: Approval

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The City of Bradenton has prepared its Consolidated Annual Performance Evaluation Report (CAPER) for the Community Development Block Grant (CDBG) Program for the 2024-25 fiscal year ending September 30, 2025.

FINANCIAL IMPACT:
Community Development Block Grant (CDBG) is funded from HUD.

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by the City Attorney Scott Rudacille.

SUGGESTED MOTION:
Motion to approve Resolution 25-94.

ATTACHMENTS:
Resolution 25-94

CITY OF BRADENTON

RESOLUTION NUMBER 25-94

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA APPROVING THE CITY OF BRADENTON'S COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM 2024-2025 CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City has completed its Community Development Block Grant Program 2024-2025 Consolidated Annual Performance Evaluation Report (the "2024-2025 CAPER"); AND

WHEREAS, the 2024-2025 CAPER must be approved by the Mayor and City Council prior to its submission to the U.S. Department of Housing and Urban Development (HUD) for final review and approval; AND

WHEREAS, the City Council for the City desires to approve the 2024-2025 CAPER Report.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA:

1. The City of Bradenton hereby approves the 2024-2025 CAPER attached hereto and incorporated herein as Exhibit "A"; and
2. The Mayor is authorized to execute this resolution approving the 2024-2025 CAPER; and
3. This resolution shall take effect immediately upon its adoption.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10TH DAY OF DECEMBER 2025.

ATTEST:

_____
Tamara Melton
CITY CLERK

_____
Gene Brown
MAYOR

APPROVED AS TO FORM:

_____
Scott Rudacille
CITY ATTORNEY

5413540v1

City of Bradenton

Community Development Block Grant Program

2024-25 Consolidated Annual Performance Evaluation Report (CAPER)

EQUAL HOUSING OPPORTUNITY

Gene Brown, Mayor

Staff and Administration

Nilsa Taylor, Administrative Services Director

Vicki White, Housing and Community Development Manager

Dietra Barfield, Housing and Community Development Specialist

City of Bradenton, Florida

Administrative Services Department

Housing and Community Development Division

Community Development Block Grant Program

2024-25 CAPER

Mayor

Honorable Gene Brown

Ward 1

Councilwoman Jayne Kocher

Ward 2

Councilwoman Marianne Barnebey

Ward 3

Councilman Kemp Schuessler

Ward 4

Councilwoman Lisa Gonzalez Moore

Ward 5

Councilwoman Pam Coachman

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CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The city used its CDBG funding and other sources of funding, such as State Housing Initiatives Partnership (SHIP) and Hurricane Loss Mitigation Program (HLMP) for the following activities this year:

- Overnight shelter beds for people who are homeless
- Assistance for households at risk of homelessness
- Assistance to households affected by natural disasters
- Rehabilitation and preservation of affordable housing
- Improving the resiliency of affordable housing to severe weather events

In addition to monetary assistance, the city provided incentives through Planning and Community Development for the production of affordable housing. These incentives decrease the cost of producing affordable housing.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the city's program year goals are shown in Table 1.

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

As mentioned above, the city used funds it receives to address housing and homeless needs, which are high-priority needs identified in the 2021-25 Consolidated Plan. non-homeless special needs were met though the activities of Meals on Wheels, who provide meals to low-income senior households. Code Enforcement is an activity that provides a suitable living environment in the city's low- and moderate-income neighborhoods by addressing dilapidated housing that attracts people who are homeless. The Code/Blight Enforcement Officer did not meet the expected goal of addressing the conditions of at least 100 structures during the year. This may be because this officer does not simply address code violations at these structures, as they are not certified as a code enforcement officer. Rather, they work with the civil side of the situation, addressing trespassing at vacant properties and providing information on services available to homeless people that are encountered during this process.

The city did not undertake any infrastructure activities this year as no funding was requested for these

types of activities. However, $723,335.50 was made available after activities from previous years were closed out, and this funding will be reallocated to an infrastructure activity, , and a public facility during the 2025-26 program year.

The city also receives State Housing Initiatives Partnership (SHIP) funding. In 2024-25, this funding was used to assist 12 households affected by Hurricane Milton. Four more households were assisted with emergency repairs that were not hurricane-related, and five households received assistance with repairing their homes. Hurricane Loss Mitigation Program (HLMP) funding was used to improve four homes' ability to withstand hurricanes.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted). 91.520(a)

	CDBG
White	49
Black or African American	31
Asian	0
American Indian or American Native	0
Native Hawaiian or Other Pacific Islander	0
Total	**80**
Hispanic	13
Not Hispanic	67

Table 1 – Table of assistance to racial and ethnic populations by source of funds

Narrative

The city served several households with its CDBG funding, primarily through homeless prevention activities carried out by Step Up Suncoast and The Salvation Army. Several of these households included children and the households had fallen behind on rent and/or utility bills due to unforeseen circumstances, such as injury or illness. Meals on Wheels Plus of Manatee County assisted elderly, homebound seniors by providing hot, nutritious meals, with the meal delivery serving as an informal wellness check.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	451,518	353,231

Table 2 - Resources Made Available

Narrative

Of the funds remaining at the end of the 2024-25 program year, $88,723.74 remains in Habitat for Humanity's Affordable Home Ownership project. This money is expected to be fully expended by September 30, 2026, along with the $106,566.73 in funding they were awarded for the 2025-26 program year. The remaining $9,563.09 will be allocated to another activity. This reallocation is expected to occur during the first quarter of 2026.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
CENSUS TRACT 1.03	30	40	rental assistance, senior meals, code/blight enforcement
Census Tract 7.03	30	30	rental assistance, senior meals, code/blight enforcement
Census Tract 7.04	10	10	senior meals, code/blight enforcement
Census Tract 7.05	30	20	Local Target Area

Table 3 – Identify the geographic distribution and location of investments

Narrative

Planned and actual percentages for the geographic distribution of investments matched, except for census tracts 1.03 and 7.05. Census tract 1.03 has the highest poverty rate of all census tracts in the city, at 34.73% and is also the most housing cost burdened, with 51.98% of its residents paying more than 30% of their gross monthly income for housing. It also has the lowest median income at $31,469, according to data collected by the U.S. Census Bureau. These conditions have persisted over the past several years, which may be why this area receives more assistance through activities such as homeless prevention, code/blight enforcement, and housing rehabilitation.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

The city leveraged its CDBG funding with SHIP and HLMP funding from the state to meet the housing-related needs identified in the Consolidated Plan. In addition to housing rehabilitation to preserve affordable housing, the city undertook emergency housing rehabilitation and disaster assistance with its SHIP funds. HLMP funds were used to make homes more resilient to storms. Neither of these state grants had matching requirements.

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	8	8
Number of Non-Homeless households to be provided affordable housing units	25	15
Number of Special-Needs households to be provided affordable housing units	12	5
Total	**45**	**28**

Table 4 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	10	21
Number of households supported through The Production of New Units	2	1
Number of households supported through Rehab of Existing Units	1	10
Number of households supported through Acquisition of Existing Units	0	1
Total	**13**	**33**

Table 5 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

In addition to the assistance provided above, the city assisted 11 households affected by Hurricane Milton through its state SHIP funding, providing temporary and permanent relocation assistance, as well as mortgage assistance. The rehab of 9 existing units was accomplished with SHIP funding, while another unit was rehabbed and resold to a first-time homebuyer by Habitat for Humanity of Manatee County. One new unit of housing is being produced through the SHIP program.

The number of non-homeless households assisted encompasses the 15 senior households provided hot meals through Manatee County Meals on Wheels Plus's Senior Meals program. Their application and contract called for 25 households to be served, but they ended up serving fewer households with more meals during the year. At project closeout, Meals on Wheels had $854.50 of their awarded amount left. The goal for special-needs households was met through the SHIP program, and the number of households served through this program depends on the types of households that apply for housing rehabilitation or disaster assistance.

Step Up Suncoast planned on serving 3-5 households with rent, mortgage and utility assistance during the year, but served 37 people comprising 14 households. Salvation Army of Manatee County proposed serving 10 households but ended up serving 21 persons comprising 7 households. At project closeout, they had $2,034.39 of their award amount remaining. Both agencies had contracts with a start date of January 13, 2025, but did not submit their first payment requests until September 2025. For 2025-26, subrecipient contracts will have a start date of October 1, and if subrecipients do not start spending their award amounts by the end of the first quarter (December 31), they will be notified in writing that they are in danger of having their funds deobligated. Technical assistance will be provided as needed.

One new unit of housing was produced through the SHIP program, and it is expected to be completed by December 31, 2025. Initially, it was proposed that Habitat for Humanity would be able to use its City of Bradenton CDBG funding to construct new housing, since they are considered a community-based development organization (CBDO) by Manatee County, where Bradenton is located. However, for a CBDO to use a jurisdiction's CDBG funding for the construction of housing, it needs to direct the majority of its funding and effort **in that jurisdiction**. Historically, Habitat for Humanity has spent relatively little time and funding within the Bradenton city limits. This is due to the dearth of vacant land available within the city limits and to a lesser extent, the cost of land within the city limits. Therefore, they will be using their funding for land acquisition and acquisition-rehab-resale activities. For 2024-25, Habitat acquired one property for acquisition and resale. This project is expected to be completed in 2026.

Discuss how these outcomes will impact future annual action plans.

Overall, the activities selected for funding in the 2024-25 Annual Action Plan addressed the needs of the community described in the Consolidated Plan and the Annual Action Plan, particularly affordable housing needs. However, there are steps the city can take to ensure that funding is being utilized expeditiously to meet these community needs. As previously mentioned, subrecipient contracts will have a start date of

October 1 to give subrecipients additional time to utilize their awarded funds. If subrecipients do not begin spending CDBG funds by December 31, they will be notified in writing that their funds are at risk of deobligation, meaning the subrecipient's project will be closed out by the city and the funding reallocated to another project. Technical assistance will be offered to assist subrecipients with spending their funds. If necessary, the subrecipient contract may be amended to align the described activity with what the subrecipient is actually doing.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	33	0
Low-income	3	0
Moderate-income	0	0
Total	**36**	**0**

Table 6 – Number of Households Served

Narrative Information

Most of the households served with CDBG-funded activities were at 30%-50% of the area median income. Of the 28 households served by the SHIP program, 17 were at 30%-50% of the area median income, 5 were at 50%-80% of the area median income, and 6 were at 80%-120% of the area median income, primarily through disaster assistance.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The Salvation Army operates an emergency shelter and has programs to help families regain self-sufficiency. This year, they received funding to set aside 8 emergency shelter beds for persons who were homeless and referred to Salvation Army by the Bradenton Police Department. The Bradenton Police Department also worked with homeless individuals encountered during its Code/Blight Enforcement project, offering referrals to agencies that could assist them with exiting homelessness.

Turning Points offers services to households that are homeless or at risk of homelessness, including veteran households. Their services range from such basic items as showers and clean clothing to health and dental care services at their clinic. Their address also serves as a mailing address for people who do not have a regular mailing address.

Addressing the emergency shelter and transitional housing needs of homeless persons

As mentioned above, 8 emergency shelter beds at The Salvation Army were funded through CDBG to be set aside for referrals from the Bradenton Police Department. The City is working with Salvation Army to improve its shelter by adding a generator to power the facility during power outages. This will save the Salvation Army the expense of moving its emergency shelter residents to hotels during these outages. In addition to its shelter, The Salvation Army operates a self-sufficiency program for families called Pathway of Hope. The program works with families to develop an action plan, along with connecting to service sand case management to help them attain self-sufficiency.

Manatee County recently opened two transitional housing programs- Hope Village and Under One Roof Gateway South. Hope Village is a supportive transitional housing program for households with minor children. The program provides mentoring, monitoring, and case management services to these households for up to two years to help them stabilize and move into permanent housing. Under One Roof Gateway South provides supportive transitional housing for up to 40 women experiencing addiction or mental health issues. In addition to housing, residents are provided with services and case management to become stabilized and move into permanent housing.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing,

health, social services, employment, education, or youth needs

Turning Points, Step Up Suncoast, and The Salvation Army provide rental assistance to families who have fallen behind on their rent through no fault of their own, and may also provide utility assistance to households who have gotten behind on their utility payments. These agencies also provide assistance with deposits for households that are trying to get into housing. People who have been discharged from publicly funded institutions and systems of care such as health care facilities, mental health care facilities, and corrections programs and institutions may also request and receive this assistance, as may youth aging out of foster care.

Family Resources operates short-term residential care for homeless and runaway youth ages 10-17. Their program's intention is to reunite these youth with their families. Manatee Children's Services offers several programs for children in Manatee County, including an emergency shelter, group homes, and programs that provide intervention and treatment for troubled and abused children. Their programs include working with the parents of children to strengthen their parenting capabilities. Step Up Suncoast also offers family programs, such as Family Self-Sufficiency, Healthy Families Manatee, Head Start, and Whole Child Manatee, an information and referral service that assists households with accessing services in the community.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

As previously mentioned, programs at The Salvation Army, Hope Village, and Under One Roof Gateway South provide services to stabilize people who are homeless so that they may transition to permanent housing successfully. Family Resources works with families to reunite homeless and runaway youth with their families, while Step Up Suncoast works with families to make them stronger through a variety of programs. The agencies also provide financial counseling and work with families with developing households budgets to decrease their risk of becoming homeless and provide funding to households that have experienced situations beyond their control that put them at risk of homelessness.

Manatee County receives Emergency Solutions Grant (ESG) funding, which is used for rapid rehousing and homeless prevention. Manatee County ESG funds are provided to local nonprofits with expertise in working with people who are homeless or at risk of homelessness. For the upcoming 2025-26 program year, Manatee County also received ESG-Rapid Unsheltered Survivor Housing (ESG-RUSH) funds to assist people affected by Hurricanes Debby, Helene, and Milton. Some of this funding will be used to assist people who are homeless or at risk of homelessness with rapid rehousing and supportive services who were not able to access all the services provided by FEMA programs. The rest of the funding will be used

for rental assistance, including landlord engagement and case management as needed.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

Bradenton Housing Authority (BHA) is located within the Bradenton city limits. Manatee County Housing Authority is located in Manatee County, outside of Bradenton city limits. Both agencies offer a combination of project-based rental assistance and tenant-based rental assistance. This year, BHA requested support in the form of a $460,000 local government contribution for the proposed redevelopment of their Sugg property in east Bradenton. BHA is applying to the Florida Housing Finance Corporation (FHFC) for 9% tax credits to fund this project, and the local government contribution is worth 5 points. As the 9% tax credit application process is highly competitive, this promise of funding could have a favorable effect on the project's eligibility. This contribution also designates the project as a priority in Bradenton.

The availability of housing that is affordable, decent, safe and sanitary continues to be a need of the PHAs' Housing Choice Voucher programs, so the city's support of affordable rental properties is important to meet this need.

Other developers have approached the city about infill projects that would be affordable rentals, and the city is working with these developers, offering incentives to offset some of the acquisition and construction costs of these developments to make them feasible. The city will continue to look at these types of projects and to take the steps necessary to ensure long-term affordability, particularly if incentives are provided to the developer.

Actions taken to encourage public housing residents to become more involved in management and participate in homeownership

Both agencies have residents on their board of commissioners. These commissioners participate in providing leadership for the housing agencies, setting policy, and approving budgets for the agencies' operations. They are appointed by the city's Mayor.

The city advises Manatee County Housing Authority and Bradenton Housing Authority when funds were available for purchase assistance. The city will continue to advertise when funds are available for homeownership assistance and will advise the housing authorities of the availability of these funds.

Actions taken to provide assistance to troubled PHAs

Neither the Bradenton Housing Authority nor the Manatee County Housing Authority are troubled PHAs.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

The city's Affordable Housing Advisory Committee recently completed its annual review of the city's affordable housing incentives, and a public hearing to gather citizen comment regarding the report will be held November 20, 2025. The report will be submitted to the Mayor and City Council December 10, 2025 for approval, and then will be submitted to the Florida Housing Finance Corporation by December 31, 2025. One recommendation the Committee made was for the city to develop a formal methodology for determining the financial impact of new regulations and fees on the production of housing, including affordable housing.

The city will continue to work with developers to see what sort of incentive(s) works best with the project they are wanting to develop. These incentives are secured with an agreement to ensure continued affordability. Since the city is mostly built out, many of these projects end up being redevelopment projects. Some of the projects being proposed are tax-credit financed projects for affordable rental housing.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

Shelter for people who are homeless, particularly intact families, large families, and fathers with children continues to be an underserved need within the City of Bradenton. The city will continue to assist with this need, at least on a temporary basis, by funding local nonprofits who provide temporary shelter for these families while they search for longer term solutions.

The production of rental and homeownership housing that is affordable to low- and moderate-income families fulfills another underserved need. The city will continue to review these types of projects as they are submitted for funding and provide financial or incentive assistance as appropriate for these projects.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The U.S. Environmental Protection Agency (EPA) Renovation, Repair, and Painting Rule went into effect in 2010. Florida does not have its own RRP program, so contractors working on homes, schools, and childcare centers built before 1978 must comply with the federal EPA RRP requirements. The city requires lead-based paint testing for all properties built before 1978 that are repaired through its housing rehabilitation program. Homes will be remediated as necessary. A few of the contractors working with the city's housing rehabilitation program have received certification to conduct lead-based paint renovation, repair, and painting activities pursuant to 40 CFR 745.89, the regulations pertaining to the certification of firms who perform renovations for compensation.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

Nonprofits, such as The Salvation Army, Step Up Suncoast, Community Solutions 360 and Habitat for Humanity offer programs on financial literacy and financial management so that low-income families can learn to manage their limited resources effectively. CareerSource Suncoast offers several skills training classes, so that families can learn new job skills to lift themselves out of poverty. Turning Points also assists people who are homeless with computer access, an address to receive mail, and job necessities such as shoes, clothing, bus passes, and identification cards. These activities help families to improve their financial situation and escape poverty.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

The city will continue to identify and meet the needs identified in its Plans by engaging local nonprofits during the planning process and to carry out activities that meet these needs. The city will also collaborate with these nonprofits on activities and provide them with technical assistance as appropriate.

Public input is also solicited at different stages in the planning process, through citizen outreach sessions and a public hearing prior to approval of the Plans by the Mayor and City Council. Local nonprofits are sent letters requesting input during the Consolidated Plan and Annual Action Plan planning cycles. The purpose of the citizen outreach meetings is to gather information on the needs of the community, so that when applications are submitted the city can select projects that meet these needs.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

Social service agencies, such as Turning Points and Salvation Army advise Manatee County Housing Authority and Bradenton Housing Authority of funds available for deposit assistance for Housing Choice Voucher residents. The city has provided funding for these activities, but the funding is restricted to people who are renting within the city limits.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

Financial literacy was identified as another impediment to attaining housing. The city previously funded Community Solutions 360 to provide housing counseling, and this included financial literacy education. Habitat for Humanity makes financial literacy education part of its homeownership counseling for first-time homebuyers. The Salvation Army also makes financial literacy counseling and budgeting part of their programs. For the homeless prevention program, they work with recipients on developing a household budget to decrease the possibility of the family falling behind on their rent in the future. The city will continue to provide funding to nonprofits engaged in financial literacy programs as applications are received.

CR-40 - Monitoring 91.220 and 91.230

Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The city requires quarterly progress reports from its subrecipients to determine whether they are working toward meeting their goals. Technical assistance is provided on an as-needed basis. Payment requests also include information on the number of people served, and how they were served, so that the city can see that the funding is being used as intended. These payment requests are scrutinized against the project budget to ensure that the funding requested follows the budget.

Both desk monitoring and on-site monitoring are used, with on-site monitoring important for new subrecipients. Desk monitoring is used for established subrecipients, although an on-site monitoring visit with them is scheduled every third year. This enables the city to further ensure that they are achieving compliance with program requirements.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

The Consolidated Annual Performance Evaluation Report (CAPER) is available for review at Bradenton City Hall for 15 days, and this availability is advertised in the local papers. This year the public comment period began November 23 and ended December 8. A public hearing was held December 4 to provide residents with an opportunity to make oral comments regarding the activities that took place during the 2024-25 program year. Comments could also be emailed to housing@bradentonfl.gov. The CAPER was submitted to City Council on December 10, 2025.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

Program objectives remained the same during the year. The city and its subrecipients achieved their goals of meeting the priority needs identified in the Consolidated Plan and the Action Plan.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants? No

CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	0	0	0	0	0
Total Labor Hours					
Total Section 3 Worker Hours					
Total Targeted Section 3 Worker Hours					

Table 7 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers					
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.					
Direct, on-the job training (including apprenticeships).					
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.					
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).					
Outreach efforts to identify and secure bids from Section 3 business concerns.					
Technical assistance to help Section 3 business concerns understand and bid on contracts.					
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.					
Provided or connected residents with assistance in seeking employment including drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.					
Held one or more job fairs.					
Provided or connected residents with supportive services that can provide direct services or referrals.					
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.					
Assisted residents with finding childcare.					
Assisted residents to apply for or attend community college or a four-year educational institution.					
Assisted residents to apply for or attend vocational/technical training.					
Assisted residents to obtain financial literacy training and/or coaching.					
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.					
Provided or connected residents with training on computer use or online technologies.					
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.					
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.					
Other.					

Table 8 – Qualitative Efforts - Number of Activities by Program

Narrative

The city did not undertake any construction activities during 2024-25 that required compliance with Section 3 requirements.

Table 1- Accomplishments Strategic Plan and Program Year to Date

Table 1- Accomplishments Strategic Plan and Program Year to Date

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Affordable Housing	Affordable Housing Non-Homeless Special Needs	CDBG: $	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	58	100%	0	58	100%
Affordable Housing	Affordable Housing Non-Homeless Special Needs	CDBG: $	Rental units constructed	Household Housing Unit	0	0	0%	3	0	0.00%
Affordable Housing	Affordable Housing Non-Homeless Special Needs	CDBG: $	Homeowner Housing Added	Household Housing Unit	0	1	100%	0	1	100%
Affordable Housing	Affordable Housing Non-Homeless Special Needs	CDBG: $	Homeowner Housing Rehabilitated	Household Housing Unit	1	2	200.00%	0	1	100%

Affordable Housing	Affordable Housing Non-Homeless Special Needs	CDBG: $	Homeless Person Overnight Shelter	Persons Assisted	0	0	0%	0	0	0%
Code Enforcement	Non-Housing Community Development	CDBG: $	Housing Code Enforcement/Foreclosed Property Care	Household Housing Unit	100	51	51.00%	100	0	0.00%
Elder Needs	Non-Homeless Special Needs	CDBG: $	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	30	34	113.33%	0	15	100%
Elder Needs	Non-Homeless Special Needs	CDBG: $	Other	Other	0	0	0%	25	0	0.00%
Homeless Needs	Homeless	CDBG: $	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	8	100%	0	8	100%
Homeless Needs	Homeless	CDBG: $	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	14	22	157.14%	14	0	0.00%
Homeless Needs	Homeless	CDBG: $	Homeless Person Overnight Shelter	Persons Assisted	0	8	100%	0	8	100%
Homeless Needs	Homeless	CDBG: $	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	2	2	100.00%	2	0	0.00%

Infrastructure Improvements	Non-Housing Community Development	CDBG: $	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0	0%	0	0	0%

Table 1 - Accomplishments – Program Year & Strategic Plan to Date

AGENDA ITEM NO. 6.b

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Dietra Barfield, Administrative Services

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-106 - SHIP Affordable Housing Incentives Report

SUGGESTED ACTION: Approve the Affordable Housing Incentives Report

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The Affordable Housing Incentives Report is an annual review of the City's affordable housing incentives conducted by the City's Affordable Housing Advisory Committee. Once their review was completed a required public hearing was held November 20, 2025, at the AHAC meeting for the month of November. Once it is approved by City Council, this report will be submitted to Florida Housing Finance Corporation by December 31, 2025.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by the City Attorney Scott Rudacille.

SUGGESTED MOTION:
Motion to approve Resolution 25-106

ATTACHMENTS:
Resolution 25-106

CITY OF BRADENTON

RESOLUTION NUMBER 25-106

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, APPROVING THE CITY'S AFFORDABLE HOUSING ADVISORY COMMITTEE'S REPORT AND RECOMMENDATIONS REGARDING THE CITY'S AFFORDABLE HOUSING INCENTIVE STRATEGIES FOR TRANSMITTAL TO THE FLORIDA HOUSING FINANCE CORPORATION; PROVIDING FOR CITY COUNCIL TO ADOPT WITHIN NINETY DAYS AN AMENDMENT TO THE CITY'S LOCAL HOUSING ASSISTANCE PLAN TO INCORPORATE ANY OF THE LOCAL HOUSING INCENTIVE STRATEGIES FROM THE REPORT AND RECOMMENDATIONS TO BE IMPLEMENTED WITHIN THE CITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS the City Council for the City of Bradenton wishes to facilitate the construction of affordable housing in the city by offering incentives for its construction; and

WHEREAS Section 420.9076(4), Florida Statutes requires the City's incentive strategies to be reviewed by the City's Affordable Housing Advisory Committee (the "Committee") and the results of this review and any recommendations for change to be adopted by the Committee after a public hearing; and

WHEREAS the Committee held a public hearing on November 20, 2025, in order to gather public input prior to adoption of the report and recommendations (the "Report"); and

WHEREAS, a majority of the Committee adopted the Report after the November 20, 2025, public hearing; and

WHEREAS the City of Bradenton desires to approve the Report for transmittal to the Florida Housing Finance Corporation; and

WHEREAS, pursuant to Section 420.9076(6), Florida Statutes, City Council shall have ninety (90) days from the date of this Resolution; to adopt an amendment to its local housing assistance plan to incorporate any of the local housing incentive strategies from the Report it will implement within the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA:

1. The City of Bradenton hereby approves the Report, attached hereto and incorporated herein as Exhibit "A," for the transmittal to the Florida Housing Finance Corporation;

2. The Mayor is authorized to execute this Resolution approving the Report for transmittal to the Florida Housing Finance Corporation;

3. Within ninety (90) days, City Council shall adopt an amendment to its local housing assistance plan to incorporate any of the local housing incentive strategies from the Report it will implement within the City; and

4. This Resolution shall take effect immediately upon its adoption.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10TH DAY OF DECEMBER 2025.

ATTEST:

Tamara Melton CITY CLERK	Gene Brown MAYOR

APPROVED AS TO FORM:

Scott Rudacille
CITY ATTORNEY

Affordable Housing Advisory Committee
Report to City Council
SHIP Affordable Housing Incentive Strategies
December 10, 2025

PREPARED BY
CITY OF BRADENTON
SUBMITTED TO
FLORIDA HOUSING FINANCE CORPORATION

BACKGROUND

As a recipient of State Housing Initiative Partnership funds, the City established an affordable housing advisory committee in 2021 as required by the Florida Statute section 420.9076. The Affordable Housing Advisory Committee (AHAC) is responsible for reviewing policies, land development regulations, the Comprehensive Plan Policy, and other aspects of the City's policies and procedures that affect the cost of housing. In addition, the AHAC is responsible for making recommendations to encourage affordable housing. Further, the AHAC is specifically directed by the SHIP Statute to consider and evaluate the implementation of the incentives set out at Florida Statues, Sec. 420.9076 (4)(a)-(k). Based on the AHAC evaluation, it may recommend to local government that it make modifications of, exceptions to, or creation of new plans, policies, procedures, and other governing vehicles which would encourage production of affordable housing.

The AHAC is required to submit an incentive report every year. The report includes recommendations by the committee as well as comments on the implementation of incentives for at least the following eleven distinct areas:

- The processing of approvals of development orders or permit, as defined in s.163.3164(7) and (8), for affordable housing projects is expedited to a greater degree than other projects.
- The modification of impact-fee requirements, including reduction or waiver of fees and alternative methods of fee payment for affordable house.
- The allowance of flexibility in densities for affordable housing.
- The reservation of infrastructure capacity for housing for very low-income persons, low-income persons, and moderate-income persons.
- The allowance of affordable accessory residential units in residential zoning districts.
- The reduction of parking and setback requirements for affordable housing.
- The allowance of flexible lot configurations, including zero-lot-line configurations for affordable housing.
- The modification of street requirements for affordable housing.
- The establishment of a process by which a local government considers, before adoption, policies, procedures, ordinances, regulations, or plan provisions that increase the cost of housing.

- The preparation of a printed inventory of locally owned public lands suitable for affordable housing.
- The support of development near transportation hubs and major employment centers and mixed-use developments.

COMMITTEE COMPOSITION

The Bradenton City Council appointed and reappointed members to the Committee during 2024-2025. Section 420.907 of the Florida Statutes lists the categories from which committee members must be selected. The advisory committee members must name at least 8 but not more than 11 committee members and specify their terms. The committee must consist of one local elected official from the City and one representative from at least 6 of the following categories:

- Citizen actively engaged in the residential home building industry in connection with affordable housing.
- Citizen actively engaged in the banking or mortgage banking industry in connection with affordable housing.
- Citizen representative of those areas of labor actively engaged in home building in connection with affordable housing.
- Citizen actively engaged as an advocate for low-income persons in connection with affordable housing.
- Citizen actively engaged as a for-profit provider of affordable housing.
- Citizen actively engaged as a not-for-profit provider of affordable housing.
- Citizen actively engaged as a real estate professional in connection with affordable housing.
- Citizen actively serving on the local planning agency pursuant to s.163.3174.
- Citizen residing within the jurisdiction of the local governing body making the appointments.
- Citizen who represents employers within the jurisdiction.
- Citizen who represents essential services personnel, as defined in the local housing assistance plan.

The appointed AHAC Committee members are included here, along with their category affiliation.

NAME	CATEGORY REPRESENTATED	DATE APPOINTED
1. Jayne Kocher	Bradenton City Councilwoman	12/18/24
2. Tarnisha Cliatt	Employers within jurisdiction	1/8/25
3. Leona Forbes	Advocate for low-income persons	7/23/25
4. Jared Paulson	Real Estate professional/Mortgage Banking	4/9/25
5. Lt. Christopher Deshaies	Essential Employee	3/12/25
6. Robin Singer	City Planning Director	12/18/2024

AFFORDABLE HOUSING INCENTIVES

Staff presented the latest affordable housing practices and recommendations on incentives. Each of the eleven affordable housing incentives recommended by the State were thoroughly examined and discussed with AHAC members. This plan is a result of the recommendations from the AHAC, and meetings held with internal staff members to determine the feasibility of the recommendations. If approved by the Mayor and City Council, the recommendations will be used to amend the Local Housing Assistance Plan (LHAP) and the local Comprehensive Plan-Housing Element.

EXPEDITED PERMITTING

Meeting Synopsis: The city already employs this strategy, although it does not have a formal process in place.
Existing Strategy: Affordable housing development receives expedited permitting.
AHAC Recommendation: Continue with this strategy.
Implementation: Implemented 7/06

MODIFICATION OF IMPACT FEES

Meeting Synopsis: The city does modify water, sewer, and transportation impact fees to encourage affordable housing construction.
Existing Strategy: Modification of impact fees.
AHAC Recommendation: Use modification of impact fees to encourage the development of affordable housing. Develop a formal process for determining how the incentive will be applied. The Affordable Housing Advisory makes the following recommendations:

1) Set aside general revenue funds for the payment of impact fees.
2) In reviewing a lot to determine if there was a house on it at one time, limit the look-back period to no more than 50 years.
3) For any property receiving this incentive, a land-use restriction agreement must be signed. This land use restriction agreement will have a period of 10 years for homeownership housing and up to 25 years for rental properties, based upon the amount of funding received from the city. This land use agreement is separate from any other land use agreement required by other funding sources used for the project, such as Low-Income Housing Tax Credit (LIHTC), State Housing Initiatives Partnership (SHIP), or Community Development Block Grant (CDBG) funding, to name a few. This LURA will be signed and recorded prior to the Certificate of Occupancy (CO) being issued.
4) The developer will submit an application for designation as affordable housing prior to applying for building permits. This application will be reviewed by the Planning Division and the Housing and Community Development Division. Once the project is approved, the developer will receive an approval letter and the project will be designated for expedited permitting.

Implementation: 7/06

FLEXIBLE DENSITIES

Meeting Synopsis: Density bonuses for affordable housing are included in the Future Land Use Element of the Comprehensive Plan.

Existing Strategy: The city already has this incentive in place.
AHAC Recommendation: Continue to use density bonuses as an incentive for the Construction of affordable housing.
Implementation: 7/06

MODIFICATION OF PARKING REQUIREMENTS

Meeting Synopsis: The city has this as an initiative. Furthermore, areas of the city covered by form-based code allow for more generous parking requirements.
Existing Strategy: The city allows for parking reductions as incentives for the production of affordable housing.
AHAC Recommendation: The committee recommends the City re-evaluate current parking space allotment. Perhaps more than one space per household is needed.
Implementation: Discussions regarding possible changes to this incentive strategy may take place some time after October 1, 2027.

MODIFICATION OF SETBACK REQUIREMENTS

Meeting Synopsis: The city has this as an incentive. Further, areas of the city covered by form-based code allow for more generous setback requirements.
Existing Strategy: The city allows for setback reductions as incentives for the production of affordable housing. **AHAC Recommendation:** Use setback reductions as an incentive for the production of affordable housing. Develop a formal process for applying this incentive.
Implementation: The strategy was implemented in 7/06. Form-based code requirements were adopted in 6/11.

AFFORDABLE ACCESSORY RESIDENTIAL UNITS

Meeting Synopsis: This incentive is offered in the areas of the city governed by form-based code.
Existing Strategy: This incentive is allowed under form-based code.
AHAC recommendation: Use this incentive to encourage the development of affordable housing. Explore the possibility of expanding it to areas of the city that are not governed by form-based code.
Implementation: 6/11

FLEXIBLE LOT CONFIGURATIONS

Meeting Synopsis: This incentive is offered by the city. Areas governed by form-based code allow more flexibility in lot configurations, as do planned development projects (PDPs).
Existing Strategy: The city allows for flexible lot configurations in areas governed by form-based code as well as PDPs.
AHAC Recommendation: Continue with this as an incentive for the production of affordable housing.
Implementation: Incentive adopted 7/06, form-based code adopted 6/11.

MODIFICATION OF STREET REQUIREMENTS

Meeting Synopsis: The city does not apply street requirements unless there is already a street at the site. If the developer is required to meet street requirements, these can be offset with impact fee credits.
Existing Strategy: Use impact fee relief to offset the cost of street requirements for the developer of affordable housing.
AHAC Recommendation: Adopt the modification of street requirements as an incentive for developing affordable housing. Define the incentive in quantifiable terms and develop a process for applying the incentive to affordable housing projects.
Implementation: Under consideration. Street requirements are set by Public Works, so they would need to be engaged for this process.

PROCESS OF ONGOING REVIEW

Meeting Synopsis: The city continues to review ordinances, codes, regulations and the permitting process to eliminate excessive requirements in order to facilitate the development of affordable/workforce housing.
Existing Strategy: The city continues to review ordinances, codes, regulations, and the permitting process to eliminate excessive requirements in order to facilitate the development of affordable/workforce housing.
AHAC Recommendation: Continue with this strategy.
Implementation: 9/09

PUBLIC LAND INVENTORY

Meeting Synopsis: The city has an inventory of land it owns and is in the process of updating this inventory.
Existing Strategy: The city has an inventory of land it owns.
AHAC Recommendation: Evaluate this inventory to determine if there are any parcels suitable for affordable housing development.
Implementation: Completed 4/21.

SUPPORT OF DEVELOPMENT NEAR TRANSPORTATION HUBS

Meeting Synopsis: The city does not require parking for developments located within 800 feet of a transportation hub. It also takes into consideration the proximity to a transportation hub (within .25 mile) when evaluating affordable housing projects.
Existing Strategy: The city does not require parking within 800 feet of a transportation hub and looks at proximity to transportation when evaluating affordable housing projects.
AHAC Recommendation: Continue to support development near transportation hubs but instead of waiving parking requirement, waive impact fees.
Implementation: 9/09.

ADDITIONAL RECOMMENDATIONS

AFFORDABLE GREEN BUILDING

Green Building provides a healthier environment for life on our planet.
Meeting Synopsis: The city encourages the use of energy efficient and environmental concepts for home building.
Existing Strategy: The city encourages the use of energy efficient and environmental concepts for home building, including affordable housing.
AHAC Recommendation: Continue to encourage the use of energy efficient and environmental concepts for home building, including affordable housing. The use of green building techniques could be encouraged through other incentives.
Implementation: 9/09

INCLUSIONARY ZONING

Inclusionary Zoning assists in the preparation of mixed-use environments with multiple housing types and income levels. By linking the production of affordable housing to private market development, inclusionary zoning expands the supply of affordable housing while dispersing affordable units through the municipality.
Meeting Synopsis: The city does not have any regulations regarding inclusionary zoning but has considered it.
Existing Strategy: None.
AHAC Recommendation: Consider incentivizing zoning as a method of ensuring a supply of affordable housing.
Implementation: The city already encourages voluntary inclusionary zoning through incentives offered. Further discussions regarding inclusionary zoning may take place after October 1, 2027.

WAIVER OF REINSPECTION FEES ON AFFORDABLE HOUSING PROJECTS

Meeting Synopsis: The city does not have this in place, although it does charge for missed inspection, and these fees increase as the number of re-inspections for a single work item increase.
Existing Strategy: None.
AHAC Recommendation: Consider waiving fees for missed inspections for affordable housing developments.
Implementation: The City's Building Division generally does not charge a fee for a first failed inspection. However, if inspectors return to inspect the same item and it fails again, they will charge a fee to help offset the time and materials used to make the return inspection.

IMPACT STATEMENT

Meeting Synopsis: The AHAC does not have an Impact Statement but is recommending one to be included in this year's strategies.
Existing Strategy: None.

AHAC Recommendation: The City could develop a methodology for determining the cost that new regulations and fees place on the cost of housing construction, including affordable housing construction.

AGENDA ITEM NO. 6.c

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Dietra Barfield, Administrative Services

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-110 - Hurricane Loss Mitigation Program (HLMP)

SUGGESTED ACTION: Approval

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:

This resolution will designate the Housing and Community Development Manager or designee as the authority responsible for administering the HLMP grant funds in accordance with State-Funded Grant Agreement Number B0252 (the "Agreement"), as described herein.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by the City Attorney Scott Rudacille.

SUGGESTED MOTION:
Motion to approve Resolution 25-110.

ATTACHMENTS:
Resolution 25-110

CITY OF BRADENTON
RESOLUTION NO. 25-110

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, DESIGNATING THE HOUSING AND COMMUNITY DEVELOPMENT MANAGER AS THE AUTHORITY RESPONSIBLE FOR ADMINISTERING THE CITY OF BRADENTON HURRICANE LOSS MITIGATION PROGRAM GRANT FUNDS ON BEHALF OF THE CITY; ALLOWING FOR A DESIGNEE TO ACT ON THE HOUSING AND COMMUNITY DEVELOPMENT MANAGER'S BEHALF; PROVIDING FOR REPEAL OF RESOLUTIONS IN CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Bradenton was awarded Hurricane Loss Mitigation Program ("HLMP") funding from the State of Florida to provide protection to residential structures within the City, making them safer during storms; and

WHEREAS, the City of Bradenton has applied for and received HLMP funding in previous years; and

WHEREAS, the City desires to designate the Housing and Community Development Manager or designee as the authority responsible for administering the HLMP grant funds in accordance with State-Funded Grant Agreement Number B0252 (the "Agreement"), as described herein.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, AS FOLLOWS:

1. **Recitals**. The foregoing WHEREAS clauses are deemed true and correct.

2. **City's Designated Authority**. The City Council hereby designates the City's Housing and Community Development Manager or designee as the authority responsible for selecting qualified and licensed Florida contractors to perform the Scope of Work described in the Agreement through an open, competitive bidding process, disbursing HLMP grant funds in accordance with the Agreement, and ensuring the HLMP projects described in the Agreement are completed in a manner consistent with the terms and conditions set forth therein.

3. **Severability**. In the event that any portion of this Resolution is determined to be invalid, illegal, or unconstitutional by a court of competent jurisdiction, such decision shall in no manner affect the remaining portions or sections of the Resolution which shall remain in full force and effect.

4. **Conflict**. All Resolutions or portions thereof in conflict with any of the provisions in this Resolution are hereby repealed to the extent of such conflict.

5. **Effective Date**. This Resolution shall become effective immediately upon its passage and adoption.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10th DAY OF DECEMBER, 2025.

ATTEST:

_____
Tamara Melton
CITY CLERK

_____
Gene Brown
MAYOR

APPROVED AS TO FORM:

_____
Scott Rudacille
CITY ATTORNEY

5394165v1

AGENDA ITEM NO. 6.d

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Corey Fortin, City Administration

ITEM TYPE: Agreement

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Agreement for Use of Storage Space Between the City of Bradenton and Realize Bradenton, Inc.

SUGGESTED ACTION: Approval

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Realize Bradenton hosts many events in downtown Bradenton each year which require the use of various equipment such as tents, folding tables, folding chairs, storage containers, banners, etc. Due to the frequency of these events, Realize Bradenton requires storage space in downtown that would make the equipment more readily available for use at such events. The City has agreed to permit Realize Bradenton to store the equipment in two storage rooms located in the City Centre Parking Facility. The terms are set forth and memorialized in the proposed Agreement.

FINANCIAL IMPACT:
None

ATTORNEY REVIEW/RECOMMENDATION:
Approved by Blalock Walters

SUGGESTED MOTION:
Motion to approve the Agreement for Use of Storage Space between the City of Bradenton and Realize Bradenton, Inc.

ATTACHMENTS:

Agreement for Use of Storage Space Between the City of Bradenton and Realize Bradenton, Inc.

AGREEMENT FOR USE OF STORAGE SPACE BETWEEN THE CITY OF BRADENTON AND REALIZE BRADENTON, INC.

This Agreement for Use of Storage Space (the "Agreement") is made and entered into this _____ day of November 2025 (the "Effective Date"), by and between the City of Bradenton (the "City"), a Florida municipality, and Realize Bradenton, Inc. ("RB"), a Florida non-profit organization with a principal address of 1015 Manatee Ave. West, Bradenton, Florida 34205.

WITNESSETH

WHEREAS, RB hosts various events in downtown Bradenton each year and such events require the use of certain equipment as described herein;

WHEREAS, given the frequency of these events, RB requires storage space in downtown Bradenton to make the equipment more readily available for use at such events;

WHEREAS, the City owns the City Centre Parking Facility located at 3rd Avenue West between 10th and 12th Streets, Bradenton, Florida 34205 (the "Facility"); and

WHEREAS, the City has agreed to permit RB to store the equipment at the Facility subject to the terms and conditions set forth herein.

NOW, THEREFORE, the City and RB, in consideration of the mutual covenants contained herein, the receipt and sufficiency of which is hereby acknowledged, do agree as follows:

1. **Use of Facility**.

The City shall assign two (2) rooms, each 7' x 7', within the Facility to RB, which shall be used only and solely for the storage of the Equipment described in Section 2 below. RB shall be provided with a set of keys to access the assigned rooms, which shall be reserved for the sole use of RB during the Term of this Agreement; provided, however, that the City shall be entitled to access the rooms for fire systems testing as the City deems necessary.

For the duration of this Agreement, RB shall comply with all local, state, and federal laws and regulations applicable to its use of the Facility.

2. **Equipment**.

The equipment described below may be stored at the Facility pursuant to this Agreement:

Quantity	**Description**
10	10x10 vinyl tents/poles
10	Folding tables
10	High top tables
20	Folding chairs

35	Tent weights
3	25' extension cords
10	70 qt plastic storage containers with handouts and supplies
5	Banners: youth booth, SNAP/FAB, market
2	Fire extinguisher
2	6' x 8' outdoor rugs
16	No Parking signs
2	Portable wagon
4	Transport carts/dolly

(the "Equipment"). Under no circumstances shall RB store any hazardous materials, explosives, or caustic materials within the Facility.

3. Term/Termination.

The initial term of this Agreement shall be one (1) year, commencing upon the Effective Date (the "Term"). At the conclusion of the initial term, the parties shall have the option to renew this Agreement for additional one (1) year terms as agreed upon by the parties in writing.

This Agreement is subject to termination for any reason by either party upon thirty (30) days' written notice to the other party.

4. Modification.

This Agreement is subject to modification by written agreement of the parties.

5. Insurance and Risk of Loss.

RB acknowledges and agrees that the City shall not be responsible for any damage, destruction, loss, or theft of the Equipment that occurs at the Facility. RB acknowledges that the City does not maintain insurance to cover loss or casualty related to the Equipment, and RB shall be responsible, at RB's sole cost, for ensuring that the Equipment is adequately insured against loss or casualty.

As of the Effective Date of this Agreement, RB has procured general commercial liability insurance as described in the Certificate of Insurance attached hereto as Exhibit "A". The City of Bradenton is named as an additional insured on the attached Certificate of Insurance.

This Section 5 shall survive the termination or expiration of this Agreement.

6. Indemnification.

RB hereby agrees to indemnify and save and hold harmless the City (including all its employees, officers, directors and agents), from and against any and all claims, causes of action, demands, charges, judgments, losses, damages, or costs (including reasonable attorneys' fees) and other obligations and liabilities whatsoever which may arise, directly or indirectly, as a result of, or in connection with (i) RB's performance, non-performance, or material breach of any provision of

this Agreement or of RB's duties or obligations under this Agreement; (ii) Negligence, gross negligence or willful misconduct on behalf of RB in performing its duties and obligations under this Agreement; or (iii) RB's use of the Facility. By way of inclusion and not limitation, this indemnity shall apply to claims, fines, penalties, actions, proceedings or orders of state or federal agencies, or contingent liabilities related to services performed by or payments received for services provided by RB.

7. E-Verify.

Section 448.09, Florida Statutes, makes it unlawful for any person to knowingly employ, hire, recruit, or refer, for private or public employment, an alien who is not duly authorized to work in the United States. Section 448.095, Florida Statutes, prohibits public employers, contractors, and subcontractors from entering into a contract unless each party to the contract registers and uses E-Verify. RB hereby represents that it is in compliance with the requirements of Sections 448.09 and 448.095, Florida Statutes. RB further represents that it will remain in compliance with the requirements of Sections 448.09 and 448.095, Florida Statutes, during the term of this Agreement. RB hereby warrants that it has not had a contract terminated by a public employer for violating Section 448.095, Florida Statutes, within the year preceding the effective date of this Agreement. If RB has a contract terminated by a public employer for any such violation during the term of this Agreement, it shall provide immediate notice thereof to the City.

8. Notice.

Any notices, reports, or any other type of documentation required by this Agreement shall be sufficient if sent by the parties via United States mail, postage paid, to the addresses listed below:

To City:	City of Bradenton Attn: Rob Perry, City Administrator 101 12th Street West Bradenton, Florida 34205
With a copy to:	Blalock Walters, P.A Attn: Scott E. Rudacille, Esquire 802 11th Street West Bradenton, Florida 34205 srudacille@blalockwalters.com
To Realize Bradenton, Inc.:	Realize Bradenton, Inc. Attn: Karen Corbin, Executive Director 1015 Manatee Avenue West Bradenton, FL 34205 Email: karen@realizebradenton.com

9. Choice of Law and Venue.

This Agreement shall be governed by the laws of the State of Florida and venue for any dispute arising out of this Agreement shall be Manatee County, Florida.

10. Entire Agreement.

This Agreement contains the entire agreement of the parties and there are no binding promises or conditions in any other agreements whether oral or written.

11. Severability.

Any provision or part of this Agreement held to be void or unenforceable under any law or regulation shall be deemed stricken, and all remaining provisions shall continue to be valid and binding upon the parties, who agree that this Agreement shall be reformed to replace such stricken provision or part thereof with a valid and enforceable provision that comes as close as possible to expressing the intention of the stricken provision.

IN WITNESS WHEREOF, the parties hereto have made and executed this Agreement as of the Effective Date.

REALIZE BRADENTON, INC.

By: _____

Its: Executive Director

Date: 12/1/25

CITY OF BRADENTON

BY: _____
GENE BROWN
Mayor

Date: _____

ATTEST:

BY: _____
TAMARA MELTON
City Clerk

Approved as to form:

BY: _____
SCOTT E. RUDACILLE
City Attorney

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AGENDA ITEM NO. 6.e

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Corey Fortin, City Administration

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-81 - Insurance and Benefits Committee Revised Policy

SUGGESTED ACTION: Approval

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
On February 28, 2018 the City Council adopted the Insurance & Benefits Committee Policy by Resolution 18-19. Said Policy was revised on November 20, 2019 and adopted by City Council Resolution 19-65. It has been determined that the policy requires certain revisions to add the Information Technology Department and Finance Department, and to remove reference to the City Clerk & Treasurer Department and replace with City Administration Department.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed and approved by Blalock Walters

SUGGESTED MOTION:
Motion to approve Resolution 25-81.

ATTACHMENTS:
Resolution 25-81

CITY OF BRADENTON

RESOLUTION NUMBER 25-81

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, MEMORIALIZING THE PURPOSE, PROCEDURES AND RESPONSIBILITIES OF THE CITY'S INSURANCE & BENEFITS COMMITTEE; APPROVING REVISIONS TO THE POLICIES AND PROCEDURES; PROVIDING FOR THE REPEAL OF RESOLUTIONS IN CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on February 28, 2018, the City Council for the City of Bradenton approved the Policies, Procedures & Administrative Regulations of the Insurance & Benefits Committee by Resolution #18-19; and

WHEREAS, on November 20, 2019, the City approved revisions to the revised Insurance & Benefit Committee Policy by Resolution #19-65; and

WHEREAS, it has been determined that the policy requires revisions as follows:

(a) Add the Information Technology & Finance Departments
(b) Remove and replace the City Clerk & Treasurer Department with City Administration Department
(c) Change the designation as to who will perform ministerial duties in the absence of the Mayor as Chairperson from Human Resources Manager to sitting Council Member.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA:

1. The City Council hereby approves and adopts the Insurance & Benefits Committee Policy as revised December 10, 2025.
2. Said Policy consists of 3 pages and is attached to and part of this Resolution.
3. This Resolution shall take effect immediately upon its adoption and shall repeal and replace all resolutions in conflict.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10th DAY OF DECEMBER, 2025.

ATTEST:

_____ _____

Tamara Melton
CITY CLERK

Gene Brown
MAYOR

APPROVED AS TO FORM:

_____

Scott Rudacille
CITY ATTORNEY

INSURANCE & BENEFITS COMMITTEE

Approved by City Council: Resolution 18-19 **Effective Date: 2/28/18**
Revision Approved by City Council: Resolution 19-65 **Effective Date: 11/20/19**
Revision Approved by City Council: Resolution 25-81 **Effective Date: 12/10/2025**

PURPOSE: The City of Bradenton's Insurance & Benefits Committee serves to advise the City Council in evaluating recommendations for the most comprehensive and cost-effective health, dental, vision and life insurances, related ancillary insurances, flexible spending, and other related benefit products that are available for purchase by the city's full-time employees through payroll deduction. The Committee evaluates vendor proposals and makes recommendations for City Council's approval, with consideration given to the most cost-effective yet benefit-rich plans available from the most trusted providers.

The Committee's members shall serve as advocates for their actions and may be called upon by their Department Directors to explain any changes to employee insurance and/or benefit coverages. The Committee shall support and promote the City's wellness programs as appropriate.

AUTHORITY: The Insurance & Benefits Committee makes recommendations to the City Council. Upon Council approval the Mayor has authority to execute the related contracts. *City Code of Ordinances Section 2-236.*

DEFINITIONS:

- **Agent of Record** – Obtains proposals and information from benefit providers on behalf of the City.
- **Insurance & Benefits Committee** – A group of full-time employees representing each City department, charged with making benefit recommendations to the City Council.
- **Self-Insured** – The City is self-insured in that it budgets for, and pays, all insurance claims while contracting with a Third-Party Administrator (TPA) to perform administrative processing associated with the plan. Self-insured plans are monitored by the State of Florida and are actuarially evaluated each year for financial performance.
- **Third-Party Administrator** (TPA) – Provides administration of claims and related duties on behalf of the self-insured City.

RESPONSIBLE PARTY: The Committee meetings are chaired by the Mayor; its activities are coordinated by the Human Resources Division of the Administrative Services Department.

PROCEDURES:

MEMBERSHIP

The Committee is comprised of the Mayor, one Council member who is appointed by the Mayor, and **one** member from each of the following departments (City Administration, Planning & Community Development, Public Works & Utilities, Information Technology, Finance, Police and Fire). Members are appointed by each department head and

should have the ability to understand insurance and benefits, along with understanding their financial implications and the impact they have on the City and its taxpayers.

It is expected that these members will report the Committee's activities to their departments and make themselves available for questions and comments. Employee feedback may be taken into consideration when the Committee is making benefit decisions.

The following may be invited to the meetings but are not considered "members" of the Committee:

- City Administrator
- Agent of Record
- Health Insurance Consultant
  Since the City is self-insured for health, this consultant represents the Third-Party Administrator (TPA)

In the event the Mayor is unavailable to serve as Chairperson, the sitting Council member shall perform such ministerial duties as may be required.

MEETINGS

The Insurance & Benefits Committee will meet quarterly. In the event a decision must be made prior to the next scheduled meeting, an emergency meeting may be called at the Mayor's discretion.

Any member of the Committee may present topics for the agenda. The Mayor has final approval of the agenda.

The Human Resources Manager will be the Committee coordinator and the Human Resources Department will be responsible for the following:

- Scheduling and noticing all meetings of the Committee
- Preparing agendas for each meeting
- Disseminating any pertinent information for consideration prior to each meeting
- Creating audio recordings of all meetings
- Preparing written minutes of each meeting
- Coordinating the communication between members and other representatives
- Maintaining all records of the committee per Florida records laws

Per Florida Sunshine Law requirements, all Insurance & Benefits Committee meetings are noticed to the public. There are nine (9) voting members of the Committee. A quorum shall be defined as a majority (5) of the number of voting members (9). If a department member is unable to attend a meeting, the Department Director may choose to send a substitute representative who will also have the ability to vote.

The Mayor is considered the Chair of the Committee and, as such, will call the meeting to order, orchestrate the agenda items, facilitate orderly debate, preside over voting, and declare adjournment. In the event of a tie, the Mayor's vote shall be the deciding vote.

No member of the Committee may have any conflict of interest in serving on the Committee, or in making a decision while serving on the Committee. In the event a conflict should occur, the member must recuse him/herself from the decision-making process.

RESPONSIBILITIES

Companies selected by the Insurance & Benefits Committee will sell products to employees through payroll deduction. All products must be specifically approved by the Committee. The Committee shall review proposals, examine the cost and quality of the products, the reputation of the companies and other pertinent criteria. The Committee shall determine which products, if any, would meet the needs and desires of city employees.

Specific duties of the Committee may include, but are not limited to, the following:

- Review and evaluate insurance coverages, claims and claim management as performed by current providers
- Consider current insurance and benefit trends
- Review options and coverages as presented by the Agent of Record and Third-Party Administrator
- Consider impact to the City budget, along with any possible long-term ramifications of the products
- Make contractual recommendations to City Council for all benefits
- Assess employee user satisfaction and experience associated with current providers
- Assess benefit package as a whole when considering employee recruitment efforts
- Assist with explaining benefit transitions to employees
- Promote wellness programs

EMPLOYEE INSURANCE APPEALS

On occasion, the City's Third-Party Administrator (TPA) may deny payment of an employee's claim based on its understanding of the City's adopted health insurance plan. If an employee requests to appeal a claim that has been denied by the TPA, a member of the Human Resources Department will present the details of the appeal to the Committee anonymously on the employee's behalf.

The Committee shall have the final determination on any employee appeal on a case-by-case basis, unless the timing of their next meeting is not in the best interest of the employee. In this event, the City Administrator (or his assigns) shall have the final determination.

AGENDA ITEM NO. 6.f

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Tamara Melton, Clerk

ITEM TYPE: Minutes

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Minutes from the November 12, 2025 City Council Meeting

SUGGESTED ACTION: Approval

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Minutes from the November 12, 2025 City Council Meeting

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the minutes from the November 12, 2025 City Council meeting.

ATTACHMENTS:
11-12-2025 City Council Meeting Minutes

CITY OF BRADENTON

CITY COUNCIL MEETING MINUTES

November 12, 2025
8:30 A.M.

The City of Bradenton City Council met in the City Hall Council Chamber, 101 Old Main Street, Bradenton, Florida, at 8:30 a.m. on Wednesday, November 12, 2025.

Present: Councilwoman Ward I Jayne Kocher; Councilwoman Ward II Marianne Barnebey; Councilman Ward III Kemp Schuessler; Vice Mayor Ward IV Lisa Gonzalez Moore; and Councilwoman Ward V Pam Coachman.

City Officials: Rob Perry, City Administrator; Lance Williams, Chief Operating Officer; Josh Cramer, Police Chief; Brian Canaday, Assistant Fire Chief; Robin Singer, Planning and Community Development Director; Irvin Lee, Public Works and Utilities Director; Karen Lanke, IT Director; Nilsa Taylor, Administrative Services Director; Tamara Melton, City Clerk; and Scott Rudacille, City Attorney.

The pre-meeting invocation was led by Councilwoman Jayne Kocher.

(The City does not endorse the religious beliefs of any speaker.)

Mayor Gene Brown called the meeting to order at 8:33 a.m.

PROCLAMATIONS:

a) Legislative: Farm-City Week

Ralph Garrison, owner of Suncoast Nursery, Inc., gave a brief history of agriculture in Manatee County and provided information about the events during Farm-City Week.

PRESENTATIONS: None.

CITIZEN COMMENTS: None.

CONSENT AGENDA:

a) Administrative Services: Resolution 25-93 - Community Development Block Grant (CDBG) funding for The Salvation Army
b) Administrative Services: Resolution 25-103 - State Initiatives Partnership (SHIP) funding for Step Up Suncoast, Inc.
c) Administrative Services: Resolution 25-104 - Bid Approval for State Housing Initiatives Partnership (SHIP) Housing Rehab Project
d) City Administration: Second Amendment to Water Tank Lease Agreement with Cellco Partnership d/b/a Verizon Wireless
e) Clerk: Minutes from the August 28, 2025, City Council Budget Workshop
f) Clerk: Minutes from the September 24, 2025, City Council Meeting
g) Clerk: Minutes from the October 8, 2025, City Council Meeting
h) Clerk: Minutes from the October 9, 2025, City Council Workshop
i) Event Review Committee: Bradenton Alive Pre-Thanksgiving Celebration

j) Event Review Committee: LECOM 5K Run the Green Bridge
k) Event Review Committee: Paws in Motion Walk-a-thon and Festival
l) Event Review Committee: Pittsburgh Pirates Block Party
m) Finance: Budget Adjustment BA25-15
n) Police: 287(g) Service Agreement with the Department of Homeland Security
o) Police: Acceptance of the Subgrant for Highway Traffic Safety Funds - Sober Roads Initiative
p) Police: Acceptance of the Subrecipient Agreement for West Coast Inland Navigation District (WCIND) Waterway Development Program
q) Police: Agreement for State Financial Assistance with the Florida Department of Law Enforcement (FDLE) - Identity Theft and Fraud
r) Police: Budget Adjustment BA25-13
s) Public Works & Utilities: Grant Agreement L0152 with the Florida Department of Environmental Protection (FDEP) for the SW Ward 5 Drainage Improvements
t) Public Works & Utilities: Utility Easement for PID 3267500001 and 3267300006 at the Bradenton Police Department (BPD) Headquarters
u) Public Works & Utilities: Work Assignment for 30" Flow Meter Improvements at the Water Reclamation Facility (WRF)
v) Public Works & Utilities: Work Assignment for Emergency Power at Lift Station 49
w) Public Works & Utilities: Work Assignment for Fire Hydrant Inspection Services
x) Public Works & Utilities: Work Assignment for Force Main Lining on Lift Station 23 at 59th Street West between 17th Avenue West and 21st Avenue West
y) Public Works & Utilities: Work Assignment for Force Main Offset at Lift Station 23 at 59th Street West and 21st Avenue West
z) Public Works & Utilities: Work Assignment for the Generator Replacement at Lift Station 11
aa) Public Works & Utilities: Work Assignment for High Service Pump Station (HSPS) Supplemental Water Main Engineering Design Scope
bb) Purchasing: Work Assignment for Pre-Construction Services for Lift Station 03 Expansion
cc) Public Works & Utilities: Work Assignment for the Water Reclamation Facility (WRF) Equalization Tank Design Scope
dd) Public Works & Utilities: Work Assignment for the Water Reclamation Facility (WRF) Reject Water Storage and Pumping Facilities Design Scope
ee) Purchasing: Addendum No. 1 to Agreement for Construction Management at Risk (CMAR)
ff) Purchasing: Amendment Two to Grant Agreement HL203 with the Department of Commerce
gg) Purchasing: Term Contract for Road Construction Materials with Central Florida Transport, LLC
hh) Purchasing: Term Contract for Road Construction Materials with Transcor Recycling LLC

MOTION TO APPROVE THE CONSENT AGENDA WITH THE EXCEPTION OF ITEM B was made by Vice Mayor Gonzalez Moore and seconded by Councilwoman Kocher. The motion passed 5-0.

Vice Mayor Gonzalez Moore announced that she serves on the board for Step Up Suncoast, Inc., and felt that she should abstain from voting because of a potential conflict.

MOTION TO APPROVE CONSENT AGENDA ITEM B was made by Councilwoman Coachman and seconded by Councilwoman Kocher. The motion passed 4-0 as Vice Mayor Gonzalez Moore abstained from voting due to a potential conflict.

BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS

a) City Administration: Resolution 25-100 - PUBLIC HEARING

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, REVISING THE OPERATION AND MAINTENANCE AGREEMENT FOR THE CITY OF BRADENTON, FLORIDA'S WASTEWATER COLLECTION SYSTEM AND MECHANICAL DEPARTMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

Rob Perry, City Administrator, explained that Resolution 25-100 and the attached amendment was an extension of the Woodard & Curran outsourcing agreement that was previously approved in March. He explained that the extension would grant Woodard & Curran authority to oversee the City's collection system and mechanical department.

Mr. Perry provided financial information for the utility, the terms of the contract, and Woodard & Curran's experience and technical expertise.

The public hearing was opened, and those who wished to speak were invited to the podium. No one came forward and the public hearing was closed.

MOTION TO APPROVE RESOLUTION 25-100 AND AUTHORIZE THE MAYOR TO EXECUTE AMENDMENT 1 TO THE OPERATIONS AND MAINTENANCE AGREEMENT WITH WOODARD AND CURRAN was made by Councilwoman Kocher and seconded by Vice Mayor Gonzalez Moore. The motion passed 5-0.

The meeting recessed at 10:05 a.m. and reconvened at 10:10 a.m.

NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

a) Police: School Zone Speed Camera Annual Report

Jeremy Giddens, Grants/School Speed Zone Program Specialist, provided the annual report for the School Zone Speed Camera program. He announced that on March 12, 2024, the City captured 3,464 speeders in school zones. On March 4, 2025, he continued by stating that there were only 326 violators, which represented a reduction of over 90%.

Mr. Giddens explained that between October 1, 2024, and September 30, 2025, there were 16,644 violations. He said that 10,460 were paid at $389,766, and the funds were dispersed as follows:

- $200,180 went to the Florida Department of Revenue
- $30,027 to the Department of Law Enforcement Training Fund
- $120,018 went to the Manatee County School District for school enhancements and safety
- $50,045 went to the City's Crossing Guard program
- $29,874 went to Red Speed
- $189,256 went towards police vehicles
- $200,510 was being held for police initiatives

He concluded that the Florida Department of Transportation had recently designated the area in front of Manatee Elementary School on State Road 64 as a school zone. He said that they plan to put the necessary signage in place during the winter break.

MOTION TO APPROVE THE SCHOOL ZONE SPEED CAMERA ANNUAL REPORT was made by Councilwoman Kocher and seconded by Councilwoman Barnebey. The motion passed 5-0.

b) City Administration: Emergency Procurement Report

Mr. Perry reported that there was a sanitary sewer repair at 14th Street West and 17th Avenue West.

c) City Administration: Proposed Purchase and Sale Agreement between New Rogers Garden Limited Partnership and the Housing Authority of the City of Bradenton and the City of Bradenton

Mr. Perry explained that the Purchase and Sale Agreement was between the New Rogers Garden Limited Partnership, the Housing Authority of the City of Bradenton, and the City of Bradenton. He said the purchase was for 11.3 acres, which were essential to the City Park facility. He concluded that the property would provide the land necessary for many components of the project, including land and site development for the Police Athletic League (PAL) facility, stormwater facility, and co-permitted on-site retention and control.

MOTION TO APPROVE THE PROPOSED PURCHASE AND SALE AGREEMENT AND AUTHORIZE THE MAYOR TO EXECUTE ON BEHALF OF THE CITY was made by Councilwoman Coachman and seconded by Councilwoman Barnebey. The motion passed 5-0.

d) City Administration: Public Works Engineering Report

Kim Clayback, Engineering Manager, provided an engineering projects update, including future projects. She explained that the project areas included sanitary, stormwater areas, compliance, and water. Councilwoman Moore inquired about community meetings, to which Ms. Clayback responded that scheduling public meetings was mandatory.

e) City Administration: Public Works Masterplan (Temporary and Permanent) - Tropicana Site

Mr. Perry explained that the request was for approval to move forward in the process of planning for the temporary and permanent site for the Public Works Annex on the Tropicana property. He presented a model of the project from Sweet Sparkman Architects. Mr. Perry asked for approval to proceed with the architectural planning work, not the construction contract.

MOTION TO APPROVE THE PROPOSED PUBLIC WORKS MASTERPLAN FOR THE TROPICANA SITE AND AUTHORIZE THE CITY ADMINISTRATOR TO MOVE FORWARD WITH PROJECT DESIGN, DEVELOPMENT, PROCUREMENT OF ADDITIONAL SERVICES, CMAR, PERMITTING, AND PREPARE FUNDING SCENARIOS/PROPOSALS was made by Councilman Schuessler and seconded by Vice Mayor Gonzalez Moore. The motion passed 5-0.

UNFISINSHED BUSINESS:

Mr. Perry presented a change order for the new Police Department Headquarters construction. He explained that the change order was due to several delays from site developments, contract issues, and movement of unforeseen utilities. In addition, he continued, a multitude of items were paid for in advance, and the change order did not change the original budget amount.

COUNCIL REPORTS:

Councilwoman Kocher was pleased to announce that she attended the swearing-in ceremony for Senator Boyd to serve as the Florida Senate president for the 2026-28 legislative term. She thanked Mr. Garrison for attending the meeting and wished everyone a happy Veterans Day and Thanksgiving.

Councilwoman Barnebey was happy to participate at the memorial program for Veterans Day in Palmetto and the Veterans Day Parade. She mentioned that Winter Wonderland was December 6, 2025, and thanked Realize Bradenton for organizing the Long Table Experience on November 10, 2025. She also wished a happy Thanksgiving to everyone.

Councilman Schuessler expressed how proud he was to represent this great City of Bradenton and to work alongside Mayor Brown, Council, and City Staff. He announced that he attended the Florida Redevelopment Association Conference with Vice Mayor Gonzalez Moore, and the Bradenton Community Redevelopment Agency (CRA) was recognized with two statewide awards for outstanding new building projects.

Councilman Schuessler announced that he joined Mayor Brown and community volunteers for the Keep Manatee Beautiful cleanup and mulching in downtown Bradenton and the Village of the Arts. He said that it was wonderful to see so many residents come together to take pride in keeping our city clean and welcoming.

Vice Mayor Gonzalez Moore thanked Tiffany Shadik, Public Information Manager, and her team for organizing the Community Open House at Fire Station 2 on October 22, 2025, and also thanked Ross Peterson for the snowflakes and banners on Old Main Street.

Councilwoman Coachman also thanked Mrs. Shadik for organizing the Fire Station 2 events and said the activities were phenomenal. She praised the theme of Farm-City Week: "Keeping Ag Alive in 2025" and then briefly spoke about the Face It and Fix It campaign.

Mayor Brown thanked Realize Bradenton for all they do and spoke fondly of the Keep Manatee Beautiful event. He also praised the Fire Station 2 Grand Opening and the Community Open House.

DEPARTMENT HEAD REPORTS:

Chief Cramer thanked Manatee Education Television (METV) for always getting news out to the public. He then thanked Mr. Perry and Ron Allen with NDC Construction for all their hard work to keep the construction on the new Police Department Headquarters going. He spoke highly of Pastor Don Sturiano and thanked everyone for keeping him in their prayers.

Assistant Chief Canaday said that the Community Open House was a huge success and thanked everyone who helped plan, attend, and take part in the event.

Irvin Lee, Public Works and Utilities Director, spoke about evaluating the check valves along Riverview Boulevard. He said that staff pumped out one of the inlets and discovered that the valves were holding. He said that the level inside stayed relatively the same during high tide, and he would continue to evaluate the valves.

Lance Williams, Chief Operating Officer, thanked Ms. Shadik and Rebecca Desch, Program Administrator, for their help in making the events a success at Fire Station 2. He also thanked the multiple City agencies who also helped and was pleased that they worked well together and credited the leadership in place today.

The meeting was adjourned by Mayor Gene Brown at 12:37 p.m.

NOTE: This is not a verbatim record. An audio recording of the meeting is available upon request.

AGENDA ITEM NO. 6.g

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Kelly Thomas, Event Review Committee

ITEM TYPE: Special Event

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Dream Spring Fling

SUGGESTED ACTION: Event Review Committee recommends approval with the following stipulations: 2 BPD extra duty officers onsite per day, 1 Public Works staff onsite per day, and compliance of all COB Special Event Standards.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
United Community Centers Inc. has submitted an application for approval for Dream Spring Fling to be held March 21-22, 2026, at Norma Lloyd Park and 13th Avenue Dream Center. The two-day event will feature an outdoor festival for all ages with food, music and craft vendors. The event has an expectation of 500 per day.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the Dream Spring Fling event with the stipulations recommended by staff.

ATTACHMENTS:

Dream Spring Fling Application and Site Plan

SPECIAL EVENT PERMIT APPLICATION

Chianti Josey
cjosey@uccfl.com
941 746 7470 x 236

Application Information

Organization Name: United Community Centers, Inc
Date of Application: 10/9/2025
Contact Name: Andre Mays
Contact Phone 1: 941-746-7470 ext 224
Contact Email: amays@uccfl.com
Contact Phone 2:
Address: 13th AV Dream Center - 922 24th St E
City: Bradenton
State: FL
Zip: 34208

Event Information

Name of Event: Dream Spring Fling
Event Date: 3/21-22, 2026
Purpose of Event: Community Spring Festival
Description of Event: Outdoor festival for all ages with food and craft vendors
Event Location: 13th AV Dream Center & Park Area (Norma Lloyd)

If the event is to be held on the Riverwalk, please check the area(s) to be used.

Mosaic Amphitheater	Pavilion Area	Great Lawn
Regatta Plaza	Parking Lot Areas	Tower Plaza
Skate Park	Outdoor Living Room	Botanical Gardens
Volleyball Courts	Other (specify):	

	Date	Day	Start Time	End Time	Anticipated Attendance
Setup	3/21/2026	Saturday	8am	10am	
Event Day 1	3/21/2026	Saturday	11am	8pm	500
Event Day 2	3/22/2026	Sunday	12pm	6pm	500
Event Day 3					
Break Down	3/22/2026	Sunday	6pm	8pm	

Number of years event has been held: 1
Past Attendance: 400

(03/2022)

Is there a fee to attend the event? Yes (No) Is the event open to the public? (Yes) No

Will any tents be used for the event? (Yes) No

Tent Size	Number of Tents	Tent Location
10' x 10'	30	Parking Lot

Note: Tents must be weighted and stakes are prohibited. Tents larger than 10'x10' require an additional permit.

Will a stage be used for the event? (Yes) No

Will the event require electricity? (Yes) No Type of electrical power: Lights/DJ

Will a generator be used? (Yes) No Size of generator: 1500

Will gas equipment be used? Yes (No) Type of fuel source: _____

Vendor Information

Will the event offer food? (Yes) No

Where will the food be prepared? On-site - Food trucks

Will cooking equipment be used? (Yes) No

Method/type of cooking equipment

(Charcoal grills) (Food trucks) Fryers Propane grills (Warmers/Sternos)

Will there be alcohol at the event? Yes (No)

Note: Alcohol will require an additional permit.

Event Entertainment

Will the event feature entertainment? (Yes) No

Will amplified sound equipment be used? (Yes) No

Will musical entertainment be used? (Yes) No

Please describe any type of entertainment and sound equipment.

DJ will play music on-site using DJ equipment and speakers

Are fireworks planned? Yes (No) Note: Fireworks will require an additional permit.

Are live animals planned to be at the event? Yes (No)

Describe any additional event activities.

(03/2022)

Event Housekeeping

CITY SERVICES REQUESTED

Electricity Needed? Yes (No)

Solid Waste Service? (Yes) No

Contact: Electrical Department (941) 465-4923 and/or Sanitation (941) 708-6342

TEMPORARY SANITARY/PORTABLE TOILETS

Will temporary sanitary facilities be provided? Yes (No)

Please indicate how many and location on required site plan.

Event Security

NOTICE OF PUBLIC SAFETY NOTICE FOR SECURITY AND TRAFFIC CONTROL:

Bradenton Police Department security is required when alcoholic beverages are present, when closure of a public street is necessary, when large crowds are in attendance, or in any other situation as deemed necessary by the Bradenton Police Department. The number of personnel required is determined by the Bradenton Police Department and wages are payable by applicant.

Contact Bradenton Police Department Extra-Duty Employment Coordinator, Brenda Lovett, at 941-932-9317 or Brenda.Lovett@BradentonPD.com to discuss security requirements.

Street Closure

Is street closure requested? Yes No Note: Please complete the Street Closure Form.

Application Review

During the application review by the Event Review Committee, additional conditions may be imposed. This permit is valid only for the time indicated on this application. In the event that the applicant fails to fulfill the requirement(s) (as set forth in the permit) or fails to obtain proper authorization to proceed, if conditions have changed, or the expected outcomes, impacts, or conditions are substantially altered, then the permit will be voided immediately by authorized city personnel.

A non-refundable application fee of $25 shall be paid at the time of application. Rental fees and damage deposits will be paid following approval of the event request.

Please return application, rental contract, and site plan to Events at City of Bradenton, 101 Old Main Street, Bradenton, FL 34205 or via email to Events@bradentonFL.gov.

Rental Contract

All event organizers must read and sign the Rental Contract before the event permit is issued.

Levels of sound, music, and noise produced at the authorized event shall adhere to the city noise ordinance. If, at any time, a City of Bradenton law enforcement officer determines that this standard has been violated, said officer shall have the authority to require the event organizer, or any agent thereof, to take all necessary and appropriate actions to prevent further violations of this standard. If the event organizer or any agent thereof fails to obey the orders of the law enforcement officer, event organizer will be required to present any future events to City Council for review prior to approval.

The event organizer has been informed that all events at Riverwalk Park, including non-musical events, must be completely closed by 10:00 p.m. If any event wishes to continue past 10:00 p.m. Special City Council approval is required.

I, Andre Mays, applicant/event organizer for Dream Spring Fling (event), scheduled for (date&hours), March 21-22, 2026, from 11am/12pm to 8pm/6pm, hereby agrees to all conditions and regulations set forth in the event guide, application, and contract as adopted by City Council.

Signature of Applicant/Event Organizer

United Community Centers/13th AV Dream Center
Organization

Andre Mays, VP of Operations
Typed or Printed Name and Title

10/9/2025
Date

RELEASE AND WAIVER OF LIABILITY AND INDEMNITY

I, the undersigned, will indemnify, defend, and hold harmless the City of Bradenton, its agents, employees, officers, and any and all other associated, from and against any and all actions, in law or in equity, from liability or claims for damages, demands, or judgement to any person or property which may result now or in the future from the conduct of this event.

The undersigned agrees to abide by all Event Approval Standards set forth in the guide.

The undersigned has read and voluntarily signed the Release and Waiver of Liability and Indemnity Agreement, and further agrees that no oral representations, statements, or inducements apart from the foregoing written agreement have been made.

Signature of Applicant/Event Organizer

United Community Centers/13th AV Dream Center
Organization

Andre Mays, VP of Operations
Typed or Printed Name and Title

10/9/2025
Date

(03/2022)

March 21-22, 2026 Dream Spring Fling

AGENDA ITEM NO. 6.h

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Kelly Thomas, Event Review Committee

ITEM TYPE: Special Event

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Suncoast Remake Learning Days

SUGGESTED ACTION: Event Review Committee recommends approval with the following stipulations: 2 BPD extra duty officers onsite, 1 Public Works staff member onsite, a set-up start time of 7:30 a.m. on day of event with event monitors to be provided by event sponsor and compliance of all COB Special Event Standards.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Big Dreams Through Small Steps has submitted an application for Suncoast Remake Learning Days to be held April 18, 2026 at Riverwalk Pavilion area. The event is a water safety festival with educational tents for children ages 1-10. They have an expectation of 100+ attendees.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the Suncoast Remake Learning Days event with the stipulations recommended by staff.

ATTACHMENTS:

Suncoast Remake Learning Days Application and Site Plan

SPECIAL EVENT PERMIT APPLICATION

Application Information

Organization Name: Big Dreams Through Small Steps Date of Application: 10/27/2025

Contact Name: Misty Ritch Contact Phone 1: 941-289-2005

Contact Email: mistyritch@bdtss.org Contact Phone 2: _____

Address: 606 3rd Ave. W. #305

City: Bradenton State: FL Zip: 34205

Event Information

Name of Event: Suncoast Remake Learning Days Event Date: 4/18/2026

Purpose of Event: Water Safety Festival

Description of Event: Different water safety stations set up for children 1-10

Event Location: Rossi Park

If the event is to be held on the Riverwalk, please check the area(s) to be used.

Mosaic Amphitheater	Pavilion Area	Great Lawn
Regatta Plaza	Parking Lot Areas	Tower Plaza
Skate Park	Outdoor Living Room	Botanical Gardens
Volleyball Courts	Other (specify): _____	

	Date	Day	Start Time	End Time	Anticipated Attendance
Setup	4/18/2026	Saturday	9:30 am	12:00 pm	20
Event Day 1	4/18/2026	Saturday	12:00 pm	4:00 pm	100+
Event Day 2	———				
Event Day 3	———				
Break Down	4/18/2026	Saturday	4:00 pm	5:00 pm	20

Number of years event has been held: N/A Past Attendance: N/A

(03/2022)

Is there a fee to attend the event? Yes (No) Is the event open to the public? (Yes) No

Will any tents be used for the event? (Yes) No

Tent Size	Number of Tents	Tent Location
8 x 8	4-5	Great Lawn

Note: Tents must be weighted and stakes are prohibited. Tents larger than 10'x10' require an additional permit.

Will a stage be used for the event? Yes (No)

Will the event require electricity? Yes (No) Type of electrical power: _____

Will a generator be used? Yes (No) Size of generator: _____

Will gas equipment be used? Yes (No) Type of fuel source: _____

Vendor Information

Will the event offer food? (Yes) No

Where will the food be prepared? possible food truck

Will cooking equipment be used? (Yes) No

Method/type of cooking equipment

Charcoal grills (Food trucks) Fryers Propane grills Warmers/Sternos

Will there be alcohol at the event? Yes (No)

Note: Alcohol will require an additional permit.

Event Entertainment

Will the event feature entertainment? Yes (No)

Will amplified sound equipment be used? Yes (No)

Will musical entertainment be used? Yes (No)

Please describe any type of entertainment and sound equipment.

Are fireworks planned? Yes (No) Note: Fireworks will require an additional permit.

Are live animals planned to be at the event? Yes (No)

Describe any additional event activities.

Possible emergency vehicle touch a truck

(03/2022)

Event Housekeeping

CITY SERVICES REQUESTED

Electricity Needed? Yes (No)

Solid Waste Service? Yes (No)

Contact: Electrical Department (941) 465-4923 and/or Sanitation (941) 708-6342

TEMPORARY SANITARY/PORTABLE TOILETS

Will temporary sanitary facilities be provided? Yes (No)

Please indicate how many and location on required site plan.

Event Security

NOTICE OF PUBLIC SAFETY NOTICE FOR SECURITY AND TRAFFIC CONTROL:

Bradenton Police Department security is required when alcoholic beverages are present, when closure of a public street is necessary, when large crowds are in attendance, or in any other situation as deemed necessary by the Bradenton Police Department. The number of personnel required is determined by the Bradenton Police Department and wages are payable by applicant.

Contact Bradenton Police Department Extra-Duty Employment Coordinator, Brenda Lovett, at 941-932-9317 or Brenda.Lovett@BradentonPD.com to discuss security requirements.

Street Closure

Is street closure requested? Yes (No) Note: Please complete the Street Closure Form.

Application Review

During the application review by the Event Review Committee, additional conditions may be imposed. This permit is valid only for the time indicated on this application. In the event that the applicant fails to fulfill the requirement(s) (as set forth in the permit) or fails to obtain proper authorization to proceed, if conditions have changed, or the expected outcomes, impacts, or conditions are substantially altered, then the permit will be voided immediately by authorized city personnel.

A non-refundable application fee of $25 shall be paid at the time of application. Rental fees and damage deposits will be paid following approval of the event request.

Please return application, rental contract, and site plan to Events at City of Bradenton, 101 Old Main Street, Bradenton, FL 34205 or via email to Events@bradentonFL.gov.

Rental Contract

All event organizers must read and sign the Rental Contract before the event permit is issued.

Levels of sound, music, and noise produced at the authorized event shall adhere to the city noise ordinance. If, at any time, a City of Bradenton law enforcement officer determines that this standard has been violated, said officer shall have the authority to require the event organizer, or any agent thereof, to take all necessary and appropriate actions to prevent further violations of this standard. If the event organizer or any agent thereof fails to obey the orders of the law enforcement officer, event organizer will be required to present any future events to City Council for review prior to approval.

The event organizer has been informed that all events at Riverwalk Park, including non-musical events, must be completely closed by 10:00 p.m. If any event wishes to continue past 10:00 p.m. Special City Council approval is required.

I, Misty Ritch, applicant/event organizer for Suncoast Remake Learning Days (event), scheduled for (date&hours), 4/18/2026, from 12:00 to 4:00, hereby agrees to all conditions and regulations set forth in the event guide, application, and contract as adopted by City Council.

Misty L Ritch
Signature of Applicant/Event Organizer

Big Dreams Through Small Steps
Organization

Misty Ritch - Founder and President
Typed or Printed Name and Title

10/27/2025
Date

RELEASE AND WAIVER OF LIABILITY AND INDEMNITY

I, the undersigned, will indemnify, defend, and hold harmless the City of Bradenton, its agents, employees, officers, and any and all other associated, from and against any and all actions, in law or in equity, from liability or claims for damages, demands, or judgement to any person or property which may result now or in the future from the conduct of this event.

The undersigned agrees to abide by all Event Approval Standards set forth in the guide.

The undersigned has read and voluntarily signed the Release and Waiver of Liability and Indemnity Agreement, and further agrees that no oral representations, statements, or inducements apart from the foregoing written agreement have been made.

Misty L Ritch
Signature of Applicant/Event Organizer

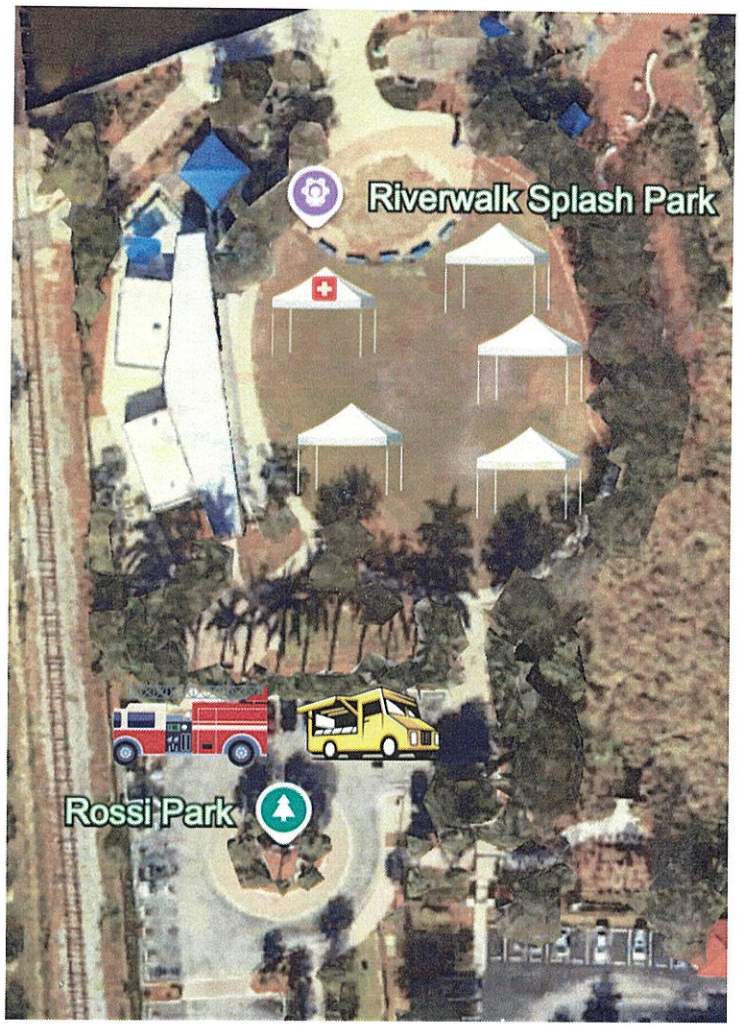
Big Dreams Through Small Steps
Organization

Misty Ritch - Founder and President
Typed or Printed Name and Title

10/27/2025
Date

(03/2022)

SITE PLAN
Big Dreams Through Small Steps Suncoast Remake Learning Days Water Safety Festival
Saturday, April 18, 2026
12:00 to 4:00 PM
Riverwalk Rossi Park Pavilion/Splashpad
Approximately 100 people are expected



LEGEND


Main tent with first aid 8X8


Vendor/Learning Stations 8X8


Touch A Truck Area


Food Trucks (max. 2)

AGENDA ITEM NO. 6.i

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Linda Guth, Finance

ITEM TYPE: Budget Adjustment

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Budget Adjustment BA26-01

SUGGESTED ACTION: Approve budget adjustment BA26-01

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Use of cash carryforward funds for purchases and projects not received or completed by September 30, 2025.

FINANCIAL IMPACT:
Use of cash carryforward funds of $521,232.00 in General Fund, $43,483.00 in Building Fund, $238001.00 in Disaster Fund, $733,176.00 in Capital Projects Fund, $1,598,831.00 in Infrastructure Tax Fund, $2,034,023.00 in Arpa Fund, $5,257,299.00 on BPD Headquarter Construction Fund, $685,694.00 in Fire Station #2 Construction Fund, $2,236,927.00 in Water/Sewer Fund, $13,545,618.00 in Public Works Infrastructure Fund, $1,868,768.00 in Stormwater Fund, $1,173,141.00 in Sanitation Fund and $9,981.00 in Property Insurance Fund.

SUGGESTED MOTION:
Motion to approve Budget Adjustment BA26-01.

ATTACHMENTS:
Budget Adjustment BA26-01

RESOLUTION NUMBER BA26-01

A RESOLUTION OF THE CITY OF BRADENTON, FLORIDA, AMENDING/ADJUSTING THE 2025-2026 ANNUAL BUDGET; PROVIDING AN EFFECTIVE DATE.

WHEREAS, Florida Statute 166.241(4) allows a municipality to amend (change budget total) or adjust (move funds without changing budget total) its budget, as necessary, at any time within a fiscal year; and

WHEREAS, this Statute also indicates the budget shall be changed in the same manner as its original adoption which, in the City of Bradenton's case, is by resolution; and

WHEREAS, City policy dictates that all budget amendments, and any budget adjustments greater than $10,000 must have City Council approval, adjustments less than $10,000 require approval by the City Administrator; and

WHEREAS, the City's Finance Department requests to amend or adjust the budget at this time, in an amount greater than $10,000, for the purpose of use of cash carryforward funds for purchases and projects not received or completed by September 30, 2025.

NOW, THEREFORE, BE IT RESOLVED by the City Council for the City of Bradenton, as follows:

1. The attached Budget Adjustment Form has been submitted by the above-named department, and reviewed and approved by City's Finance Department.
2. Upon Council approval, the Finance Department shall process the form adjusting the City's budget, and will maintain the original documents as required.
3. Per Florida Statute 166.241(5) this adjustment will be posted on the City's website.
4. This Resolution shall become effective immediately upon its adoption.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10TH DAY OF DECEMBER 2025.

_____

Gene Brown, Mayor

ATTEST:

_____

Tamara Melton, City Clerk

APPROVED AS TO FORM:

_____

Scott Rudacille, City Attorney

City of Bradenton Budget Adjustment Form

1. Complete and sign this Budget Adjustment form. Adjustment number available from Clerk Department.
2. Attach supporting documentation.
3. Submit to Linda Guth in the Finance Department.

Budget adjustments MUST balance

Requested by: Linda Guth

For: Finance

Date: 12/2/2025

Budget Adjustment #: BA26-01

Amendments to the total budget, and/or adjustments over $10,000 in a single line item, require Resolution and Consent Agenda Memorandum for City Council approval.

Explanation for Adjustment: Use of cash carryforward funds for purchases and projects not received or completed by September 30, 2025.

Please provide the account number and the line item description for each transaction.
For example: Account Number: 00151940 546200
Line item description: Equipment Repair & Maintenance in Electrical Maintenance Dept.

Account Number: 00151910 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 66,905.00 Decrease (in $):

Account Number: 00151940 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 400,248.00 Decrease (in $):

Account Number: 00152200 563000
Line item description: Improvements-Capital Outlay

Increase (in $): 39,134.00 Decrease (in $):

Account Number: 00157300 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 14,945.00 Decrease (in $):

Account Number: 00105 369150
Line item description: Cash carryforward

Increase (in $): 521,232.00 Decrease (in $):

Account Number: 14552430 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 43,483.00 Decrease (in $):

Account Number: 14505 369150
Line item description: Cash carryforward

Increase (in $): 43,483.00 Decrease (in $):

Account Number: 18552500 546100 Miltn
Line item description: Building Repair & Maintenance

Increase (in $): 151,438.00 Decrease (in $):

Account Number: 18552500 563000 Miltn
Line item description: Improvements-Capital Outlay

Increase (in $): 55,800.00 Decrease (in $):

Account Number: 18552500 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 30,763.00 Decrease (in $):

Account Number: 18505 369150
Line item description: Cash carryforward

Increase (in $): 238,001.00 Decrease (in $):

Account Number: 30158200 563000 Chall
Line item description: City Hall Relocation & Improvements

Increase (in $): 13,630.00 Decrease (in $):

Account Number: 30158200 563000 Ctypk
Line item description: City Park

Increase (in $): 719,546.00 Decrease (in $):

Account Number: 30105 369150
Line item description: Cash carryforward

Increase (in $): 733,176.00 Decrease (in $):

Account Number: 30258200 563000 17810
Line item description: Enhanced Paving

Increase (in $): 937,000.00 Decrease (in $):

Account Number: 30258200 563000 18821
Line item description: Parks-Equipment

Increase (in $): 6,343.00 Decrease (in $):

Account Number: 30258200 563000 19801
Line item description: Riverwalk

Increase (in $): 186,325.00 Decrease (in $):

Account Number: 30258200 563000 25803
Line item description: Sidewalk Replacement

Increase (in $): 469,163.00 Decrease (in $):

Account Number: 30205 369150
Line item description: Cash carryforward

Increase (in $): 1,598,831.00 Decrease (in $):

Account Number: 30358200 563000 22806
Line item description: Misc Sewer Lining-Arpa

Increase (in $): 1,192,915.00 Decrease (in $):

Account Number: 30358200 563000 22807
Line item description: Manhole Lining-Arpa

Increase (in $): 115,000.00 Decrease (in $):

Account Number: 30358200 563000 22808
Line item description: FDEP-Eastside Drainage

Increase (in $): 726,108.00 Decrease (in $):

Account Number: 30305 369150
Line item description: Cash carryforward

Increase (in $): 2,034,023.00 Decrease (in $):

Account Number: 30852100 563000 Bpdhq
Line item description: Improvements-Capital Outlay

Increase (in $): 5,257,299.00 Decrease (in $):

Account Number: 30805 369150
Line item description: Cash carryforward

Increase (in $): 5,257,299.00 Decrease (in $):

Account Number: 30952200 563000 Fst#2
Line item description: Improvements-Capital Outlay

Increase (in $): 685,694.00 Decrease (in $):

Account Number: 30905 369150
Line item description: Cash carryforward

Increase (in $): 685,694.00 Decrease (in $):

Account Number: 40251210 531000 Wtrkp
Line item description: Legal Fees-Waterkeeper

Increase (in $): 41,270.00 Decrease (in $):

Account Number: 40251210 531900
Line item description: Consultant Fees

Increase (in $): 25,177.00 Decrease (in $):

Account Number: 40251210 534000 24Pln
Line item description: Contractual Svs-Adaptation Plan

Increase (in $): 99,990.00 Decrease (in $):

Account Number: 40253310 552500 Lcrr
Line item description: Other Operating Supplies

Increase (in $): 67,500.00 Decrease (in $):

Account Number: 40253310 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 160,037.00 Decrease (in $):

Account Number: 40253320 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 1,020,995.00 Decrease (in $):

Account Number: 40253515 546200
Line item description: Equip Repair & Maintenance

Increase (in $): 23,280.00 Decrease (in $):

Account Number: 40253515 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 160,542.00 Decrease (in $):

Account Number: 40253520 534000
Line item description: Contractual Services

Increase (in $): 99,289.00 Decrease (in $):

Account Number: 40253600 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 31,548.00 Decrease (in $):

Account Number: 40254110 534000
Line item description: Contractual Services

Increase (in $): 507,299.00 Decrease (in $):

Account Number: 40205 369150
Line item description: Cash carryforward

Increase (in $): 2,236,927.00 Decrease (in $):

Account Number: 40859000 563000 23517
Line item description: Sanitary Pipe Lining-Fdep

Increase (in $): 259,070.00 Decrease (in $):

Account Number: 40859000 563000 24502
Line item description: Water Main Replacement Program

Increase (in $): 2,847,504.00 Decrease (in $):

Account Number: 40859000 563000 24503
Line item description: Force Main Improvements

Increase (in $): 529,865.00 Decrease (in $):

Account Number: 40859000 563000 24506
Line item description: Lift Station Improvements

Increase (in $): 46,754.00 Decrease (in $):

Account Number: 40859000 563000 24518
Line item description: WRF 4th Clarifier (srf)

Increase (in $): 2,967,937.00 Decrease (in $):

Account Number: 40859000 563000 24522
Line item description: Injection Well (srf)

Increase (in $): 2,500,000.00 Decrease (in $):

Account Number: 40859000 563000 25502
Line item description: Water Main Improvements

Increase (in $): 650,595.00 Decrease (in $):

Account Number: 40859000 563000 25503
Line item description: Force Main Improvements

Increase (in $): 536,887.00 Decrease (in $):

Account Number: 40859000 563000 25504
Line item description: Sanitary Sewer Lining

Increase (in $): 615,802.00 Decrease (in $):

Account Number: 40859000 563000 25506
Line item description: Lift Station Improvements

Increase (in $): 636,103.00 Decrease (in $):

Account Number: 40859000 563000 25521
Line item description: Water Reclamation Projects

Increase (in $): 225,280.00 Decrease (in $):

Account Number: 40859000 563000 25530
Line item description: Fdep-In Kind Projects

Increase (in $): 68,200.00 Decrease (in $):

Account Number: 40859000 563000 25531
Line item description: Aquifer Recharge Well Surface

Increase (in $): 387,000.00 Decrease (in $):

Account Number: 40859000 563000 25537
Line item description: Temporary Equalization Tank

Increase (in $): 769,997.00 Decrease (in $):

Account Number: 40859000 563000 Annex
Line item description: Public Works Annex

Increase (in $): 504,624.00 Decrease (in $):

Account Number: 40805 369150
Line item description: Cash carryforward

Increase (in $): 13,545,618.00 Decrease (in $):

Account Number: 43053810 546300
Line item description: Vehicle Repair & Maintenance

Increase (in $): 120,000.00 Decrease (in $):

Account Number: 43053810 563000 22808
Line item description: Fdep-Eastside Drainage

Increase (in $): 726,108.00 Decrease (in $):

Account Number: 43053810 563000 26542
Line item description: Fdep-25th Ave W & 22nd St W

Increase (in $): 359,326.00 Decrease (in $):

Account Number: 43053810 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 663,334.00 Decrease (in $):

Account Number: 43005 369150
Line item description: Cash carryforward

Increase (in $): 1,868,768.00 Decrease (in $):

Account Number: 46053400 552500
Line item description: Other Operating Supplies

Increase (in $): 7,432.00 Decrease (in $):

Account Number: 46053400 564000
Line item description: Mach & Equip-Capital Outlay

Increase (in $): 1,173,141.00 Decrease (in $):

Account Number: 46005 369150
Line item description: Cash carryforward

Increase (in $): 1,180,573.00 Decrease (in $):

Account Number: 59055900 546600
Line item description: General Liability Repair & Maint

Increase (in $): 9,981.00 Decrease (in $):

Account Number: 59005 369150
Line item description: Cash carryforward

Increase (in $): 9,981.00 Decrease (in $):

Approved by:

Department Head / Manager

City Administrator

Approved by City Council: _____
(Date)

Posted by Accounting: _____
(Date)

AGENDA ITEM NO. 6.j

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Kelly Thomas, Legislative

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-107 - Planning Commission Reappointment

SUGGESTED ACTION: Approval and Confirmation

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
A resolution reappointing Keith Green to the Planning Commission and defining his term.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve Resolution 25-107.

ATTACHMENTS:
Resolution 25-107

RESOLUTION NUMBER 25-107

A RESOLUTION REAPPOINTING **KEITH GREEN** TO THE **PLANNING COMMISSION** FOR THE CITY OF BRADENTON, FLORIDA AND DEFINING HIS TERM.

WHEREAS, the City is desirous of appointing outstanding members of the community to this board.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, THAT:

The Mayor does hereby appoint, and the City Council approves and confirms the appointment from this date hereof:

KEITH GREEN for a term to expire January 2030.

PASSED AND DULY ADOPTED, BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, with a quorum present and voting, this 10th day of December, 2025.

ATTEST:

_____
Tamara Melton
City Clerk

_____
Gene Brown
Mayor

APPROVED AS TO FORM:

_____
Scott Rudacille
City Attorney

AGENDA ITEM NO. 6.k

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Kelly Thomas, Legislative

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-108 - Fire Pension Board Reappointment

SUGGESTED ACTION: Approval and Confirmation

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
A resolution reappointing Corey Phipps to the Fire Pension Board. Mr. Phipps was unanimously elected by the active fire members and we are confirming the results.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve Resolution 25-108.

ATTACHMENTS:
Resolution 25-108

RESOLUTION NUMBER 25-108

A RESOLUTION REAPPOINTING **COREY PHIPPS** TO THE **FIRE PENSION BOARD** FOR THE CITY OF BRADENTON, FLORIDA AND DEFINING HIS TERM.

WHEREAS, the City is desirous of appointing outstanding members of the community to this board.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, THAT:

The Fire Pension Board unanimously elected Corey Phipps, and the City Council approves and confirms the appointment from this date hereof:

Corey Phipps for a term to expire October 2027.

PASSED AND DULY ADOPTED, BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, with a quorum present and voting, this 10th day of December, 2025.

ATTEST:

_____
Tamara Melton
City Clerk

_____
Gene Brown
Mayor

APPROVED AS TO FORM:

_____
Scott Rudacille
City Attorney

AGENDA ITEM NO. 6.I

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Kelly Thomas, Legislative

ITEM TYPE: Resolution

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Resolution 25-109 - Planning Commission Reappointment

SUGGESTED ACTION: Approval and Confirmation

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
A resolution reappointing Richard Whetstone to the Planning Commission and defining his term.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve Resolution 25-109.

ATTACHMENTS:
Resolution 25-109

RESOLUTION NUMBER 25-109

A RESOLUTION REAPPOINTING **RICHARD WHETSTONE** TO THE **PLANNING COMMISSION** FOR THE CITY OF BRADENTON, FLORIDA AND DEFINING HIS TERM.

WHEREAS, the City is desirous of appointing outstanding members of the community to this board.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, THAT:

The Mayor does hereby appoint, and the City Council approves and confirms the appointment from this date hereof:

RICHARD WHETSTONE for a term to expire December 2029.

PASSED AND DULY ADOPTED, BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, with a quorum present and voting, this 10th day of December, 2025.

ATTEST:

_____
Tamara Melton
City Clerk

_____
Gene Brown
Mayor

APPROVED AS TO FORM:

_____
Scott Rudacille
City Attorney

AGENDA ITEM NO. 6.m

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: David Lindsey, Public Works & Utilities

ITEM TYPE: Agreement

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Amendment No. 1 to Grant Agreement LPA0470 with the Florida Department of Environmental Protection (FDEP)

SUGGESTED ACTION: Approval by City Council to enter into the grant amendment with FDEP and authorization for the Mayor to sign the agreement on behalf of the City.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
FDEP has revised the standard language in the previously approved grant agreement to extend the agreement's expiration date to December 31, 2026. This extension is intended to provide additional time to ensure all project deliverables are properly submitted, reviewed, and accepted by FDEP, and to allow sufficient time for final payment processing. By extending the expiration date, FDEP is ensuring that the necessary administrative and financial steps can be completed without risk of noncompliance or funding delays.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Attorney Rudacille has no objections.

SUGGESTED MOTION:
Motion to approve Amendment No. 1 to Grant Agreement LPA0470 with the FDEP.

ATTACHMENTS:
Amendment No. 1 to Grant Agreement LPA0470 with the FDEP

AMENDMENT NO. 1
TO AGREEMENT NO. LPA0470
BETWEEN
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
AND
CITY OF BRADENTON

This Amendment to Agreement No. LPA0470 (Agreement), is made by and between the Department of Environmental Protection (Department), an agency of the State of Florida, and the City of Bradenton (Grantee), on the date last signed below.

WHEREAS, the Department entered into the Agreement with the Grantee for Bradenton Sanitary Sewer Lining Program for Infiltration/Inflow Reduction (Project), effective September 29, 2023; and,

WHEREAS, the Grantee has requested an extension of the Agreement due to contractor and construction delays; and,

WHEREAS, other changes to the Agreement are necessary; and,

WHEREAS, the parties have agreed to amend the Agreement as set forth herein.

NOW THEREFORE, the parties agree as follows:

1. Section 3. of the Standard Grant Agreement is hereby revised to change the Date of Expiration to December 31, 2026. The Department and the Grantee shall continue to perform their respective duties during this extension period pursuant to the same terms and conditions provided in the Agreement.

2. Section 11. of Attachment 2 is hereby revised as follows:

   Subcontracting
   The Grantee may subcontract work under this Agreement without the prior written consent of the Department's Grant Manager except for certain fixed-price subcontracts pursuant to this Agreement, which require prior approval. Regardless of any subcontract, the Grantee is ultimately responsible for all work to be performed under this Agreement. Upon request by the Department's Grant Manager, the Grantee will submit a copy of the executed subcontract.

3. Attachment 3, Grant Work Plan, is hereby deleted in its entirety and replaced with Attachment 3-1, Revised Grant Work Plan, as attached to this Amendment and hereby incorporated into the Agreement. All references in the Agreement to Attachment 3 shall hereinafter refer to Attachment 3-1, Revised Grant Work Plan.

4. Attachment 5, Special Audit Requirements, is hereby deleted in its entirety and replaced with Attachment 5-1, Revised Special Audit Requirements, as attached to this Amendment and hereby incorporated into the Agreement. All references in the Agreement to Attachment 5 shall hereinafter refer to Attachment 5-1, Revised Special Audit Requirements.

5. Exhibit A, Progress Report Form, is hereby deleted in its entirety and replaced with Exhibit A-1, attached hereto and made a part of the Agreement. All references in the Agreement to Exhibit A shall hereinafter refer to Exhibit A-1.

6. All other terms and conditions of the Agreement remain in effect. If and to the extent that any inconsistency may appear between the Agreement and this Amendment, the provisions of this Amendment shall control.

The parties agree to the terms and conditions of this Amendment and have duly authorized their respective representatives to sign it on the dates indicated below.

CITY OF BRADENTON

By: _____
Authorized Signature

Gene Brown, Mayor
Print Name and Title

Date: _____

STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION

By: _____
Secretary or Designee

Angela Knecht, Division Director
Print Name and Title

Date: _____

_____
Thomas Montgomery, DEP Grant Manager

_____
David M. Taylor, DEP QC Reviewer

List of attachments/exhibits included as part of this Amendment:

Specify Type	Letter/ Number	Description
Attachment	3-1	Revised Grant Work Plan
Attachment	5-1	Revised Special Audit Requirements
Exhibit	A-1	Progress Report Form

ATTACHMENT 3-1
REVISED GRANT WORK PLAN

PROJECT TITLE: Bradenton Sanitary Sewer Lining Program for Infiltration/Inflow Reduction

PROJECT LOCATION: The Project will be located in the City of City of Bradenton within Manatee County; Lat/Long (27.4875 -82.5699).

PROJECT BACKGROUND: The City of Bradenton (Grantee) is working under a consent order to reduce unauthorized discharges from the wastewater plant where flow has not received complete secondary treatment. As part of the consent order, the Grantee completed an Inflow and Infiltration Study. The data analysis for the study was based on the following 24 hours after a 3-inch storm event to determine the amount of inflow and infiltration the lift stations experienced. A large portion of the infiltration cited in the study is related to sanitary manhole and pipe lining, as more than half of the City's lift stations and associated collection systems were built prior to 1970. These collection systems utilize materials like vitreous clay pipe that are more subject to cracking as the water table moves with the seasons, and brick manholes that are more prone to infiltration. This project is directed at lining pipes in an area with multiple water bodies, outdated infrastructure, and a lift station that showed 3.3 million gallons (MG) of additional flow due to inflow and infiltration from the single rain event analyzed in the study. The grant funds and City funds will line more than 20,000 linear feet (LF) of pipe in the proposed rehabilitation areas; the total lining throughout the city for the next 12 months will exceed 79,000 LF. The project goal is to reduce the peak flow through the treatment plant from 35 to 20 MG per day and to reduce or eliminate unauthorized discharge events at the plant.

PROJECT DESCRIPTION: The Grantee will inspect, clean and line approximately 8,000 LF, of the 221,640 LF outlined in the priority pipe-lining projects. The piping will be lined with cured-in-place-pipe (CIPP) that utilizes trenchless technology, allowing for rehabilitation without roadway disruption or loss of service to customers and extends the life of the piping.

The Grantee does not anticipate that the funding under this Agreement will result in a fully completed project, so this Agreement will cover a portion of the work.

TASKS: All documentation should be submitted electronically unless otherwise indicated and should be submitted prior to the expiration of the grant agreement.

Task 1: Construction

Deliverables: The Grantee will utilize selected contractor to clean and CIPP line approximately 8,000 LF of sanitary piping in accordance with the final design.

Documentation: The Grantee will submit: 1) a copy of the final design; 2) a signed summary of activities completed for the period of work covered in the payment request, using the format provided by the Department's Grant Manager. Upon request by the Department's Grant Manager, the Grantee will provide additional supporting documentation relating to this task.

Performance Standard: The Department's Grant Manager will review the documentation to verify that the deliverables have been completed as described above. Upon review and written acceptance by the Department's Grant Manager, a payment request may be processed.

Payment Request Schedule: The Grantee may submit a payment request for cost reimbursement no more frequently than monthly.

PROJECT TIMELINE & BUDGET DETAIL: The tasks must be completed by the corresponding task end date. Cost reimbursable grant funding must not exceed the budget amounts as indicated below.

Task No.	Task Title	Budget Category	Grant Amount	Task Start Date	Task End Date
1	Construction	Contractual Services	$375,000	07/01/2023	06/30/2026
		Total:	$375,000		

Note that, per Section 8 of Attachment 1 of the Agreement, authorization for continuation and completion of work and any associated payments may be rescinded, with proper notice, at the discretion of the Department if the Legislature reduces or eliminates appropriations. Extending the contract end date carries the risk that funds for this project may become unavailable in the future. This should be a consideration for the Grantee with this and future requests for extension.

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STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
Revised Special Audit Requirements
(State and Federal Financial Assistance)

Attachment 5-1

The administration of resources awarded by the Department of Environmental Protection *(which may be referred to as the "Department", "DEP", "FDEP" or "Grantor", or other name in the agreement*) to the recipient *(which may be referred to as the "Recipient", "Grantee" or other name in the agreement)* may be subject to audits and/or monitoring by the Department of Environmental Protection, as described in this attachment.

MONITORING

In addition to reviews of audits conducted in accordance with 2 CFR Part 200, Subpart F-Audit Requirements, and Section 215.97, F.S., as revised (see "AUDITS" below), monitoring procedures may include, but not be limited to, on-site visits by DEP Department staff, limited scope audits as defined by 2 CFR 200.425, or other procedures. By entering into this Agreement, the recipient agrees to comply and cooperate with any monitoring procedures/processes deemed appropriate by the Department of Environmental Protection. In the event the Department of Environmental Protection determines that a limited scope audit of the recipient is appropriate, the recipient agrees to comply with any additional instructions provided by the Department to the recipient regarding such audit. The recipient further agrees to comply and cooperate with any inspections, reviews, investigations, or audits deemed necessary by the Chief Financial Officer (CFO) or Auditor General.

AUDITS

PART I: FEDERALLY FUNDED

This part is applicable if the recipient is a State or local government or a non-profit organization as defined in 2 CFR §200.330

1. A recipient that expends $1,000,000 or more in Federal awards in its fiscal year, must have a single or program-specific audit conducted in accordance with the provisions of 2 CFR Part 200, Subpart F. EXHIBIT 1 to this Attachment indicates Federal funds awarded through the Department of Environmental Protection by this Agreement. In determining the federal awards expended in its fiscal year, the recipient shall consider all sources of federal awards, including federal resources received from the Department of Environmental Protection. The determination of amounts of federal awards expended should be in accordance with the guidelines established in 2 CFR 200.502-503. An audit of the recipient conducted by the Auditor General in accordance with the provisions of 2 CFR Part 200.514 will meet the requirements of this part.

2. For the audit requirements addressed in Part I, paragraph 1, the recipient shall fulfill the requirements relative to auditee responsibilities as provided in 2 CFR 200.508-512.

3. A recipient that expends less than $1,000,000 in federal awards in its fiscal year is not required to have an audit conducted in accordance with the provisions of 2 CFR Part 200, Subpart F-Audit Requirements. If the recipient expends less than $1,000,000 in federal awards in its fiscal year and elects to have an audit conducted in accordance with the provisions of 2 CFR 200, Subpart F-Audit Requirements, the cost of the audit must be paid from non-federal resources (i.e., the cost of such an audit must be paid from recipient resources obtained from non-federal entities).

4. The recipient may access information regarding the Catalog of Federal Domestic Assistance (CFDA) via the internet at https://sam.gov/content/assistance-listings.

PART II: STATE FUNDED

This part is applicable if the recipient is a nonstate entity as defined by Section 215.97(1)(n), Florida Statutes.

1. In the event that the recipient expends a total amount of state financial assistance equal to or in excess of $750,000 in any fiscal year of such recipient (for fiscal years ending June 30, 2017, and thereafter), the recipient must have a State single or project-specific audit for such fiscal year in accordance with Section 215.97, F.S.; Rule Chapter 69I-5, F.A.C., State Financial Assistance; and the current Rules of the Auditor General. EXHIBIT 1 to this form lists the state financial assistance awarded through the Department of Environmental Protection by this agreement. In determining the state financial assistance expended in its fiscal year, the recipient shall consider all sources of state financial assistance, including state financial assistance received from the Department of Environmental Protection, other state agencies, and other nonstate entities. State financial assistance does not include federal direct or pass-through awards and resources received by a nonstate entity for Federal program matching requirements.

2. In connection with the audit requirements addressed in Part II, paragraph 1; the recipient shall ensure that the audit complies with the requirements of Section 215.97(8), Florida Statutes. This includes submission of a financial reporting package as defined by Section 215.97(2), Florida Statutes, and the current Rules of the Auditor General.

3. If the recipient expends less than $750,000 in state financial assistance in its fiscal year (for fiscal year ending June 30, 2017, and thereafter), an audit conducted in accordance with the provisions of Section 215.97, Florida Statutes, is not required. In the event that the recipient expends less than $750,000 in state financial assistance in its fiscal year, and elects to have an audit conducted in accordance with the provisions of Section 215.97, Florida Statutes, the cost of the audit must be paid from the non-state entity's resources (i.e., the cost of such an audit must be paid from the recipient's resources obtained from other than State entities).

4. For information regarding the Florida Catalog of State Financial Assistance (CSFA), a recipient should access the Florida Single Audit Act website located at https://apps.fldfs.com/fsaa for assistance. In addition to the above websites, the following websites may be accessed for information: Legislature's Website at http://www.leg.state.fl.us/Welcome/index.cfm, State of Florida's website at http://www.myflorida.com/, Department of Financial Services' Website at https://www.myfloridacfo.com/ and the Auditor General's Website at http://www.myflorida.com/audgen/.

PART III: OTHER AUDIT REQUIREMENTS

(NOTE: This part would be used to specify any additional audit requirements imposed by the State awarding entity that are solely a matter of that State awarding entity's policy (i.e., the audit is not required by Federal or State laws and is not in conflict with other Federal or State audit requirements). Pursuant to Section 215.97(8), Florida Statutes, State agencies may conduct or arrange for audits of State financial assistance that are in addition to audits conducted in accordance with Section 215.97, Florida Statutes. In such an event, the State awarding agency must arrange for funding the full cost of such additional audits.)

PART IV: REPORT SUBMISSION

1. Copies of reporting packages for audits conducted in accordance with 2 CFR Part 200, Subpart F-Audit Requirements, and required by PART I of this form shall be submitted, when required by 2 CFR 200.512, by or on behalf of the recipient directly to the Federal Audit Clearinghouse (FAC) as provided in 2 CFR 200.36 and 200.512

   A. The Federal Audit Clearinghouse designated in 2 CFR §200.501(a) (the number of copies required by 2 CFR §200.501(a) should be submitted to the Federal Audit Clearinghouse), at the following address:

By Mail:

Federal Audit Clearinghouse
Bureau of the Census
1201 East 10th Street
Jeffersonville, IN 47132

Submissions of the Single Audit reporting package for fiscal periods ending on or after January 1, 2008, must be submitted using the Federal Clearinghouse's Internet Data Entry System which can be found at http://harvester.census.gov/facweb/

2. Copies of financial reporting packages required by PART II of this Attachment shall be submitted by or on behalf of the recipient directly to each of the following:

A. The Department of Environmental Protection at one of the following addresses:

By Mail:
Audit Director
Florida Department of Environmental Protection
Office of Inspector General, MS 40
3900 Commonwealth Boulevard
Tallahassee, Florida 32399-3000

Electronically:
FDEPSingleAudit@dep.state.fl.us

B. The Auditor General's Office at the following address:

Auditor General
Local Government Audits/342
Claude Pepper Building, Room 401
111 West Madison Street
Tallahassee, Florida 32399-1450

The Auditor General's website (http://flauditor.gov/) provides instructions for filing an electronic copy of a financial reporting package.

3. Copies of reports or management letters required by PART III of this Attachment shall be submitted by or on behalf of the recipient directly to the Department of Environmental Protection at one of the following addresses:

By Mail:
Audit Director
Florida Department of Environmental Protection
Office of Inspector General, MS 40
3900 Commonwealth Boulevard
Tallahassee, Florida 32399-3000

Electronically:
FDEPSingleAudit@dep.state.fl.us

4. Any reports, management letters, or other information required to be submitted to the Department of Environmental Protection pursuant to this Agreement shall be submitted timely in accordance with 2 CFR 200.512, section 215.97, F.S., and the current Rules of the Auditor General, as applicable.

5. Recipients, when submitting financial reporting packages to the Department of Environmental Protection for audits done in accordance with 2 CFR 200, Subpart F-Audit Requirements, or the current Rules of the Auditor

General, should indicate the date and time the reporting package was delivered to the recipient and any correspondence accompanying the reporting package.

PART V: RECORD RETENTION

The recipient shall retain sufficient records demonstrating its compliance with the terms of the award and this Agreement for a period of **five (5)** years from the date the audit report is issued, and shall allow the Department of Environmental Protection, or its designee, Chief Financial Officer, or Auditor General access to such records upon request. The recipient shall ensure that audit working papers are made available to the Department of Environmental Protection, or its designee, Chief Financial Officer, or Auditor General upon request for a period of **three (3)** years from the date the audit report is issued, unless extended in writing by the Department of Environmental Protection.

EXHIBIT – 1

FUNDS AWARDED TO THE RECIPIENT PURSUANT TO THIS AGREEMENT CONSIST OF THE FOLLOWING:

Note: If the resources awarded to the recipient represent more than one federal program, provide the same information shown below for each federal program and show total federal resources awarded

Federal Resources Awarded to the Recipient Pursuant to this Agreement Consist of the Following:					
Federal Program A	Federal Agency	CFDA Number	CFDA Title	Funding Amount	State Appropriation Category
				$	
Federal Program B	Federal Agency	CFDA Number	CFDA Title	Funding Amount	State Appropriation Category
				$	

Note: Of the resources awarded to the recipient represent more than one federal program, list applicable compliance requirements for each federal program in the same manner as shown below:

Federal Program A	First Compliance requirement: i.e.: (what services of purposes resources must be used for)	
	Second Compliance requirement: i.e.:(eligibility requirement for recipients of the resources)	
	Etc.	
	Etc.	
Federal Program B	First Compliance requirement: i.e.: (what services of purposes resources must be used for)	
	Second Compliance requirement: i.e.: (eligibility requirement for recipients of the resources)	
	Etc.	
	Etc.	

Note: If the resources awarded to the recipient for matching represent more than one federal program, provide the same information shown below for each federal program and show total state resources awarded for matching.

State Resources Awarded to the Recipient Pursuant to this Agreement Consist of the Following Matching Resources for Federal Programs:					
Federal Program A	Federal Agency	CFDA	CFDA Title	Funding Amount	State Appropriation Category
Federal Program B	Federal Agency	CFDA	CFDA Title	Funding Amount	State Appropriation Category

Note: If the resources awarded to the recipient represent more than one state project, provide the same information shown below for each state project and show total state financial assistance awarded that is subject to section 215.97, F.S.

State Resources Awarded to the Recipient Pursuant to this Agreement Consist of the Following Resources Subject to Section 215.97, F.S.:						
State Program A	State Awarding Agency	State Fiscal Year[1]	CSFA Number	CSFA Title or Funding Source Description	Funding Amount	State Appropriation Category
Original Agreement	Department of Environmental Protection	2023-2024	37.039	Statewide Water Quality Restoration Projects – LI 1705A	$375,000	140047
State Program B	State Awarding Agency	State Fiscal Year[2]	CSFA Number	CSFA Title or Funding Source Description	Funding Amount	State Appropriation Category

Total Award	$375,000	

Note: List applicable compliance requirement in the same manner as illustrated above for federal resources. For matching resources provided by the Department for DEP for federal programs, the requirements might be similar to the requirements for the applicable federal programs. Also, to the extent that different requirements pertain to different amount for the non-federal resources, there may be more than one grouping (i.e. 1, 2, 3, etc.) listed under this category.

For each program identified above, the recipient shall comply with the program requirements described in the Catalog of Federal Domestic Assistance (CFDA) [https://sam.gov/content/assistance-listings] and/or the Florida Catalog of State Financial Assistance (CSFA) [https://apps.fldfs.com/fsaa/searchCatalog.aspx], and State Projects Compliance Supplement (Part Four: State Projects Compliance Supplement [https://apps.fldfs.com/fsaa/compliance.aspx]. The services/purposes for which the funds are to be used are included in the Agreement's Grant Work Plan. Any match required by the Recipient is clearly indicated in the Agreement.

[1] Subject to change by Change Order.
[2] Subject to change by Change Order.

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION

Exhibit A-1
Progress Report Form

The current **Exhibit A, Progress Report Form** for this grant can be found on the Department's website at this link:

https://floridadep.gov/wra/wra/documents/progress-report-form

Please use the most current form found on the website, linked above, for each progress report submitted for this project.

AGENDA ITEM NO. 6.n

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Garret Falconer, Public Works & Utilities
ITEM TYPE:	Agreement
AGENDA SECTION:	CONSENT AGENDA
SUBJECT:	Purchase Approval for a 2026 Peterbilt 520 Heil FEL 66K GVW
SUGGESTED ACTION:	Staff recommends approving the purchase of one 2026 Peterbilt 520 Heil FEL 66K GVW from Rush Truck Centers, for a total cost of $410,591.00.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new front-end truck will replace an aged end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 46053412-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of one 2026 Peterbilt 520 Heil FEL 66K GVW.

ATTACHMENTS:
Quote from Rush Truck Centers

Rush Truck Center, Tampa
8111 East Adamo Dr.
Tampa, FL 33619
800-575-7383

Customer Proposal Letter

City of Bradenton
1300 6th Street West
Bradenton, FL 34208

Thank you for trusting us with your business. Please review the proposal below, and if you approve, sign and return to us at your convenience. We look forward to working with you and will continue to do our best to earn your trust now and in the future.

VEHICLE INFORMATION

Year 2026 Make Peterbilt Model 520 Stock # TBD Serial # TBD

Additional Vehicle Details: FSA25-VEH23 Peterbilt 520 Item #92 All Fees Included
2026 Peterbilt 520 HEIL FEL 66K GVW

	Quantity 1	Total
Truck Price per Unit	$ 405,871.50	$ 405,871.50
F.E.T. (Factory & Dealer Paid)	$ 0.00	
Net Sales Price	$ 405,871.50	$ 405,871.50
Optional Extended Warranty(ies)	$ 4,705.00	$ 4,705.00
State Sales Tax		
Documentary Fee	$ 0.00	$ 0.00
Battery Disposal Fee	$ 4.50	$ 4.50
Tire Recycling Program	$ 10.00	$ 10.00
RushCare Service Subscription[1][2] 12 months	$ 0.00	$ 0.00
Total Sales Price	$ 410,591.00	$ 410,591.00
Trade Allowance (see DISCLAIMER Below)		
Deposit / Down Payment		
Unpaid Balance Due on Delivery	$ 410,591.00	$ 410,591.00

Sales Representative _____ Signature — Paul Canadine Printed Name — Date

Purchaser _____ Signature — _____ Printed Name / Title — Date

Accepted by Sales Manager or General Manager _____ Signature — _____ Printed Name — Date

Quote good until 11/12/2025 **Note: The above Customer Proposal is a quotation only. Sale terms subject to approval of Sales Manager of Dealer.**

DISCLAIMER: Any order based on this Proposal is subject to Customer executing Dealer's standard form Retail Sales Order and other required documents incorporating the above terms. Any documentary fees, FET, state tax, title, registration and license fees subject to adjustment and change. This Proposal is based upon Dealer's current and expected inventory, which is subject to change. Dealer is not obligated to retain any specific vehicles in stock, nor maintain any specific inventory levels. Dealer shall not be obligated to fulfill Proposal in event quoted vehicle(s) is not in stock or available within requested delivery schedule. **Manufacturer has reserved the right to change the price to Dealer of any vehicle not currently in Dealer's stock, without notice to Dealer. If a vehicle identified in this Proposal is not currently in Rush's stock at the time an order is placed by the Customer, Dealer reserves the right to change the vehicle price at any time to reflect any price increases imposed by the Manufacturer.** Dealer shall not be liable for any delay in providing or inability to provide Quoted Vehicle(s). Above listed Trade Value based upon current appraisal of Trade Vehicle(s). Dealer may adjust Trade Value of Trade Vehicle(s) to reflect changes in condition and/or mileage of Trade Vehicle(s) between date of current appraisal and acceptance of the Trade Vehicle by Customer.

[1] Includes subscription period for # of specified months. [2] Customer's use of RushCare Service is governed by the RushCare User Agreement located at https://www.rushtruckcenters.com/rushcare-user-agreement. [3] Customer's use of Telematics Services is governed by separate 3rd party license terms and Rush is not liable for the Telematic Service. (4) Gap Coverage is provided and administered by an independent 3rd party provider under a separate contract directly between Customer and the 3rd party provider.

www.rushtruckcenters.com

Rush Truck Center – Tampa | 8111 East Adamo Drive, Highway 60 | Tampa, Florida 33619 | 813-664-1441 Direct | 813-626-5024 Fax

FSA25-VEH23.0 Peterbilt 520 Item #92 All Fees Included		
2026 Peterbilt 520 HEIL REL 66K GVW		
		Base Price 520
Option Code	**Description**	$ 204,510.50
7851330	CAB TILT PUMP AIR ASSIT	$ 487.00
611330	ZINC COATED ANTI CORROSION TREATED FRAME RAILS	$ 375.00
1672630	DIFFERENTIAL LOCK BOTH AXLES	$ 1,958.00
1824410	HENDRICKSON HMX EX 460 46,000LBS, 54IN	$ 1,547.00
1526120	REAR: MERITOR RT46-160 46,000LB	$ 3,364.00
8110150	LED HEADLIGHTS	$ 947.00
4612000	ROUTE AE LINES TO ALLOWING WELDING OF SUB FRAME	$ 637.00
620160	FEPTO PROVISION 4-7/8IN BUMPER EXTENSION	$ 1,546.00
Warranty	Engine 5 Year / 150,000 miles	$ 2,390.00
Warranty	Aftertreatment 5 Year / 150,000 miles	$ 1,200.00
Warranty	Allison 5 Year	$ 1,115.00
Tampa Crane	HalfPack Commercial 28 Cubic Yard	$ 190,500.00
State	Tire Recycling Fee	$ 10.00
State	Battery Recycling	$ 4.50
	Total	**$ 410,591.00**

Rush Peterbilt Truck Ctr. (P476)
8111 E. Adamo Drive
Tampa,, Florida 33619

City Of Bradenton
1300 6Th Street West
Bradenton, Florida 34208
United States of America

PAUL CANADINE
Cell Phone: 813-716-5128
Office Phone: 813-664-1441
Email: canadinep@rushenterprises.com

Vehicle Summary

Unit

Model:	Model 520
Type:	Full Truck
Description 1:	HEil FEL
Description 2:	10.13.25

Application

Intended Serv.:	Refuse/On-Highway
Commodity:	Refuse, Scrap, Recycling

Body

Type:	Commercial Front Loader / Push-out
Length (ft):	24
Height (ft):	13.5
Max Laden Weight (lbs):	1000

Trailer

No. of Trailer Axles:	0
Type:	
Length (ft):	0
Height (ft):	0
Kingpin Inset (in):	0
Corner Radius (in):	0

Restrictions

Length (ft):	40
Width (in):	102
Height (ft):	13.5

Chassis

Fr Axle Load (lbs):	20000
Rr Axle Load (lbs):	46000
G.C.W. (lbs):	66000
Road Conditions:	
Class A (Highway)	100
Class B (Hwy/Mtn)	0
Class C (Off-Hwy)	0
Class D (Off-Road)	0
Maximum Grade:	6
Wheelbase (in):	215
Overhang (in):	75
Fr Axle to BOC (in):	0.1
Cab to Axle (in):	214.9
Cab to EOF (in):	289.9
Overall Comb. Length (in):	347.3

Special Req.

Approved by: _____ **Date:** _____

Note: All sales are F.O.B. designated plant of manufacture.

Sales Code	Std/ Opt	Description	Weight
Base Model			
0005201	S	**Model 520** Peterbilt's Model 520 is built to withstand the harsh demands of the refuse industry. The rugged, aluminum cab delivers best-in-class durability for increased uptime and lap seam construction on a zinc-coated steel sub-frame for corrosion resistance. Bulkhead-style doors provide years of watertight performance. This low-cab forward vehicle adds a new dimension of productivity and versatility. An industry-leading, 65-degree cab tilt enhances maintenance and serviceability. Body installation is cost effective and efficient and the center console provides convenient access to body control integration points.	**16,475**
0091180	S	**Refuse, Scrap, Recycling**	**0**
0093035	S	**Refuse/On-Highway** Truck or tractor which hauls refuse, recycled material, etc. Includes roll-on/roll-off container movement, as well as hauling refuse from transfer stations to, but not into, landfills.	**0**
0095380	O	**Commercial Front Loader / Push-out**	**0**
0098170	S	**United States Registry** Canadian Registry PackageRequires Air Conditioning Excise Tax Canada, Speedometer to be KPH ipo MPH, Daytime Running Lights and Rubber Battery Pad in Bottom of Battery Box.	**0**
Configuration			
0200700	S	**Not Applicable** Secondary Manufacturer	**0**
Frame & Equipment			
0514160	O	**10-3/4" Steel Rails 306-342"** 10.75x3.5x.375 Dimension, 2,136,000 RBM; Yield Strength: 120,000 psi. Section Modulus: 17.8 cubic inches. Weight: 1.74 lbs/inch pair	**230**
0601500	O	**Full Steel Inner Liner**	**701**
0611330	O	**Zinc Coated Anti Corrosion Treated Frame Rails** Requires Frame Rail Code. Zinc Phosphate coating will replace the standard frame rail primer and provide added corrosion prevention for your customer's operating in severe conditions or in climates where vehicle rust is common.	**4**
0620160	O	**FEPTO Provision 4-7/8in Bumper Extension** Includes 1350 Series Front Drive PTO Attachment Provision, Radiator with PTO Cut-Out in Grille, Radiator Protection Sleeve, and Bumper Extension	**45**
0644090	S	**EOF Square without Crossmember** End-of-frame square without crossmember. For use with body builder installed crossmember.	**0**
0651090	S	**Omit Rear Mudflaps and Hangers**	**0**

Sales Code	Std/ Opt	Description	Weight
0713130	O	**(2) Solid Mount Cable Hooks**	**40**
Front Axle & Equipment			
1012200	O	**Meritor MFS20 20,000 lb, 3.74 in Drop** Axle is designed for applications with a gross axle weight rating (GAWR) of 20,000 pounds. Axle includes special low-friction bushings, double draw keys and integral thrust bearing and seal design for durability, low maintenance and ease of service. Combination of Meritor Easy Steer king pin bushings, computer-designed and optimized I-beam construction and stiff axle assembly delivering a tight turning radius, superior vehicle control and longer tire life.	**36**
1114040	O	**Taper Leaf Springs, Shocks 23,000 lb** Standard with Heavy Resistance Shocks.	**210**
1243010	S	**Power Steering Sheppard M100 Dual Gear** For use with 16,000 to 20,000 lb. axle ratings. Glidekote splines on steering shaft extend service life of components.	**0**
1354850	S	**PHP10 Iron PreSet PLUS Hubs - Air Disc** Preset iron hub assemblies are designed for demanding conditions and require less maintenance while stilll overing dependability and superior performance. Precisely engineered to minimize roller stress under heavy loads and increase bearing life when used in demanding conditions such as wide-based single wheels and misalignment due to spindle wear.	**0**
1354870	S	**Severe Service Disc Brake Rotor** For refuse applications, providing the braking torque necessary to slow or stop the vehicle.	**0**
1380235	O	**Meritor 5" Drop IPO 3.5", Front Axle** 5" drop (127MM) provides lower chassis suspension and profile that is ideal for select vocational and service vehicles. High-turning angle delivers superior maneuverability and stability.	**0**
1380400	O	**Meritor Refuse Air Disc Front Brakes**	**0**
Rear Axle & Equipment			
1526130	O	**Meritor RT46-164E 46,000 lb** 5/8" wall. Interaxle diff lock air rocker occupies space of one gauge. Laser factory axle alignment to improve handling & reduce tire wear. Magnetic rear axle oil drain plug captures & holds any metal fragments in drive axle lube to extend service life. Parking brakes on all drive axles for optimal performance. Cognis EMGARD FE 75W-90 synthetic axle lube provides over 1% fuel economy improvement. Reduces wear & extends maintenance intervals, resulting in increased uptime. Provides improved fluid flow to protect components in extreme cold conditions & withstand the stress from high temperatures, extending component life. If code 1526120 (RT46-160) is ordered with 1680460 (Heavy Wall), you will get the 16 mm wall, but not the improved carrier that is in 1526130 code (RT46-160E) that also has a 16 mm wall. This could affect Heavy Haul service warranty length in Canada per Meritor.	**189**
1616305	S	**PHP10 Iron Preset + Hubs - Air Disc**	**0**

Sales Code	Std/ Opt	Description	Weight
1616310	O	**Severe Service Disc Brake Rotor** Severe Service Disc Brake Rotor for refuse applications.	**0**
1672630	O	**Differential Lock Both Axles** Air Rocker Switch Occupies the Space of One Gauge	**60**
1680470	O	**Lube Pump, Drive Axle(s)** Used to circulate oil within the axle housing. Recommended for use on 46,000 or greater axles used in refuse or severe service applications.	**36**
1680480	O	**Wide Track, Single & Tandem Drive Axle(s)** Wide track offers added stability. Rear width may exceed 102 inches. Verify operating restrictions and body installation.	**29**
1680500	S	**SBM Valve** Full trucks require a spring brake modulation (SBM) system for emergency braking application. This system requires an SBM valve and a relay valve with spring brakes on the rear axles. The SBM valve allows the foot valve to operate the rear axle spring brakes if a failure exists in the rear air system.	**0**
1682710	O	**Anti-Lock Braking System (ABS) 6S6M** ABS-6. Includes air braking system.	**35**
1684200	S	**Synthetic Axle Lubricant All Axles** Peterbilt heavy duty models include Fuel Efficient Cognis EMGARD FE75W-90 which provides customers performance advantages over current synthetic lubricants with reduced gear wear and extended maintenance intervals, resulting in increased uptime. In addition, the lubricant provides improved fluid flow to protect gears in extreme cold conditions and withstand the stress from high temperatures, extending component life.	**0**
1687100	O	**Meritor Refuse Air Disc Rear Brakes** Tandem Drive Axle (EX+H)	**0**
1705630	O	**Ratio 5.63 Rear Axle**	**0**
1824410	O	**Hendrickson HMX EX 460 46,000 LBS., 54"** Haulmaax, 70K Creep Rating. Includes Traax Rod as standard, option 1920905 is not needed or available. Progressive load spring system easily adjusts to the load for an enhanced combination of empty-ride quality and loaded stability.	**-67**
1921475	O	**Shock Absorbers For HMX EX Suspension**	**31**

Engine & Equipment

2074809	O	**PACCAR PX-9 370@1900 GOV@2100 1250@1200** Performance (2024 Emissions) N21350 C121 61....Maximum Accelerator Pedal Ve N21370 C128 61....Maximum Cruise Speed (P059) N21460 C132 1400..Max PTO Speed (P046) N21520 C133 5.....Timer Setting (P030) N21610 C188 39....Low Ambient Temperature Thre N21620 C189 60....Intermediate Ambient Tempera N21630 C190 80....High Ambient Temperature Thr N21550 C206 35....Engine Load Threshold (P516) N21340 C209 120...Hard Maximum Speed Limit (P1	**0**

Sales Code	Std/ Opt	Description	Weight
		N21510 C225 YES...Enable Idle Shutdown Park Br N21450 C231 NO....Gear Down Protection (P026) N21570 C233 NO....Idle Shutdown Manual Overrul N21440 C234 NO....Engine Protection Shutdown (N21480 C238 NO....Auto Engine Brake in Cruise N21470 C239 NO....Cruise Control Auto Resume (N21430 C333 0.....Reserve Speed Limit Offset (N21410 C334 0.....Maximum Cycle Distance (N202 N21590 C382 YES...Enable Hot Ambient Automatic N21500 C395 0.....Expiration Distance (N209) N21530 C396 YES...Enable Impending Shutdown Wa N21540 C397 60....Timer For Impending Shutdown N21320 C399 100...Standard Maximum Speed Limit N21400 C400 252...Reserve Speed Function Reset N21420 C401 10....Maximum Active Distance (N20 N21330 C402 0.....Expiration Distance (N207)	
2091120	S	**EMUX Electronics Architecture**	**0**
2091305	O	**Engine Idle Shutdown Timer Enabled**	**0**
2091315	O	**Enable EIST Ambient Temp Overrule**	**0**
2091372		**Eff EIST NA Expiration Miles**	**0**
2091640		**Effective VSL Setting NA**	**0**
2092014	O	**Typical Operating Speed 65 MPH**	**0**
2092032	O	**Powertrain Optimized for Performance** Best analysis for vehicles used in vocational applications or with heavy GCWRs.	**0**
2140450	O	**Remote PTO/Throttle, 12-Pin** Eng Bay Remote Control Provision	**0**
2140670	O	**EPA Emission Warranty**	**0**
2140700	S	**EPA Engine Idling Compliance**	**0**
2147460	S	**Bed Plate for PX-9, L9N Engines** Designed to increase engine longevity by incorporating a stiffener bracket on the bottom side of the engine, inside the oil pan, for additional reinforcement. Required for all PX-9/L9N refuse applications and recommended for other high load 9-liter applications.	**0**
2513060	S	**PACCAR 160 Amp Alternator, Brushed** PACCAR 160 AMP alternator, brushed producing 160 Amps at road speed and 100 Amps at idle.	**0**
2521090	O	**Immersion Type Block Heater 110-120V** Standard location is left-hand under cab, Model 520 is in bumper, and for Model 220 it is at the driver step. Plug includes a weather-proof	**2**

Sales Code	Std/ Opt	Description	Weight
		cover that protects the receptacle. This pre-heater keeps the coolant in the engine block from freezing when the engine is not running.	
2522110	O	**PACCAR 12V Starter, N/A PACCAR MX Engines** PACCAR 12-volt electrical system. With centralized power distribution incorporating plug-in style relays. Circuit protection for serviceability, 12-volt light system w/circuit protection circuits number & color coded.	**0**
2538040	S	**3 PACCAR Premium 12V Dual Purpose Batt 2190 CCA** Threaded stud type terminal. Stranded copper battery cables are double aught (00) or larger to reduce resistance.	**0**
2539980	O	**Kissling Battery Disconnect SW 300AMP** Single Tab; MTD on Battery Box	**3**
2621000	S	**2-Speed Fan Clutch For Frequent Start/Stops** A 2-speed fan clutch is ideal for vocational applications where the fan clutch engagement time exceeds 10% of the engine run time. When the fan clutch is disengaged, the fan still rotates at 15-25% of the engine RPM. This fan rotation provides crucial airflow to the engine and draws virtually no horsepower.	**0**
2723210	S	**18.7 CFM Air Compressor** N/A X15. Furnished on engine. Teflon lined stainless steel braided compressor discharge line.	**0**
2921110	S	**PACCAR Fuel/Water Separator Standard Service** PACCAR Fuel/Water separator standard service intervals. High efficiency media protects critical engine components.	**0**
2921210	S	**No Fluid Heat Option for Fuel Filter**	**0**
2921310	S	**No Electric Heat Option for Fuel Filter**	**0**
3010400	O	**Engine Protection Shutdown w/ Label** Includes oil pressure, oil temperature, coolant temperature, and intake manifold temperature.	**0**
3114270	S	**High Efficiency Cooling System** Cooling module is a combination of steel and aluminum components, with aluminum connections to maximize performance and cooling capability. Silicone radiator & heater hoses enhance value, durability, & reliability. Constant tension band clamps reduce leaks. Chevron Delo Extended Life Coolant (NOAT) extends maintenance intervals reducing maintenance costs. Anti-freeze effective to -30 degrees F helps protect the engine. Low coolant level sensor warns of low coolant condition to prevent engine damage. Radiator Size by Model: 520 1202 sq in, 579 1456.9 sq in, 535/536/537/548 949.3 sq in, 537/548 VOC 1000.3 sq in, 567 1379 sq in.	**0**
3120320	O	**Bugscreen**	**5**
3120450	S	**Stainless Steel Grille**	**0**
3261980	S	**Heavy Duty Air Cleaner** Molded rubber air intake connections with lined stainless steel clamps seal to prevent contaminants in air intake.	**0**
3367200	S	**Exhaust Vertical LH DPF/SCR** LH Back of Cab Vertical, Single Module	**0**

Sales Code	Std/ Opt	Description	Weight
3381860	O	**Exhaust 90 Degree Diffuser**	**0**
Transmission & Equipment			
4052970	O	**Allison 4500 RDS-P Transmission, Gen 6** Rugged Duty Series	**390**
4210190	O	**1810 HD Driveline, 1 Midship Bearing** 4.5in x .180 wall tubing	**15**
4216590	O	**1710 Driveline Interaxle** For tandem rear axles	**-5**
4250490	U	**Allison RDS, Pkg 170**	**0**
4252890	O	**Allison FuelSense Not Desired** Dynamic Shift Sensing	**0**
4252950	O	**Omit Allison Neutral At Stop**	**0**
4256020	S	**Console Mounted Push Button Shifter**	**0**
4256350	O	**Auto Neutral AK, Allison HD/RDS** Single steer left-hand or right-hand, add code 4540940 if plumbed to flip valve to actuate service brakes is desired	**0**
4256740	O	**Allison 6-Speed Configuration, Wide Ratio Gears** Allison 4500 transmission only	**0**
4256870	O	**Allison Output Function S Neutral Indicator** Allison output function S Neutral Indicator for PTO. Required on Refuse Packer Applications. With this configuration NEUTRAL only, PTO engagement is permitted only when the transmission is in Neutral. Once the transmission is in Neutral, the PTO is automatically engaged and fast idle is initiated when the PTO switch is on. In addition with this configuration Pack-on-the-fly, the PTO is automatically engaged and fast idle is initiated when the PTO switch is On concurrently with shifting of the transmission to Neutral.	**0**
Air & Trailer Equipment			
4510210	S	**Bendix AD-HF EP Air Dryer, Heater** Coalescing filter, extended purge. Bendix AD-HF air filters protects the life of your engine system and components. Proven PuraGuard oil coalescing technonlgy in the the air dryer catridge. This oil coalescing filter ensures the removal of oil and oil aerosols before they can contaminate the moisture removing desiccant.	**0**
4520180	O	**Air Tank Valve Guards**	**0**
4540420	S	**Nylon Chassis Hose**	**0**
4542320	O	**Central Location For Air Tank Drain Valves** Wire braid hose to air tanks. (Not available with optional drain valves.)	**4**
4543320	S	**Steel Painted Air Tanks** All air tanks are steel with painted finish except when Code 4543330 Polish Aluminum Air Tanks is also selected (then exposed air tanks outside the frame rails will be polished aluminum). Peterbilt will	**0**

Sales Code	Std/ Opt	Description	Weight
		determine the optimal size and location of required air tanks. Narratives requesting a specific air tank size or location will not be accepted for factory installation. See ECAT to determine number or location of air tanks installed.	
4611160	O	**Body Connection Harness, Heil**	**0**
4612000	O	**Route AE Lines To Allow Welding Of Sub Frame** To top of frame 8" forward of back-of-cab to end-of-frame	**0**
Tires & Wheels			
5004040	S	**FF: CN 20ply 315/80R22.5 HAU3 WT** Efficiency Rating: Fair Waste transportation and other high scrub, urban applications.	**0**
5104040	O	**RR: CN 20ply 315/80R22.5 HAU3 WT** Efficiency Rating: Fair Waste transportation and other high scrub, urban applications.	**392**
5190008	S	**Code-rear Tire Qty 08**	**0**
5220530	O	**FF: Alcoa 89U647 22.5X9.00 High Polish** Aluminum, Ultra ONE wheels with MagnaForce alloy.	**-94**
5320530	O	**RR: Alcoa 89U647 22.5X9.00 High Polish** Aluminum. Ultra ONE wheels with MagnaForce alloy.	**-216**
5390008	S	**Code-rear Rim Qty 08**	**0**
Fuel Tanks			
5552130	O	**26" Aluminum 80 Gallon Fuel Tank RH BOC** Paddle handle filler cap with threadless filler neck. Top draw fuel plumbing reduces chance of introducing air into the fuel system during low fuel level conditions due to the central placement of fuel pickup tube. Wire braid fuel lines increase durability & reduce potential for leaks.	**13**
5603080	O	**Location RH BOC 80 Gallon** Fuel tank.	**0**
5650490	S	**Fuel Cooler** Required with single fuel tank	**0**
5652890	S	**DEF Tank Mounted LH BOC** Models 220 and 520 mounted left hand back-of-cab.	**0**
5652980	S	**DEF To Fuel Ratio Between 1:1 And 2:1**	**0**
5655069	S	**DEF Tank 520, 7.3 Gal**	**0**
Battery Box & Bumper			
6011070	O	**Aluminum Battery Box LH Frame Mtd Back-of- Fender** Aluminum battery box left hand frame mounted back-of-fender. 8" Below top of frame.	**0**
6122810	O	**Steel Bumper Swept Back Painted** Requires bumper extension, includes two front tow eyes with pins	**2**
Cab & Equipment			

Sales Code	Std/ Opt	Description	Weight
6501080	S	**53" LCF ProBilt Cab LH Drive** Includes steel frames with alum and fiberglass panels, all alum doors, dual door stops, door locks, tinted safety glass thru-out, cab and door mounted entry grab handles, 65 degree hydraulic tilt, stainless steel grille, dual rear cab fenders, service module BOC (cab tilt pump, oil fill and dipstick, coolant fill and check, fluid fill and dipstick for auto trans), door mounted armrests, power windows, doghousefull insulation, rubber floor mats, ergonomic center control console, removable instrument panel, Driver Information Display, LED backlit gauges, adjustable side flip-down interior sunvisor, 16" steering wheel with integrated horn button, tilt/telescopic adjustable column, over-door storage, driver and passenger side cup holders, USB charging port and 12VDC charging outlet, header includes HVAC controls and 12V power connection behind header cover, rear cab corner windows, 18" bolt-on step each side, self-canceling turn signals and front directional and side mounted turn signals.	**0**
6540160	S	**Thermal Insulation Package in Cab** The thermal insulation package is designed to make the cab thermally efficient in extreme temperatures. The model 520 adds insulation surrounding the doghouse to reduce engine heat transmitted to the cab.	**0**
6800500	S	**4.5" Rubber Flares On Cab** And wheel well fenders	**0**
6914160	O	**Sears C2 Plus Premium Driver Seat** Enhanced for operator comfort with a 1" thicker foam cushion with flat bolsters for greater surface area coverage. Countoured metal seat and back pans add to overall ergonomic design with air lumbar supprt. Comes with quick attach seat and back cushions for ease of service and replacement.	**0**
6921720	S	**Peterbilt Passenger Seat**	**0**
6931120	O	**Seat Belt Color Orange IPO Standard Black**	**0**
6934070	O	**Driver Headrest For C2+ Seat Only** Includes headrest only.	**3**
6939400	O	**Air Ride Driver**	**43**
6939430	O	**Mid Back Driver**	**0**
6939470	S	**Vinyl Driver**	**0**
6939500	O	**Air Ride Passenger**	**43**
6939520	O	**High Back Passenger**	**0**
6939570	S	**Vinyl Passenger**	**0**
7000000	S	**Gray Interior Color**	**0**

Sales Code	Std/ Opt	Description	Weight
		Includes ABS Gray Headliner & Rear Cab Panel, Gray Vinyl Engine Tunnel Cover. For LH, RH, and Dual Steer Dual Seated Power Windows are standard on both doors. For Dual Steer RH stand-up the LH Window is Power and the RH Window is a Manual Sliding window.	
7001520	S	**Adjustable Steering Column - Tilt/Telescope**	**0**
7001620	S	**Steering Wheel With Peterbilt Logo** Steering Wheel with embossed Peterbilt logo over horn button.	**0**
7040020	O	**Diamond Plate Floor Covering on Driver side floor** in place of Rubber Mat. In Dual Steer application RH Diamond Plate covering is standard. Single drive applications the Diamond Plate is optional.	**6**
7110680	S	**Exterior Cab Entry Grabhandle** Textured; NFPA compliant. Available on Day Cab specifications only.	**0**
7220150	O	**Rear Window Back of Cab Dark Tint** 18.5in X 54in	**0**
7230350	S	**2-Piece Flat Windshield**	**0**
7322010	S	**Combo Fresh Air Heater/Air Conditioner** With radiator mounted condenser, dedicated side window defrosters, Bi-Level Heater/Defroster Controls, 54,500 BTU/HR, and silicone heater hoses.	**0**
7560100	O	**Mirrors SSTL Each Side Heated and Motorized** with Switch on Door.	**-7**
7561400	O	**Look Down Mirror Mounted Front Of Cab** Opposite side of the driver position. Stainless steel.	**0**
7561450	O	**(4) Convex 8 Inch SSTL Mirrors; (2) Center** These optional convex mirrors provide enhanced rearward visibility by allowing the driver to see the operation of front-end loader arms or other obstacles that may interfere with operation in refuse services. The mirrors have an off-center mounting that maximizes adjustability for field of view. Dual door stops are included with these mirrors for added protection to the mirrors during cab entry and exit. Includes 4 convexed 8" stainless steel mirrors and 2 center mounted under (heated) and 2 center mounted over mirror bracket (non-heated). Includes dual door stops.	**4**
7610020	S	**(1) Air Horn 15" Painted** Mounted under cab.	**0**
7722120	O	**ConcertClass, AM/FM, Weatherband, 3.5 Aux**	**10**
7725740	O	**Midlevel Speaker Package For Cab** (4) Speakers	**6**
7728030	O	**Radio Mute When In Reverse** For automatic or automated transmission	**0**
7728040	O	**Bluetooth Phone and Audio Requires USB Port**	**0**
7728050	O	**USB Port**	**0**

Sales Code	Std/ Opt	Description	Weight
7788335	S	**Global Telematics Hardware**	**0**
7851330	O	**Cab Tilt Pump Air Assist**	**0**
7851580	O	**Front Cab Guard, Painted Black**	**15**
7851870	O	**Rain Gutters Over Driver and Passenger Doors**	**8**
7852150	S	**Peterbilt Pantograph Windshield Wipers** With intermittent feature.	**0**
7900090	O	**Triangle Reflector Kit, Ship Loose** Florescent triangle emergency road flares are designed to meet and exceed all DOT standards.	**13**
7900270	O	**Fire Extinguisher, Cab Mounted** Hazmat approved UL listed/rated ABC	**12**
7900970	S	**Backup Alarm Wiring To EOF**	**0**
8011800	O	**Drive Axle #1 Front Oil Temperature Gauge** Located in Digital Cluster Display.	**0**
8011810	O	**Drive Axle #2 Rear Oil Temperature Gauge** Located in Digital Cluster Display.	**0**
8011850	S	**Transmission Oil Temperature (Main)** Located in Digital Cluster Display.	**0**
8021315	S	**Air Restriction Indicator** Mounted on exhaust stanchion	**0**
8021800	U	**Air Filter Restriction Pressure Gauge**	**0**
8021810	O	**Brake Application Air Pressure (Tractor)** Located in Digital Cluster Display.	**0**
8070390	O	**Engine Hourmeter Gauge** Located in Digital Cluster Display	**0**
8070450	O	**Engine PTO Hourmeter Gauge** Located In Digital Cluster Display	**0**
8070810	O	**Engine Manifold Pressure (Turbo Boost)** Located in Digital Cluster Display	**0**
8070820	O	**Engine Percent Torque** Located in Digital Cluster Display	**0**
8070860	O	**Main Instrumentation Panel** Digital Cluster 7" Display includes: Physical (Analog) - Speedometer, Tachometer, Oil Pressure, Coolant Temp and Display Gauges - Fuel Level, DEF Level, DPF Filter Status, Fuel Economy, Volts Telltale, OAT and Primary Air Pressure, Secondary Air Pressure for air brake trucks.	**0**
8070940	O	**Voltmeter Gauge (MD/520 Only)** Located in Digital Cluster Display	**0**
8110150	O	**Headlights Single Rectangular LED** Model 520 LED headlights provide outstanding brightness and coverage that can help with driver eye-fatigue. LED headlights are	**0**

Sales Code	Std/ Opt	Description	Weight
		easy to install, long lasting, energy efficient and cost effective and they provide improved headlight brightness.	
8120570	S	**(5) LED Clearance With (2) LED Marker Lights** Includes (5) lights mounted on roof of cab and (1) cab side marker light mounted in front of each cab door	**0**
8133900	S	**None Furnished Stop/Tail/Backup Lights** Available with full truck only, not available with tractor	**0**
8134160	O	**Self-Canceling Turn Signal**	**2**
Paint			
8500700	O	**Non-Performing Paint Color Selection** Cab/Hood/Sleeper-No Warranty	**0**
8530770	O	**(1) Color Axalta Two Stage - Cab/Hood** Base Coat/Clear Coat N85020 A - L9999EY NON PERFORMING PAINT N85700 BUMPER L0001EA BLACK N85500 CAB ROOF L9999EY NON PERFORMING PAINT N85200 FRAME L0001EA BLACK	**0**
8531320	O	**Axalta Two Stage Effect - Metallic/Pearl** Cab/Hood & Sleeper Only	**0**
Shipping Destination			
Options Not Subject To Discount			
9400090	S	**Peterbilt Class 8 Standard Coverage** 1 year/100,000 Miles (160,000 km)	**0**
9400094	S	**PACCAR PX-9 Standard Coverage** 2 yrs/250,000 mi (402,336 km)/6,250 hrs	**0**
9400598	O	**No Warranty-Non-Performing Cab/Hood/Sleeper** ***Narr*** *1021406EY*	**0**
9407147	O	**Fuel Price Index Factor $0 NET**	**0**
9408529	O	**Allison Surcharge 4000 Series Transmission**	**0**
9408634	O	**SmartLINQ RD - 5YR Sub** PACCAR PX Engines	**0**
9408703	O	**Base Warr: Emissions 5YR/100K MI-EPA Engine**	**0**
Miscellaneous			
9409059	O	**State Of Registry: Florida**	**0**
9409645	O	**Model Year 2025 Engine**	**0**
9409749	O	**2024 Series Emissions Engine**	**0**
Promotions			

Sales Code	Std/ Opt	Description	Weight

Special Requirements

Special Requirement 1 0098170
Special Requirement 2
Special Requirement 3
Special Requirement 4

Order Comments

Total Weight (lbs) 18,723

Any price increase as the result of force majeure, rising costs of components (including but not limited to material shortages) or government tariffs are not included in the quoted price and will be the financial responsibility of the customer.

Prices and Specifications Subject to Change Without Notice.

Unpublished options may require review/approval.
Dimensional and performance data for unpublished options may vary from that displayed in CRM.

PRICING DISCLAIMER

While we make every effort to maintain the web site to preserve pricing accuracy, prices are subject to change without notice. Although the information in this price list is presented in good faith and believed to be correct at the time of printing, we make no representations or warranties as to the completeness or accuracy of this information. We reserve the right to change, delete or otherwise modify the pricing information which is represented herein without any prior notice. We carefully check pricing specifications, but occasionally errors can occur, therefore we reserve the right to change such prices without notice. We disclaim all liability for any errors or omissions in the materials. In no event will we be responsible for any damages of any nature whatsoever from the reliance upon information from these materials. Please check your order prebills to confirm your pricing information

TAMPA CRANE & BODY

5701 N 50th St.
Tampa, FL 33610
(813) 246-5510 (Office)

OPPORTUNITY NAME	PURCHASE AGREEMENT DATE	EXPIRATION	EST. DELIVERY UPON ORDER RECEIPT	FOB POINT	TERMS
Rush-Bradenton-FEL	10-13-2025			Tampa	Due on Receipt

CUSTOMER INFORMATION:

Salesperson. Brandon Pritchett

Customer: Rush Truck Center-Tampa **Contact:** Paul Canadine

Address: 8111 Adamo Drive, Tampa, FL 33619

Phone: (813)559-2329 Cell Phone: (813)716-5128 Email Address: canadinep@rushenterprises.com

EQUIPMENT DESCRIPTION

INV Number	Year	Make	Model
INV-00003075	2025	Heil	Half-Pack

INVENTORY SPECS

HalfPack Commercial 28 Cubic Yard
Unit Options

Add Sump to Body *CURBSIDE ONLY
Front Mount Vane Pump
Left Hand Dual Axis Joystick - Electric Controlled
Multi-Function Lights
Body Side Backing Assist Lights - LED
Dual Oval Flat LED Strobes Mounted Mid-T/G - in-cab switch, pump on, and reverse activated
Preco™ Back Up Alarm
Base 3rd Eye® Single Camera System with 7" Monitor and Single Camera Mounted on Tailgate
Add on 3rd Eye® Camera (Hopper)
1/4" AR400 Body Floor in lieu of standard 3/16" AR400
Sliding Top Door - Steel - May not be compatible with roof mounted CNG system
Universal Steel Frame Cab Protector With Steel Sheet
Cab Protector Extension Raise - Manual Jack
Tailgate Mounted Roof Access Ladder Steel *Not available with CNrG Tailgate Option*
Second 20 lb. Fire Extinguisher (Will be mounted to Curb side Hopper, if unable will be mounted under body)
Extendable Broom Kit - Mounted Curbside of Body
Bolt On Fender Extension Kit - Keeps Body Clean of Road Spray
Butterfly Style Quick Disconnects In Lieu of Service Loop Plumbing
Tool Box Bumper Mount - Steel - 18"x18"x24"
Customized Paint Color - Paint Color Code NOT included in the Color Smart Brochure

Trade In Information

Trade In Year	Trade In Make	Trade In Model	Trade In Amount

Add Ons Price each	Misc Charge Details
$0.00	

TERMS OF SALE:

Purchase Price Each:		**$187,000.00**
Purchase Quantity:		**1**
Total		**$187,000.00**
Add Ons Total		**$0.00**
Less Trade in value(s):		
Sales Tax: Applicable sales taxes will be applied to final invoice.		**TBD**
Federal Excise Tax 12%		
Federal Excise Tax Total		**$0.00**
Title, Registration, and Dealer Fees	**total**	**$0.00**
Freight Each:		**$3,500.00**
Total Freight:		**$3,500.00**
Total Amount Due:	****If a deposit is required, a deposit invoice will follow. ****	**$190,500.00**

TERMS AND CONDITIONS:

1. Customer's responsibilities. Customer agrees to pay Tampa Crane & Body (Tampa Crane) all charges required by law to be collected, including without limitation all tag, title, license, and all federal, state, and local taxes. Although Tampa Crane has used its best efforts to accurately state the amounts due under this Agreement, Customer remains liable for any additional amounts which may be assessed by law against Tampa Crane. Unpaid or past due balances will be assessed a 1.5% per month interest charge, (18% per annum).

2. Deposit. Should Tampa Crane fail to accept this offer or be unable to deliver the vehicle as promised, the Customer's sole remedy against Tampa Crane shall be a return of the deposit as liquidated damages. Should Customer fail to take delivery of the vehicle for any reason or otherwise breach this agreement, Tampa Crane may elect to retain the deposit, and sue for any actual damages incurred by Tampa Crane for work done, costs incurred, and for any incidental or consequential damages caused by Customer's breach.

3. Warranties. All used vehicles are sold **"AS IS, WITHOUT WARRANTY", either express or implied. Tampa Crane SPECIFICALLY DISCLAIMS ALL WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, AND ALL OTHER REPRESENTATIONS TO THE CUSTOMER NOT EXPRESSLY SET FORTH IN THIS AGREEMENT.** No other person is authorized to make any representations or warranties on behalf of Tampa Crane, unless made or assumed in writing by Tampa Crane.

4. Limitation of Liability. Customer shall have the right to fully inspect the vehicle at the time of delivery. Acceptance of the vehicle constitutes Customer's waiver of all claims against Tampa Crane for all actual, incidental or consequential damages, including without limitation: a) loss, damage or delays for any reason; b) failure to supply any property ordered hereunder unless Tampa Crane receives notification of such failure within one week of delivery; c) loss of use, loss of time, lost profits or income; d) changes in design, materials or specifications explicitly specified by the Customer; e) modifications to the vehicle that the Customer specifies to be performed by others; and f) defects in design, materials or workmanship unless Tampa Crane receives notification of such defects within one week of delivery.

Customer shall defend, indemnify and hold harmless Tampa Crane and its subsidiaries and affiliated companies, their officers, agents and employees against all loss, liability and expense, including reasonable attorney's fees, by reason of bodily injury including death, and property damage, sustained by any person or persons including but not limited to the officers, agents and employees of Customer, as a result of the Customer's maintenance, use, operation, servicing, transportation, defect in or failure of the vehicle, whether such bodily injury, death or property damage is due or claimed to be due in whole or in part, to any neglect, default, defect, fault, failure, act or omission, by or on behalf of Tampa Crane, its officers, agents and employees or any other person, including but not limited to any claims of strict liability in tort, breach of warranty, and/or negligence.

5. Modifications by Others. Customer acknowledges that any requested modifications to the vehicle that the Customer specifies to be performed by others are Customer's sole responsibility, and Customer shall reimburse Tampa Crane for the cost of such modifications, regardless of whether Customer takes delivery of the vehicle. Tampa Crane is not liable for any defects in design, materials or workmanship, or any errors or omissions by such third parties.

6. Miscellaneous. Risk of loss shall pass to the Customer upon acceptance of delivery of the vehicle. A facsimile of this agreement shall have the same legal effect as an original hereof. Venue for any actions involving this agreement, including counterclaims, crossclaims or third-party claims shall be exclusively in Hillsborough County, Florida, and this agreement shall be construed under the laws of the State of Florida. This agreement may not be assigned by Customer. This agreement expresses the entire agreement

of the parties. If any part hereof is contrary to, prohibited by or deemed invalid under applicable laws or regulations of any jurisdiction, such provision shall be inapplicable and deemed omitted but shall not invalidate the remaining provisions hereof. In the event that Tampa Crane is required to employ an attorney to enforce any of the terms of this agreement, Customer shall be liable for all reasonable attorney's fees and costs, regardless of whether suit is instituted, through and including all trials, appeals and bankruptcy proceedings.

I HAVE READ AND UNDERSTAND THE ABOVE TERMS AND CONDITIONS.

CUSTOMER:		**Tampa Crane REPRESENTATIVE:**	
_____	Signature	_____	Signature
_____	Print Name	_____	Print Name
_____	Customer PO Number	_____	Date
_____	Date	_____	Contact Email
		_____	Contact Cell

Tampa Crane & Body
5701 N 50th St.
Tampa, FL 33610
(813) 246-5510 (Office)

AGENDA ITEM NO. 6.o

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Garret Falconer, Public Works & Utilities
ITEM TYPE:	Agreement
AGENDA SECTION:	CONSENT AGENDA
SUBJECT:	Purchase Approval of a 2026 Peterbilt 537 Petersen Grapple Loader
SUGGESTED ACTION:	Staff recommends approving the purchase of one 2026 Peterbilt 537 Petersen Grapple Loader from Rush Truck Centers, for a total cost of $255,356.25.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new 2026 Peterbilt 537 Petersen Grapple Loader will replace an aged, end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 46053412-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of one 2026 Peterbilt 537 Petersen Grapple Loader.

ATTACHMENTS:
Quote from Rush Truck Centers

Rush Truck Center, Tampa
8111 East Adamo Dr.
Tampa, FL 33619
800-575-7383

Customer Proposal Letter

City of Bradenton
1300 6th Street West
Bradenton, FL 34208

Thank you for trusting us with your business. Please review the proposal below, and if you approve, sign and return to us at your convenience. We look forward to working with you and will continue to do our best to earn your trust now and in the future.

VEHICLE INFORMATION

Year 2026 Make Peterbilt Model 537 Stock # TBD Serial # TBD

Additional Vehicle Details: Florida Sheriffs Bid 25-VEH23.0 Spec #65 All Fees Included
2026 Peterbilt 537 PETERSEN GRAPPLE LOADER

Quantity		Total
Truck Price per Unit	$ 253,825.75	$ 253,825.75
F.E.T. (Factory & Dealer Paid)	$ 0.00	
Net Sales Price	$ 253,825.75	$ 253,825.75
Optional Extended Warranty(ies)	$ 1,520.00	$ 1,520.00
State Sales Tax		
Documentary Fee	$ 0.00	$ 0.00
Battery Disposal Fee	$ 4.50	$ 4.50
Tire Recycling Program	$ 6.00	$ 6.00
RushCare Service Subscription[1][2] 12 months	$ 0.00	$ 0.00
Total Sales Price	$ 255,356.25	$ 255,356.25
Trade Allowance (see DISCLAIMER Below)		
Deposit / Down Payment		
Unpaid Balance Due on Delivery	$ 255,356.25	$ 255,356.25

Sales Representative _____ Signature — Paul Canadine Printed Name — Date

Purchaser _____ Signature — Printed Name / Title — Date

Accepted by Sales Manager or General Manager _____ Signature — Printed Name — Date

Quote good until 11/13/2025 **Note: The above Customer Proposal is a quotation only. Sale terms subject to approval of Sales Manager of Dealer.**

DISCLAIMER: Any order based on this Proposal is subject to Customer executing Dealer's standard form Retail Sales Order and other required documents incorporating the above terms. Any documentary fees, FET, state tax, title, registration and license fees subject to adjustment and change. This Proposal is based upon Dealer's current and expected inventory, which is subject to change. Dealer is not obligated to retain any specific vehicles in stock, nor maintain any specific inventory levels. Dealer shall not be obligated to fulfill Proposal in event quoted vehicle(s) is not in stock or available within requested delivery schedule. **Manufacturer has reserved the right to change the price to Dealer of any vehicle not currently in Dealer's stock, without notice to Dealer. If a vehicle identified in this Proposal is not currently in Rush's stock at the time an order is placed by the Customer, Dealer reserves the right to change the vehicle price at any time to reflect any price increases imposed by the Manufacturer.** Dealer shall not be liable for any delay in providing or inability to provide Quoted Vehicle(s). Above listed Trade Value based upon current appraisal of Trade Vehicle(s). Dealer may adjust Trade Value of Trade Vehicle(s) to reflect changes in condition and/or mileage of Trade Vehicle(s) between date of current appraisal and acceptance of the Trade Vehicle by Customer.

[1] Includes subscription period for # of specified months. [2] Customer's use of RushCare Service is governed by the RushCare User Agreement located at https://www.rushtruckcenters.com/rushcare-user-agreement. [3] Customer's use of Telematics Services is governed by separate 3rd party license terms and Rush is not liable for the Telematic Service. (4) Gap Coverage is provided and administered by an independent 3rd party provider under a separate contract directly between Customer and the 3rd party provider.

www.rushtruckcenters.com

Rush Truck Center – Tampa | 8111 East Adamo Drive, Highway 60 | Tampa, Florida 33619 | 813-664-1441 Direct | 813-626-5024 Fax

Florida Sheriffs Bid 25-VEH23.0 Spec #65 All Fees Included
2026 Peterbilt 537 PETERSEN GRAPPLE LOADER

Option Code	Description	Contract Pricing
Spec #65	Peterbilt 537 Base Price	$ 102,010.50
4052920 / 4052930	ALLISON 3000 /3500 RDSP TRANSMISSION, GEN 5	$ 9,925.00
4256920	DASH MOUNTED PUSH BUTTON SHIFTER	$ 537.00
4210320	1710 HD DRIVELINE, 2 MIDSHIP BEARINGS	$ 1,121.00
514000	10-3/4 STEEL RAILS	$ 565.00
611330	ZINC COATED ANTI CORROSION FRAME	$ 343.00
1354850	FRONT: PHP10 IRON PRESET PLUS HUBS AIR DISC	$ 594.00
1511430	REAR: MERITOR RS21-160 21,000 LB	$ 1,451.00
1616305	REAR: PHP10 IRON PRESET PLUS HUBS AIR DISC	$ 870.00
2073512	PACCAR PX7 280@2400 GOV@2600 660@1600	$ 2,128.00
WARRANTY	PP1 5 YEAR / 150,000 MILES	$ 1,520.00
PETERSEN IND.	MODEL ROUTE ASSISTANT GRAPPLE LOADER	$ 134,281.25
State	Tire Recycling Fee	$ 6.00
State	Battery Recycling Fee	$ 4.50
	Total	**$ 255,356.25**

Rush Peterbilt Truck Ctr. (P476)
8111 E. Adamo Drive
Tampa,, Florida 33619

City Of Bradenton
1300 6Th Street West
Bradenton, Florida 34208
United States of America

PAUL CANADINE
Cell Phone: 813-716-5128
Office Phone: 813-664-1441
Email: canadinep@rushenterprises.com

JAMES MORA

Vehicle Summary

Unit	
Model:	Model 537
Type:	Full Truck
Description 1:	PX7 ALLISON 3000
Description 2:	PETERSEN GRAPPLE 10.14.25
Application	
Intended Serv.:	Utility Dump - On Highway
Commodity:	Other Commodity
Body	
Type:	End Dump
Length (ft):	24
Height (ft):	13.5
Max Laden Weight (lbs):	1000
Trailer	
No. of Trailer Axles:	0
Type:	
Length (ft):	0
Height (ft):	0
Kingpin Inset (in):	0
Corner Radius (in):	0
Restrictions	
Length (ft):	40
Width (in):	102
Height (ft):	13.5

Chassis	
Fr Axle Load (lbs):	12000
Rr Axle Load (lbs):	21000
G.C.W. (lbs):	33000
Road Conditions:	
Class A (Highway)	90
Class B (Hwy/Mtn)	10
Class C (Off-Hwy)	0
Class D (Off-Road)	0
Maximum Grade:	6
Wheelbase (in):	256
Overhang (in):	70
Fr Axle to BOC (in):	67.5
Cab to Axle (in):	188.5
Cab to EOF (in):	258.5
Overall Comb. Length (in):	366

Special Req.

Approved by: _____ **Date:** _____

Note: All sales are F.O.B. designated plant of manufacture.

Sales Code	Std/ Opt	Description	Weight
Base Model			
0005371	S	**Model 537** The Peterbilt Model 537 is highly versatile to take on the big jobs. It is available as a Class 7 truck or tractor with a GVW up to 33,000 lbs. With a full range of suspensions and an available all-wheel-drive configuration, the 537 is the perfect match for applications such as wrecker, tanker, beverage delivery, and municipal utilities just about any job you can throw at it.	**9,870**
0091200	S	**Other Commodity**	**0**
0093370	O	**Utility Dump - On Highway** Truck or tractor without liftable trailing axle which carries bulk materials (excavated earth, sand/gravel, asphalt, demolition debris, etc.) and unloads by dumping out the back, over the side of the body, or out the bottom of the trailer.	**0**
0095170	O	**End Dump**	**0**
0098170	S	**United States Registry** Canadian Registry PackageRequires Air Conditioning Excise Tax Canada, Speedometer to be KPH ipo MPH, Daytime Running Lights and Rubber Battery Pad in Bottom of Battery Box.	**0**
Configuration			
0200700	S	**Not Applicable** Secondary Manufacturer	**0**
Frame & Equipment			
0514000	O	**10-3/4" Steel Rails To 354"** 10.75x3.5x.375 Dimension, 2,136,000 RBM; Yield Strength: 120,000 psi. Section Modulus: 17.8 cubic inches. Weight: 1.74 lbs/inch pair	**548**
0611300	O	**Heavy Duty 5-Piece Crossmember BOC IPO Standard** Class 5, 6, 7	**20**
0611330	O	**Zinc Coated Anti Corrosion Treated Frame Rails** Requires Frame Rail Code. Zinc Phosphate coating will replace the standard frame rail primer and provide added corrosion prevention for your customer's operating in severe conditions or in climates where vehicle rust is common.	**2**
0611790	O	**Aluminum Frame Rail Crossmembers** Excludes suspension	**-7**
0612230	O	**Custom Wheelbase or Overhang** Engineering approval may be required.	**0**
0613095	O	**3-Piece Suspension Crossmembers**	**0**
0644090	S	**EOF Square without Crossmember** End-of-frame square without crossmember. For use with body builder installed crossmember.	**0**
0651090	S	**Omit Rear Mudflaps and Hangers**	**0**

Sales Code	Std/ Opt	Description	Weight
Front Axle & Equipment			
1012130	O	**Meritor MFS+12 12,000 lb, 3.5 in. Drop** Axle is designed for applications with a gross axle weight rating (GAWR) of 12,000 pounds. Axles include special low-friction bushings, double draw keys and integral thrust bearing and seal design for durability, low maintenance and ease of service	**322**
1111160	S	**Mono-Leaf Springs, Shocks, 12,000 LBS.**	**0**
1243040	S	**Power Steering Sheppard HD94** Sheppard HD94 power steering gear is a light weight version of heavy duty line-haul power steering gear. For use with 10,000 to 13,200 lb. axle ratings.	**0**
1250180	O	**Power Steering Reservoir Frame Mounted** The power steering reservoir is a steering system that eases drivability by applying hydraulic pressure to the steering gear.	**0**
1354850	O	**PHP10 Iron PreSet PLUS Hubs - Air Disc** Preset iron hub assemblies are designed for demanding conditions and require less maintenance while stilll overing dependability and superior performance. Precisely engineered to minimize roller stress under heavy loads and increase bearing life when used in demanding conditions such as wide-based single wheels and misalignment due to spindle wear.	**27**
1380290	O	**Bendix Air Disc Front Brakes** Bendix air disc front brakes use a floating caliper design to provide foundation braking on all axles and complies with reduced stopping distance regulations.	**30**
1380470	O	**Meritor Wide Track IPO Standard, Front Axle** Meritor wide track front axle offers greater turning radius and ease of service. MFS+ 3.5" Drop / MFS 3.74" Drop. 71in KPI IPO 69in with MFS and MFS+ axles.	**15**
Rear Axle & Equipment			
1511430	O	**Meritor RS21-160 21,000 lb** Laser factory axle alignment to improve handling & reduce tire wear. Magnetic rear axle oil drain plug captures & holds any metal fragments in drive axle lube to extend service life. Parking brakes on all drive axles for optimal performance. Cognis EMGARD® FE 75W-90 synthetic axle lube provides over 1% fuel economy improvement. Reduces wear & extends maintenance intervals, resulting in increased uptime. Provides improved fluid flow to protect components in extreme cold conditions & withstand the stress from high temperatures, extending component life.	**94**
1616305	O	**PHP10 Iron Preset + Hubs - Air Disc**	**0**
1616310	O	**Severe Service Disc Brake Rotor** Severe Service Disc Brake Rotor for refuse applications.	**14**
1680500	S	**SBM Valve** Full trucks require a spring brake modulation (SBM) system for emergency braking application. This system requires an SBM valve	**0**

Sales Code	Std/ Opt	Description	Weight
		and a relay valve with spring brakes on the rear axles. The SBM valve allows the foot valve to operate the rear axle spring brakes if a failure exists in the rear air system.	
1680795	O	**Diff Lock, Single Drive Axle with Speed Interlock**	**30**
1680950	S	**Stability System Not Selected Or Not Available**	**0**
1682430	S	**Anti-Lock Braking System (ABS) 4S4M** ABS-6. Includes air braking system.	**0**
1684200	S	**Synthetic Axle Lubricant All Axles** Peterbilt heavy duty models include Fuel Efficient Cognis EMGARD FE75W-90 which provides customers performance advantages over current synthetic lubricants with reduced gear wear and extended maintenance intervals, resulting in increased uptime. In addition, the lubricant provides improved fluid flow to protect gears in extreme cold conditions and withstand the stress from high temperatures, extending component life.	**0**
1687080	O	**Air Disc Rear Brakes, Single Drive Axle**	**0**
1706140	O	**Ratio 6.14 Rear Axle**	**0**
1816020	O	**Reyco 79KB Multi Leaf 23,000 Lb**	**-35**
1911280	O	**Reyco Helper Springs 3,000 lb** For use with Reyco 79KB suspension	**60**
Engine & Equipment			
2073512	O	**PACCAR PX-7 280@2400 GOV@2600 660@1600** Performance (2024 Emissions) N21350 C121 64....Maximum Accelerator Pedal Ve N21370 C128 64....Maximum Cruise Speed (P059) N21460 C132 1400..Max PTO Speed (P046) N21520 C133 5.....Timer Setting (P030) N21610 C188 39....Low Ambient Temperature Thre N21620 C189 60....Intermediate Ambient Tempera N21630 C190 80....High Ambient Temperature Thr N21550 C206 35....Engine Load Threshold (P516) N21340 C209 120...Hard Maximum Speed Limit (P1 N21510 C225 YES...Enable Idle Shutdown Park Br N21450 C231 NO....Gear Down Protection (P026) N21570 C233 NO....Idle Shutdown Manual Overrul N21440 C234 NO....Engine Protection Shutdown (N21480 C238 NO....Auto Engine Brake in Cruise N21470 C239 NO....Cruise Control Auto Resume (N21430 C333 0.....Reserve Speed Limit Offset (N21410 C334 0.....Maximum Cycle Distance (N202 N21590 C382 YES...Enable Hot Ambient Automatic N21500 C395 0.....Expiration Distance (N209) N21530 C396 YES...Enable Impending Shutdown Wa	**0**

Sales Code	Std/ Opt	Description	Weight
		N21540 C397 60....Timer For Impending Shutdown N21320 C399 100...Standard Maximum Speed Limit N21400 C400 252...Reserve Speed Function Reset N21420 C401 10....Maximum Active Distance (N20 N21330 C402 0.....Expiration Distance (N207)	
2091120	S	**EMUX Electronics Architecture**	**0**
2091305	O	**Engine Idle Shutdown Timer Enabled**	**0**
2091315	O	**Enable EIST Ambient Temp Overrule**	**0**
2091372		**Eff EIST NA Expiration Miles**	**0**
2091640		**Effective VSL Setting NA**	**0**
2092014	O	**Typical Operating Speed 65 MPH**	**0**
2092033	O	**Powertrain Optimized for Balance** Best analysis for vehicles where service includes frequent start and stop cycles.	**0**
2140460	S	**Remote PTO/Throttle, 12-Pin, 250K BOC/BOS** J1939, Remote Control Provision	**0**
2140670	O	**EPA Emission Warranty**	**0**
2140700	S	**EPA Engine Idling Compliance**	**0**
2513060	S	**PACCAR 160 Amp Alternator, Brushed** PACCAR 160 AMP alternator, brushed producing 160 Amps at road speed and 100 Amps at idle.	**0**
2522160	S	**PACCAR 12V Starter** PX-7 Engine Only	**0**
2538030	S	**2 PACCAR Premium 12V Starting Batteries 2000 CCA** Threaded stud type terminal. Stranded copper battery cables are double aught (00) or larger to reduce resistance.	**0**
2539720	O	**Low Voltage Disconnect System**	**0**
2539840	O	**MD - Battery Disconnect Switch** Mounted on Battery Box	**9**
2621090	S	**HORTON ON/OFF Fan Clutch**	**0**
2723210	S	**18.7 CFM Air Compressor** N/A X15. Furnished on engine. Teflon lined stainless steel braided compressor discharge line.	**0**
2812210	S	**VGT Exhaust Brake** (Variable Geometry Turbo). Provides approximately 90-100 HP of retardation and is part of the turbocharger.	**0**
2921110	S	**PACCAR Fuel/Water Separator Standard Service**	**0**

Sales Code	Std/ Opt	Description	Weight
		PACCAR Fuel/Water separator standard service intervals. High efficiency media protects critical engine components.	
2921210	S	**No Fluid Heat Option for Fuel Filter**	**0**
2921310	S	**No Electric Heat Option for Fuel Filter**	**0**
3114270	S	**High Efficiency Cooling System** Cooling module is a combination of steel and aluminum components, with aluminum connections to maximize performance and cooling capability. Silicone radiator & heater hoses enhance value, durability, & reliability. Constant tension band clamps reduce leaks. Chevron Delo Extended Life Coolant (NOAT) extends maintenance intervals reducing maintenance costs. Anti-freeze effective to -30 degrees F helps protect the engine. Low coolant level sensor warns of low coolant condition to prevent engine damage. Radiator Size by Model: 520 1202 sq in, 579 1456.9 sq in, 535/536/537/548 949.3 sq in, 537/548 VOC 1000.3 sq in, 567 1379 sq in.	**0**
3211140	S	**(1) Air Cleaner Engine Mounted**	**0**
3367180	S	**Exhaust Single RH Horizontal** DPF/SCR RH Under Frame, Single Module	**0**
Transmission & Equipment			
4052920	O	**Allison 3000 RDS-P Transmission, Gen 6** Rugged Duty Series	**459**
4210320	O	**1710 HD Driveline, 2 Midship Bearings**	**175**
4230080	O	**PTO F/O Chelsea**	**0**
4233510	O	**Park Brake Interlock** For use with transmission mounted PTO	**2**
4233900	O	**(1) Dash Mounted Single Acting EOA PTO Control** Electric-over-air (EOA), spec'ing PTO (power-take-off) control switch does not ensure the PTO will fit.	**1**
4252890	O	**Allison FuelSense Not Desired** Dynamic Shift Sensing	**0**
4252940	O	**Allison Neutral At Stop** Neutral at Stop features and benefits: Reduces or eliminates the load on the engine when vehicle is stopped, can help lower fuel consumption and C02 emissions, and is included in FuelSense 2.0 Plus and Max packages only.	**0**
4256640	O	**Allison 6-Speed Configuration, Close Ratio Gears** 3000 Series Transmissions.	**0**
4256920	O	**Dash Mounted Push Button Shifter** Available with Allison transmissions	**3**
4257110	O	**LH Mounted Trans PTO Provisions**	**0**
Air & Trailer Equipment			

Sales Code	Std/ Opt	Description	Weight
4510190	S	**Bendix AD-HF Air Dryer, Heater** Bendix AD-HF air filters protects the life of your engine system and components. Proven PuraGuard oil coalescing technonlgy in the the air dryer catridge. This oil coalescing filter ensures the removal of oil and oil aerosols before they can contaminate the moisture removing desiccant.	**0**
4520420	O	**Pull Cords All Air Tanks**	**0**
4540420	S	**Nylon Chassis Hose**	**0**
4543320	S	**Steel Painted Air Tanks** All air tanks are steel with painted finish except when Code 4543330 Polish Aluminum Air Tanks is also selected (then exposed air tanks outside the frame rails will be polished aluminum). Peterbilt will determine the optimal size and location of required air tanks. Narratives requesting a specific air tank size or location will not be accepted for factory installation. See ECAT to determine number or location of air tanks installed.	**0**
4611930	O	**Body Connections 5' BOC** Junction box contains light and power circuits for body connections located 5' from back-of-cab	**4**
Tires & Wheels			
5004490	O	**FF: CN 16ply 11R22.5 HSR3**	**38**
5104230	O	**RR: CN 14ply 11R22.5 HDR2+**	**88**
5190004	O	**Code-rear Tire Qty 04**	**0**
5211510	O	**FF: Accuride 43644SP 22.5X8.25 Aluminum Wheel** Standard polish.	**-52**
5311060	O	**RR: Accuride Stl Armor 51422PK/PB 88U677** Steel inner and aluminum outer high polish finish 22.5X8.25.	**-32**
5390004	O	**Code-rear Rim Qty 04**	**0**
5409325	O	**Wheel Guards, Single Axle** Wheel guards provide a protective barrier to maintain the integrity between the brake drums and wheels to ensure the maximum life for your polished wheels.	**0**
Fuel Tanks			
5581040	S	**D-Shaped Aluminum 50 Gallon Fuel Tank RH U/C** Non-slip step RH under cab	**0**
5601050	S	**Location RH U/C 50 Gallon**	**0**
5652890	S	**DEF Tank Mounted LH BOC** Models 220 and 520 mounted left hand back-of-cab.	**0**
5652990	O	**DEF To Fuel Ratio 2:1 Or Greater**	**0**

Sales Code	Std/ Opt	Description	Weight
5655019	S	**DEF Tank Small, HD 14 Gal 2.1M MD 5.5 Gal**	**0**
Battery Box & Bumper			
6020030	S	**MD Battery Box, Non-Slip Step LH Under Cab**	**0**
6030630	O	**Aluminum Battery Box Cover**	**4**
6112530	O	**Aero Bumper Molded One Piece Painted** Two tow points. ***Warning*** Due to a new legal regulations, all New Medium Duty trucks require headlights to be located in the bumper when the chassis height is GREATER than the following chassis height: Measurement to bottom of frame at front of frame: for the 107 Aero Hood 32.6, for the 109 Aero Hood 31.4, for the 109 Vocational Hood 26.7. Work with applications if your chassis height is unacceptable.	**11**
Cab & Equipment			
6510180	S	**Peterbilt Aerodynamic 107in BBC SMC Hood** With molded charcoal crown and aluminum cab.	**0**
6540160	O	**Thermal Insulation Package in Cab** The thermal insulation package is designed to make the cab thermally efficient in extreme temperatures. The model 520 adds insulation surrounding the doghouse to reduce engine heat transmitted to the cab.	**2**
6800180	O	**Hood Crown - Bright Finish ipo Molded Gray**	**0**
6914180	S	**Sears Driver Seat**	**0**
6924200	S	**Sears (2) Person Passenger Seat**	**0**
6930500	O	**Drivers Armrest - RH Only**	**2**
6931120	O	**Seat Belt Color Orange IPO Standard Black**	**0**
6939110	S	**Toolbox Under Passenger Seat** Non-Suspension Seat	**0**
6939400	S	**Air Ride Driver**	**0**
6939420	O	**High Back Driver**	**0**
6939470	S	**Vinyl Driver**	**0**
6939510	S	**Non-Air Ride Passenger**	**0**
6939540	S	**Low Back Passenger**	**0**
6939570	S	**Vinyl Passenger**	**0**

Sales Code	Std/ Opt	Description	Weight
7000065	O	**Metal Interior Door Panel Kick Plates**	**2**
7001520	S	**Adjustable Steering Column - Tilt/Telescope**	**0**
7001620	S	**Steering Wheel With Peterbilt Logo** Steering Wheel with embossed Peterbilt logo over horn button.	**0**
7036130	O	**Probilt Interior Charcoal Gray - Curved Roof**	**0**
7110680	O	**Exterior Cab Entry Grabhandle** Textured; NFPA compliant. Available on Day Cab specifications only.	**0**
7210540	S	**Day Cab Rear Window** Day cab rear window flush to back of cab.	**0**
7210550	S	**1-Piece Glass Rear Cab Window Fixed**	**0**
7230060	S	**1-Piece Curved Windshield**	**0**
7230360	S	**Power Door Locks and Power Window Lifts** Standard	**0**
7322010	S	**Combo Fresh Air Heater/Air Conditioner** With radiator mounted condenser, dedicated side window defrosters, Bi-Level Heater/Defroster Controls, 54,500 BTU/HR, and silicone heater hoses.	**0**
7410040	O	**Outside Sunvisor - Stainless Steel** Not available with 2.1M high roof sleeper.	**4**
7510070	S	**Aero Rear View Mirror Housing, Molded Black**	**0**
7514010	O	**Peterbilt Aero Rear View Mirror, Motorized** Includes top mirror with motorized, adjustable dual axis heated glass. Bottom mirror is an integrated convex surface. Includes black textured arms with breakaway feature.	**3**
7514050	S	**Look Down Mirror Over Passenger Door** with Black Housing	**0**
7514120	U	**WEST COAST STYLE MIRROR IPO AERO MIROR**	**0**
7610500	O	**Air Horn Mounted Under Cab**	**8**
7722120	O	**ConcertClass, AM/FM, Weatherband, 3.5 Aux**	**11**
7725710	O	**Standard Speaker Package For Cab** (2) Speakers	**4**
7728040	O	**Bluetooth Phone and Audio Requires USB Port**	**0**
7728050	O	**USB Port**	**0**
7788335	S	**Global Telematics Hardware**	**0**
7851480	S	**Peterbilt Electric Windshield Wipers** With Intermittent Feature.	**0**

Sales Code	Std/ Opt	Description	Weight
7852060	S	**Solid Rear Day Cab Mounts**	**0**
7900090	O	**Triangle Reflector Kit, Ship Loose** Florescent triangle emergency road flares are designed to meet and exceed all DOT standards.	**13**
7900310	O	**Fire Extinguisher, Mounted Outboard Driver Seat** Hazmat approval UL listed/rated ABC	**9**
7900970	O	**Backup Alarm Wiring To EOF**	**6**
8011850	O	**Transmission Oil Temperature (Main)** Located in Digital Cluster Display.	**0**
8021380	S	**Air Restriction Indicator** Mounted on air cleaner, intake piping, or firewall	**0**
8041200	O	**Dual Scale Speedometer MPH Over KPH**	**0**
8070390	O	**Engine Hourmeter Gauge** Located in Digital Cluster Display	**0**
8070450	O	**Engine PTO Hourmeter Gauge** Located In Digital Cluster Display	**0**
8070810	O	**Engine Manifold Pressure (Turbo Boost)** Located in Digital Cluster Display	**0**
8070820	O	**Engine Percent Torque** Located in Digital Cluster Display	**0**
8070860	S	**Main Instrumentation Panel** Digital Cluster 7" Display includes: Physical (Analog) - Speedometer, Tachometer, Oil Pressure, Coolant Temp and Display Gauges - Fuel Level, DEF Level, DPF Filter Status, Fuel Economy, Volts Telltale, OAT and Primary Air Pressure, Secondary Air Pressure for air brake trucks.	**0**
8070940	O	**Voltmeter Gauge (MD/520 Only)** Located in Digital Cluster Display	**0**
8111110	S	**Headlights Composite Fender Mounted** Integral DRL/Park, Turn, and Side Marker	**0**
8121210	O	**(5) Marker Lights, Chrome Housing** Aero LED	**0**
8134160	S	**Self-Canceling Turn Signal**	**0**
8140080	S	**LED Stop/Turn/Tail/Backup** Bracket mounted left-hand / right-hand end of frame	**0**
8140850	S	**Moveable EOF Crossmember For Mounting Tail Lights** Square end of frame with or without end of frame crossmember	**0**
Paint			
8500700	O	**Non-Performing Paint Color Selection** Cab/Hood/Sleeper-No Warranty ***Narr*** *1021406EY*	**0**
8530770	S	**(1) Color Axalta Two Stage - Cab/Hood** Base Coat/Clear Coat	**0**

Sales Code	Std/ Opt	Description	Weight
		N85020 A - L9999EY NON PERFORMING PAINT N85700 BUMPER L9999EY NON PERFORMING PAINT N85500 CAB ROOF L9999EY NON PERFORMING PAINT N85300 FENDER L9999EY NON PERFORMING PAINT N85200 FRAME L0001EA BLACK N85400 HOOD TOP L9999EY NON PERFORMING PAINT	
8531320	O	**Axalta Two Stage Effect - Metallic/Pearl** Cab/Hood & Sleeper Only	**0**

Shipping Destination

Options Not Subject To Discount

9400091	S	**Peterbilt Class 7 Standard Coverage** 1 year/Unlimited Miles/km	**0**
9400093	S	**PACCAR PX-7 Standard Coverage** 3 years/Unlimited Miles/Unlimited hrs	**0**
9400598	O	**No Warranty-Non-Performing Cab/Hood/Sleeper** ***Narr*** *1021406EY*	**0**
9408528	O	**Allison Surcharge 3000 Series Transmission**	**0**
9408634	O	**SmartLINQ RD - 5YR Sub** PACCAR PX Engines	**0**
9408703	O	**Base Warr: Emissions 5YR/100K MI-EPA Engine**	**0**

Miscellaneous

9409043	S	**Aero Hood (MODEL 537)**	**0**
9409059	O	**State Of Registry: Florida**	**0**
9409645	O	**Model Year 2025 Engine**	**0**
9409749	O	**2024 Series Emissions Engine**	**0**

Promotions

Special Requirements

Special Requirement 1 0098170
Special Requirement 2
Special Requirement 3
Special Requirement 4

Order Comments

Total Weight (lbs) 11,764

Any price increase as the result of force majeure, rising costs of components (including but not limited to material shortages) or government tariffs are not included in the quoted price and will be the financial responsibility of the customer.

Prices and Specifications Subject to Change Without Notice.

Unpublished options may require review/approval.
Dimensional and performance data for unpublished options may vary from that displayed in CRM.

PRICING DISCLAIMER

While we make every effort to maintain the web site to preserve pricing accuracy, prices are subject to change without notice. Although the information in this price list is presented in good faith and believed to be correct at the time of printing, we make no representations or warranties as to the completeness or accuracy of this information. We reserve the right to change, delete or otherwise modify the pricing information which is represented herein without any prior notice. We carefully check pricing specifications, but occasionally errors can occur, therefore we reserve the right to change such prices without notice. We disclaim all liability for any errors or omissions in the materials. In no event will we be responsible for any damages of any nature whatsoever from the reliance upon information from these materials. Please check your order prebills to confirm your pricing information

Quote

Petersen Industries, Inc.
4000 State Road 60 W
Lake Wales FL 33859
United States

Phone: 863-676-1493

Quote Number: 10289

Date Quoted 10/14/2025

Quote To: 1611

RUSH TRUCK CENTER - TAMPA
8111 EAST ADAMO DRIVE
TAMPA FL 33619
United States

Phone:
Fax:
Email:

Quote Date: 10/14/2025
Expiration Date: 11/13/2025
Delivery Date: 10/15/2025
Lead Time: 90 - 120 Days After Chassis Receipt

Reference:
Terms: Net 30

Sales Rep: Nicolas Filer
Email:

End User Customer: (7086) - BRADENTON, CITY OF (FL)
1520 6th St W
Bradenton FL 34205
United States

USD

Line	Part Number / Description	Rev	Expected Qty	Unit Price	Discount %	Ext. Price
1	TR3.TRUCK	0	1.00 EA	0.00	0.00%	$0.00
	2026 Route Assistant Grapple Loader in Custom Color with a 2026 HDX 2030 Route Assistant Body in Custom Color with a Single Door on a 2026 Peterbilt 537					
2	0.TR3		1.00 EA	73,021.00	10.00%	$65,718.90
	$69036 Loader Model: 2026 Route Assistant Grapple Loader in Custom Color $3492 Controls Type: Quadstick Mech Controls $0 Operator Station Type: Dual Walk Thru Operator Station Options: $493 Platform Grating Heat Shield Pedestal: HA 36 Hydraulic Actuator $0 Bucket: Standard Bucket 60"				*Discount Applied -7,302.10*	
3	0.2030		1.00 EA	67,914.00	10.00%	$61,122.60
	$64157 Body: 2026 HDX 2030 Route Assistant Body in Custom Color $1753 Door: Single Door $1354 Tarp: PI Self-Winding Tarp $0 Bumper:Fixed ICC Bumper				*Discount Applied -6,791.40*	

Quote

Petersen Industries, Inc.
4000 State Road 60 W
Lake Wales FL 33859
United States

Phone: 863-676-1493

Quote Number: 10289

Date Quoted 10/14/2025

4	0.GENOPTS	1.00 EA	7,583.00	10.00%	$6,824.70

Discount Applied -758.30

	General Options:
$73	PTO Hr Meter
$899	18x18x48 Tool Box, Mounted Under Body
	Safety/Work Lights:
$2070	RV-550 Camera in Tail Light
$439	Hose Guards (Head and/or Valve Bank)
	Safety Equipment:
$915	Grille Mount Strobes - Amber
$683	LED Outrigger Strobes
$515	Amber LED Flashers (Upper Rear Corner Post)
$515	Amber LED Flashers (Lower Rear Corner Post)
$412	Work Lights Curb Side- (Set of 2)
$412	Work Lights Street Side - (Set of 2)
Custom Loader and Body Colors: Blue&Blue $1300	

5	0.CHASSIS	1.00 EA	0.00	0.00%	$0.00

Chassis supplied by the customer: 2026 Peterbilt 537
Transmission: A3000
Fuel Type: DIESEL
Height: 50
Length: 0
Stiffness: 0
Front Axle: 0
Rear Axle Rating: Singlex 0
GVWR: 0

Misc Charge Breakdown

Freight	465.05
Second Stage MSO & Weight Slip	150.00
Total	**615.05**

Lines Total	133,666.20
Total Misc Charges	615.05
Total Taxes	0.00
Quote Total	**134,281.25**

THE QUOTE TOTAL MAY NOT REFLECT MISCELLANEOUS CHARGES, FREIGHT OR SALES TAX

AGENDA ITEM NO. 6.p

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Garret Falconer, Public Works & Utilities

ITEM TYPE: Agreement

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Purchase Approval for two 2026 Peterbilt 548 Galbreath Roll OFFS

SUGGESTED ACTION: Staff recommends approving the purchase of two 2026 Peterbilt 548 Galbreath Roll OFFS from Rush Truck Centers, for a total cost of $471,490.00.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new 2026 Peterbilt 548 Galbreath Roll OFFS will replace an aged, end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 460534121-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of two 2026 Peterbilt 548 Roll OFFS.

ATTACHMENTS:
Quote from Rush Truck Centers

Rush Truck Center, Tampa
8111 East Adamo Dr.
Tampa, FL 33619
800-575-7383

Customer Proposal Letter

City of Bradenton
1300 6th Street West
Bradenton, FL 34208

Thank you for trusting us with your business. Please review the proposal below, and if you approve, sign and return to us at your convenience. We look forward to working with you and will continue to do our best to earn your trust now and in the future.

VEHICLE INFORMATION

Year 2026 Make Peterbilt Model 548 Stock # TBD Serial # TBD

Additional Vehicle Details: Florida Sheriffs Bid 25-VEH23 Spec #81 All Fees Included
Peterbilt 548 GALBREATH ROLL OFF

		Total
Quantity		
Truck Price per Unit	$ 235,730.50	$ 235,730.50
F.E.T. (Factory & Dealer Paid)	$ 0.00	
Net Sales Price	$ 235,730.50	$ 235,730.50
Optional Extended Warranty(ies)		
State Sales Tax		
Documentary Fee	$ 0.00	$ 0.00
Battery Disposal Fee	$ 4.50	$ 4.50
Tire Recycling Program	$ 10.00	$ 10.00
RushCare Service Subscription[1][2] 12 months	$ 0.00	$ 0.00
Total Sales Price	$ 235,745.00	$ 235,745.00
Trade Allowance (see DISCLAIMER Below)		
Deposit / Down Payment		
Unpaid Balance Due on Delivery	$ 235,745.00	$ 235,745.00

Sales Representative _____ Signature — Paul Canadine Printed Name — Date

Purchaser _____ Signature — _____ Printed Name / Title — Date

Accepted by Sales Manager or General Manager _____ Signature — _____ Printed Name — Date

Quote good until 11/15/2025 **Note: The above Customer Proposal is a quotation only. Sale terms subject to approval of Sales Manager of Dealer.**

DISCLAIMER: Any order based on this Proposal is subject to Customer executing Dealer's standard form Retail Sales Order and other required documents incorporating the above terms. Any documentary fees, FET, state tax, title, registration and license fees subject to adjustment and change. This Proposal is based upon Dealer's current and expected inventory, which is subject to change. Dealer is not obligated to retain any specific vehicles in stock, nor maintain any specific inventory levels. Dealer shall not be obligated to fulfill Proposal in event quoted vehicle(s) is not in stock or available within requested delivery schedule. **Manufacturer has reserved the right to change the price to Dealer of any vehicle not currently in Dealer's stock, without notice to Dealer. If a vehicle identified in this Proposal is not currently in Rush's stock at the time an order is placed by the Customer, Dealer reserves the right to change the vehicle price at any time to reflect any price increases imposed by the Manufacturer.** Dealer shall not be liable for any delay in providing or inability to provide Quoted Vehicle(s). Above listed Trade Value based upon current appraisal of Trade Vehicle(s). Dealer may adjust Trade Value of Trade Vehicle(s) to reflect changes in condition and/or mileage of Trade Vehicle(s) between date of current appraisal and acceptance of the Trade Vehicle by Customer.

[1] Includes subscription period for # of specified months. [2] Customer's use of RushCare Service is governed by the RushCare User Agreement located at https://www.rushtruckcenters.com/rushcare-user-agreement. [3] Customer's use of Telematics Services is governed by separate 3rd party license terms and Rush is not liable for the Telematic Service. (4) Gap Coverage is provided and administered by an independent 3rd party provider under a separate contract directly between Customer and the 3rd party provider.

www.rushtruckcenters.com

Rush Truck Center – Tampa | 8111 East Adamo Drive, Highway 60 | Tampa, Florida 33619 | 813-664-1441 Direct | 813-626-5024 Fax

Florida Sheriffs Bid 25-VEH23 Spec #81 All Fees Included

Peterbilt 548 GALBREATH ROLL OFF

Option Code	Description	Contract Pricing
Spec #81	Peterbilt 567 Base Price	$ 150,014.50
548	PETERBILT MODEL 548	$ (38,500.00)
601500	FULL STEEL INNER LINER	$ 1,736.00
514000	10-3/4" STEEL RAILS GVWR UPGRADE	$ 522.00
1824370	HENDRICKSON HMX EX 46,000 LBS, 54IN AXLE SPACING	$ 8,206.00
4052970	ALLISON 4500 RDS-P TRANSMISSION, GEN 6	$ 22,841.00
1012200	FRONT: MERITOR MFS20 20,000 LB, 3.74 DROP	$ 2,842.00
1526120	REAR: MERITOR RT46-160 46,000	$ 4,813.00
1687090	DIFF LOCK TANDEM AXLES	$ 1,901.00
1616295	AIR DISC REAR BRAKES	$ 1,699.00
7410040	OUTSIDE SUNVISOR STAINLESS	$ 871.00
7852020	CAB AIR SUSPENSION	$ 264.00
1114030	TAPER LEAF SPRINGS 20,000 LB	$ 881.00
1243020	POWER STEERING SHEPPARD DUAL GEAR	$ 1,940.00
Tampa Crane	GALFAB 75K ROLL OFF HOIST	$ 75,700.00
State	Tire Recycling Fee	$ 10.00
State	Battery Recycling Fee	$ 4.50
	Total	**$ 235,745.00**

Rush Peterbilt Truck Ctr. (P476)
8111 E. Adamo Drive
Tampa,, Florida 33619

City Of Bradenton
1300 6Th Street West
Bradenton, Florida 34208
United States of America

PAUL CANADINE
Cell Phone: 813-716-5128
Office Phone: 813-664-1441
Email: canadinep@rushenterprises.com

JAMES MORA

Vehicle Summary

Unit	
Model:	Model 548
Type:	Full Truck
Description 1:	548 ROLL OFF GALB
Description 2:	Disc Brakes
Application	
Intended Serv.:	Refuse/On-Highway
Commodity:	Other Commodity
Body	
Type:	Roll-Off
Length (ft):	24
Height (ft):	13.5
Max Laden Weight (lbs):	1000
Trailer	
No. of Trailer Axles:	0
Type:	
Length (ft):	0
Height (ft):	0
Kingpin Inset (in):	0
Corner Radius (in):	0
Restrictions	
Length (ft):	40
Width (in):	102
Height (ft):	13.5

Chassis	
Fr Axle Load (lbs):	20000
Rr Axle Load (lbs):	46000
G.C.W. (lbs):	66000
Road Conditions:	
Class A (Highway)	90
Class B (Hwy/Mtn)	10
Class C (Off-Hwy)	0
Class D (Off-Road)	0
Maximum Grade:	6
Wheelbase (in):	256
Overhang (in):	108.25
Fr Axle to BOC (in):	69.5
Cab to Axle (in):	186.5
Cab to EOF (in):	294.75
Overall Comb. Length (in):	404.25

Special Req.

Approved by: _____ **Date:** _____

Note: All sales are F.O.B. designated plant of manufacture.

Sales Code	Std/ Opt	Description	Weight
Base Model			
0005481	S	**Model 548** The Model 548 meets and exceeds the demands of Class 8 specialty application markets that require a rugged workhorse for durability and a wide range of optional content. The Model 548 is available in configurations with a GVW from 33,001 to 66,000 lbs. to suit most vocational applications. The 548 also offers all-wheel-drive. From construction and crane service to utility and delivery services in Class 8 markets, the 548 is in a class of its own.	**10,860**
0091200	S	**Other Commodity**	**0**
0093035	O	**Refuse/On-Highway** Truck or tractor which hauls refuse, recycled material, etc. Includes roll-on/roll-off container movement, as well as hauling refuse from transfer stations to, but not into, landfills.	**0**
0095090	O	**Roll-Off**	**0**
0098170	S	**United States Registry** Canadian Registry PackageRequires Air Conditioning Excise Tax Canada, Speedometer to be KPH ipo MPH, Daytime Running Lights and Rubber Battery Pad in Bottom of Battery Box.	**0**
Configuration			
0200700	S	**Not Applicable** Secondary Manufacturer	**0**
Frame & Equipment			
0514050	O	**10-3/4" Steel Rails 385-402"** 10.75x3.5x.375 Dimension, 2,136,000 RBM; Yield Strength: 120,000 psi. Section Modulus: 17.8 cubic inches. Weight: 1.74 lbs/inch pair	**681**
0601500	O	**Full Steel Inner Liner**	**758**
0611300	S	**Heavy Duty 5-Piece Crossmember BOC IPO Standard** Class 5, 6, 7	**0**
0611330	O	**Zinc Coated Anti Corrosion Treated Frame Rails** Requires Frame Rail Code. Zinc Phosphate coating will replace the standard frame rail primer and provide added corrosion prevention for your customer's operating in severe conditions or in climates where vehicle rust is common.	**2**
0611790	S	**Aluminum Frame Rail Crossmembers** Excludes suspension	**0**
0612230	O	**Custom Wheelbase or Overhang** Engineering approval may be required.	**0**
0644090	S	**EOF Square without Crossmember** End-of-frame square without crossmember. For use with body builder installed crossmember.	**0**
0651090	O	**Omit Rear Mudflaps and Hangers**	**-25**

Sales Code	Std/ Opt	Description	Weight
Front Axle & Equipment			
1012200	O	**Meritor MFS20 20,000 lb, 3.74 in Drop** Axle is designed for applications with a gross axle weight rating (GAWR) of 20,000 pounds. Axle includes special low-friction bushings, double draw keys and integral thrust bearing and seal design for durability, low maintenance and ease of service. Combination of Meritor Easy Steer king pin bushings, computer-designed and optimized I-beam construction and stiff axle assembly delivering a tight turning radius, superior vehicle control and longer tire life.	**147**
1114030	O	**Taper Leaf Springs, Shocks 20,000 lb** Standard with Heavy Resistance Shocks.	**118**
1243050	O	**Power Steering Sheppard HD94 Dual Gear** For use with 16,000 to 20,000 lb. axle ratings.	**80**
1250250	O	**Power Steering Reservoir Frame Mounted w/Cooler** A power steering cooler helps reduce the heat of the power steering fluid. This is commonly used with systems that may experience more stress from towing or off-road driving.	**2**
1354850	O	**PHP10 Iron PreSet PLUS Hubs - Air Disc** Preset iron hub assemblies are designed for demanding conditions and require less maintenance while stilll overing dependability and superior performance. Precisely engineered to minimize roller stress under heavy loads and increase bearing life when used in demanding conditions such as wide-based single wheels and misalignment due to spindle wear.	**27**
1354870	O	**Severe Service Disc Brake Rotor** For refuse applications, providing the braking torque necessary to slow or stop the vehicle.	**100**
1380210	U	**Front Axle Width Greater than 102"**	**0**
1380470	O	**Meritor Wide Track IPO Standard, Front Axle** Meritor wide track front axle offers greater turning radius and ease of service. MFS+ 3.5" Drop / MFS 3.74" Drop. 71in KPI IPO 69in with MFS and MFS+ axles.	**15**
1392180	O	**Meritor EX+L Optimized Linehaul Air Disc Brakes** Steer Axle. Meritor EX+L Optimized Air Disc Brakes with calipers that are 11 to 15 pounds lighter, per wheel end, than current EX+L brake calipers.	**0**
Rear Axle & Equipment			
1526120	O	**Meritor RT46-160 46,000 lb** Interaxle diff lock air rocker occupies space of one gauge. Laser factory axle alignment to improve handling & reduce tire wear. Magnetic rear axle oil drain plug captures & holds any metal fragments in drive axle lube to extend service life. Parking brakes on all drive axles for optimal performance. Cognis EMGARD FE 75W-90 synthetic axle lube provides over 1% fuel economy improvement. Reduces wear & extends maintenance intervals, resulting in increased uptime. Provides improved fluid flow to protect components in extreme cold conditions & withstand the stress from high temperatures, extending component life.	**2,434**

Sales Code	Std/ Opt	Description	Weight
		If code 1526120 (RT46-160) is ordered with 1680460 (Heavy Wall), you will get the 16 mm wall, but not the improved carrier that is in 1526130 code (RT46-160E) that also has a 16 mm wall. This could affect Heavy Haul service warranty length in Canada per Meritor.	
1616305	O	**PHP10 Iron Preset + Hubs - Air Disc**	**0**
1616310	O	**Severe Service Disc Brake Rotor** Severe Service Disc Brake Rotor for refuse applications.	**14**
1680470	O	**Lube Pump, Drive Axle(s)** Used to circulate oil within the axle housing. Recommended for use on 46,000 or greater axles used in refuse or severe service applications.	**36**
1680500	S	**SBM Valve** Full trucks require a spring brake modulation (SBM) system for emergency braking application. This system requires an SBM valve and a relay valve with spring brakes on the rear axles. The SBM valve allows the foot valve to operate the rear axle spring brakes if a failure exists in the rear air system.	**0**
1680950	S	**Stability System Not Selected Or Not Available**	**0**
1682710	O	**Anti-Lock Braking System (ABS) 6S6M** ABS-6. Includes air braking system.	**35**
1684200	S	**Synthetic Axle Lubricant All Axles** Peterbilt heavy duty models include Fuel Efficient Cognis EMGARD FE75W-90 which provides customers performance advantages over current synthetic lubricants with reduced gear wear and extended maintenance intervals, resulting in increased uptime. In addition, the lubricant provides improved fluid flow to protect gears in extreme cold conditions and withstand the stress from high temperatures, extending component life.	**0**
1687090	O	**Diff Lock Tandem Axles** With Speed Interlock. Automatically Disengages Wheel Diff Lock at Speeds Above 25 mph.	**60**
1687175	O	**Meritor EX+L Optimized Air Disc Brakes** Tandem Drive. Meritor EX+L Optimized Air Disc Brakes with calipers that are 11 to 15 pounds lighter, per wheel end, than current EX+L brake calipers.	**0**
1705380	O	**Ratio 5.38 Rear Axle**	**0**
1824410	O	**Hendrickson HMX EX 460 46,000 LBS., 54"** Haulmaax, 70K Creep Rating. Includes Traax Rod as standard, option 1920905 is not needed or available. Progressive load spring system easily adjusts to the load for an enhanced combination of empty-ride quality and loaded stability.	**606**
1921475	O	**Shock Absorbers For HMX EX Suspension**	**31**
Engine & Equipment			
2074809	O	**PACCAR PX-9 370@1900 GOV@2100 1250@1200** Performance (2024 Emissions)	**0**

Sales Code	Std/ Opt	Description	Weight
		N21350 C121 68....Maximum Accelerator Pedal Ve N21370 C128 68....Maximum Cruise Speed (P059) N21460 C132 1400..Max PTO Speed (P046) N21520 C133 5.....Timer Setting (P030) N21610 C188 39....Low Ambient Temperature Thre N21620 C189 60....Intermediate Ambient Tempera N21630 C190 80....High Ambient Temperature Thr N21550 C206 35....Engine Load Threshold (P516) N21340 C209 100...Hard Maximum Speed Limit (P1 N21510 C225 YES...Enable Idle Shutdown Park Br N21450 C231 NO....Gear Down Protection (P026) N21570 C233 NO....Idle Shutdown Manual Overrul N21440 C234 NO....Engine Protection Shutdown (N21480 C238 NO....Auto Engine Brake in Cruise N21470 C239 NO....Cruise Control Auto Resume (N21430 C333 0.....Reserve Speed Limit Offset (N21410 C334 0.....Maximum Cycle Distance (N202 N21590 C382 YES...Enable Hot Ambient Automatic N21500 C395 0.....Expiration Distance (N209) N21530 C396 YES...Enable Impending Shutdown Wa N21540 C397 60....Timer For Impending Shutdown N21320 C399 100...Standard Maximum Speed Limit N21400 C400 252...Reserve Speed Function Reset N21420 C401 10....Maximum Active Distance (N20 N21330 C402 0.....Expiration Distance (N207)	
2091120	S	**EMUX Electronics Architecture**	**0**
2091305	O	**Engine Idle Shutdown Timer Enabled**	**0**
2091315	O	**Enable EIST Ambient Temp Overrule**	**0**
2091372		**Eff EIST NA Expiration Miles**	**0**
2091640		**Effective VSL Setting NA**	**0**
2092017	S	**Typical Operating Speed 68 MPH**	**0**
2092032	O	**Powertrain Optimized for Performance** Best analysis for vehicles used in vocational applications or with heavy GCWRs.	**0**
2140460	S	**Remote PTO/Throttle, 12-Pin, 250K BOC/BOS** J1939, Remote Control Provision	**0**
2140670	O	**EPA Emission Warranty**	**0**
2140700	S	**EPA Engine Idling Compliance**	**0**
2513060	S	**PACCAR 160 Amp Alternator, Brushed** PACCAR 160 AMP alternator, brushed producing 160 Amps at road speed and 100 Amps at idle.	**0**

Sales Code	Std/ Opt	Description	Weight
2522110	S	**PACCAR 12V Starter, N/A PACCAR MX Engines** PACCAR 12-volt electrical system. With centralized power distribution incorporating plug-in style relays. Circuit protection for serviceability, 12-volt light system w/circuit protection circuits number & color coded.	**0**
2538030	S	**2 PACCAR Premium 12V Starting Batteries 2000 CCA** Threaded stud type terminal. Stranded copper battery cables are double aught (00) or larger to reduce resistance.	**0**
2539720	O	**Low Voltage Disconnect System**	**0**
2539840	O	**MD - Battery Disconnect Switch** Mounted on Battery Box	**9**
2621130	O	**Belt Driven Variable Speed Fan Clutch PX9 Engine** PX7/ PX9/L9N/B6.7N. The belt-driven fully variable speed fan drives communicate directly with the PX9 ECM through the included electronic controller, managing the fan speed to match the exact amount of cooling required. The optimized setup creates smoother engagements, reduces noise and frees up available horsepower. These fan drives are also maintenance-free. A belt, additional pulleys, idlers, tensioners, and a drive hub are included to drive the fan.	**0**
2723210	S	**18.7 CFM Air Compressor** N/A X15. Furnished on engine. Teflon lined stainless steel braided compressor discharge line.	**0**
2921110	S	**PACCAR Fuel/Water Separator Standard Service** PACCAR Fuel/Water separator standard service intervals. High efficiency media protects critical engine components.	**0**
2921210	S	**No Fluid Heat Option for Fuel Filter**	**0**
2921310	S	**No Electric Heat Option for Fuel Filter**	**0**
3010400	O	**Engine Protection Shutdown w/ Label** Includes oil pressure, oil temperature, coolant temperature, and intake manifold temperature.	**0**
3114270	S	**High Efficiency Cooling System** Cooling module is a combination of steel and aluminum components, with aluminum connections to maximize performance and cooling capability. Silicone radiator & heater hoses enhance value, durability, & reliability. Constant tension band clamps reduce leaks. Chevron Delo Extended Life Coolant (NOAT) extends maintenance intervals reducing maintenance costs. Anti-freeze effective to -30 degrees F helps protect the engine. Low coolant level sensor warns of low coolant condition to prevent engine damage. Radiator Size by Model: 520 1202 sq in, 579 1456.9 sq in, 535/536/537/548 949.3 sq in, 537/548 VOC 1000.3 sq in, 567 1379 sq in.	**0**
3211140	S	**(1) Air Cleaner Engine Mounted**	**0**
3367160	O	**Exhaust Single RH Side of Cab** DPF/SCR RH Under Cab, Single Module	**40**
3381770	O	**Curved Tip Standpipe(s)**	**1**
3387870	O	**24" Ht, 5" Dia Chrome, Clear Coat Standpipe(s)**	**0**

Sales Code	Std/ Opt	Description	Weight
Transmission & Equipment			
4052970	O	**Allison 4500 RDS-P Transmission, Gen 6** Rugged Duty Series	**849**
4210280	O	**1810 HD Driveline, 2 Midship Bearings** 4.5in x .180 wall tubing	**160**
4216590	O	**1710 Driveline Interaxle** For tandem rear axles	**0**
4230090	O	**PTO F/O Muncie**	**0**
4240010	O	**Allison Transmission Oil Cooler** Aero with Allison 4000 or high torque PX-9	**13**
4252890	O	**Allison FuelSense Not Desired** Dynamic Shift Sensing	**0**
4252940	O	**Allison Neutral At Stop** Neutral at Stop features and benefits: Reduces or eliminates the load on the engine when vehicle is stopped, can help lower fuel consumption and C02 emissions, and is included in FuelSense 2.0 Plus and Max packages only.	**0**
4256740	O	**Allison 6-Speed Configuration, Wide Ratio Gears** Allison 4500 transmission only	**0**
4256920	O	**Dash Mounted Push Button Shifter** Available with Allison transmissions	**3**
4257110	O	**LH Mounted Trans PTO Provisions**	**0**
Air & Trailer Equipment			
4510190	S	**Bendix AD-HF Air Dryer, Heater** Bendix AD-HF air filters protects the life of your engine system and components. Proven PuraGuard oil coalescing technonlgy in the the air dryer catridge. This oil coalescing filter ensures the removal of oil and oil aerosols before they can contaminate the moisture removing desiccant.	**0**
4520420	O	**Pull Cords All Air Tanks**	**0**
4540420	S	**Nylon Chassis Hose**	**0**
4543320	S	**Steel Painted Air Tanks** All air tanks are steel with painted finish except when Code 4543330 Polish Aluminum Air Tanks is also selected (then exposed air tanks outside the frame rails will be polished aluminum). Peterbilt will determine the optimal size and location of required air tanks. Narratives requesting a specific air tank size or location will not be accepted for factory installation. See ECAT to determine number or location of air tanks installed.	**0**
4611930	O	**Body Connections 5' BOC** Junction box contains light and power circuits for body connections located 5' from back-of-cab	**4**

Sales Code	Std/ Opt	Description	Weight
Tires & Wheels			
5004060	O	**FF: CN 20ply 425/65R22.5 HAC3** Efficiency Rating: Optimal Wide base, all-position fitment for on/off, mixed service applications. Includes TPMS sensor.	**146**
5104040	O	**RR: CN 20ply 315/80R22.5 HAU3 WT** Efficiency Rating: Fair Waste transportation and other high scrub, urban applications.	**392**
5190008	O	**Code-rear Tire Qty 08**	**0**
5220090	O	**FF: Alcoa 823628 22.5X12.25 High Polish** Aluminum; 2.75 inch inset.	**-4**
5320530	O	**RR: Alcoa 89U647 22.5X9.00 High Polish** Aluminum. Ultra ONE wheels with MagnaForce alloy.	**-56**
5390008	O	**Code-rear Rim Qty 08**	**0**
5400030	U	**No Tire Chains Due To Tire/Susp Clear**	**0**
Fuel Tanks			
5584070	O	**D-Shaped Aluminum 60 Gallon Fuel Tank LH U/C** Non-slip step LH under cab	**-5**
5602060	O	**Location LH U/C 60 Gallon**	**0**
5652890	S	**DEF Tank Mounted LH BOC** Models 220 and 520 mounted left hand back-of-cab.	**0**
5652980	S	**DEF To Fuel Ratio Between 1:1 And 2:1**	**0**
5655019	S	**DEF Tank Small, HD 14 Gal 2.1M MD 5.5 Gal**	**0**
5660570	O	**(1) Low Flex Step U/C, Aftertreatment Only**	**11**
Battery Box & Bumper			
6010780	O	**Aluminum Space Saver Battery Box RH BOC** Battery access from side	**-84**
6040550	S	**Aftertreatment Aluminum Non-Slip Cab Entry** Aftertreatment right-hand under cab step. DPF/SCR for diesel engines, catalyst for natural gas engines. On Models 579 specifying chassis fairings, the box is aerodynamic.	**0**
6112840	O	**Steel Bumper Tapered Chromed** Two tow points. ***Warning*** Due to a new legal regulations, all New Medium Duty trucks require headlights to be located in the bumper when the chassis height is GREATER than the following chassis height: Measurement to bottom of frame at front of frame: for the 107 Aero Hood 32.6, for the 109 Aero Hood 31.4, for the 109 Vocational Hood 26.7. Work with applications if your chassis height is unacceptable.	**115**

Sales Code	Std/ Opt	Description	Weight
Cab & Equipment			
6510190	O	**Peterbilt Aero 109in BBC SMC Hood** With molded charcoal crown and aluminum cab.	**15**
6540160	O	**Thermal Insulation Package in Cab** The thermal insulation package is designed to make the cab thermally efficient in extreme temperatures. The model 520 adds insulation surrounding the doghouse to reduce engine heat transmitted to the cab.	**2**
6800180	O	**Hood Crown - Bright Finish ipo Molded Gray**	**0**
6800340	O	**Rubber Fender Lips 4" Extra Wide**	**8**
6914180	S	**Sears Driver Seat**	**0**
6924180	S	**Sears Passenger Seat**	**0**
6930500	O	**Drivers Armrest - RH Only**	**2**
6931120	O	**Seat Belt Color Orange IPO Standard Black**	**0**
6939110	S	**Toolbox Under Passenger Seat** Non-Suspension Seat	**0**
6939400	S	**Air Ride Driver**	**0**
6939420	O	**High Back Driver**	**0**
6939470	S	**Vinyl Driver**	**0**
6939510	S	**Non-Air Ride Passenger**	**0**
6939530	S	**Mid Back Passenger**	**0**
6939570	S	**Vinyl Passenger**	**0**
7000065	O	**Metal Interior Door Panel Kick Plates**	**2**
7001520	S	**Adjustable Steering Column - Tilt/Telescope**	**0**
7001620	S	**Steering Wheel With Peterbilt Logo** Steering Wheel with embossed Peterbilt logo over horn button.	**0**
7036130	O	**Probilt Interior Charcoal Gray - Curved Roof**	**0**
7110680	O	**Exterior Cab Entry Grabhandle** Textured; NFPA compliant. Available on Day Cab specifications only.	**0**
7210540	S	**Day Cab Rear Window** Day cab rear window flush to back of cab.	**0**
7210550	S	**1-Piece Glass Rear Cab Window Fixed**	**0**

Sales Code	Std/ Opt	Description	Weight
7230060	S	**1-Piece Curved Windshield**	**0**
7230360	S	**Power Door Locks and Power Window Lifts** Standard	**0**
7322010	S	**Combo Fresh Air Heater/Air Conditioner** With radiator mounted condenser, dedicated side window defrosters, Bi-Level Heater/Defroster Controls, 54,500 BTU/HR, and silicone heater hoses.	**0**
7410040	O	**Outside Sunvisor - Stainless Steel** Not available with 2.1M high roof sleeper.	**4**
7510070	S	**Aero Rear View Mirror Housing, Molded Black**	**0**
7514010	O	**Peterbilt Aero Rear View Mirror, Motorized** Includes top mirror with motorized, adjustable dual axis heated glass. Bottom mirror is an integrated convex surface. Includes black textured arms with breakaway feature.	**3**
7514050	S	**Look Down Mirror Over Passenger Door** with Black Housing	**0**
7610500	S	**Air Horn Mounted Under Cab**	**0**
7722120	O	**ConcertClass, AM/FM, Weatherband, 3.5 Aux**	**11**
7725710	O	**Standard Speaker Package For Cab** (2) Speakers	**4**
7728040	O	**Bluetooth Phone and Audio Requires USB Port**	**0**
7728050	O	**USB Port**	**0**
7788335	S	**Global Telematics Hardware**	**0**
7851480	S	**Peterbilt Electric Windshield Wipers** With Intermittent Feature.	**0**
7852020	O	**Cab Air Suspension**	**15**
7852050	O	**Auto Reset Circuit Protection** Daycab and Sleeper	**0**
7900090	O	**Triangle Reflector Kit, Ship Loose** Florescent triangle emergency road flares are designed to meet and exceed all DOT standards.	**13**
7900310	O	**Fire Extinguisher, Mounted Outboard Driver Seat** Hazmat approval UL listed/rated ABC	**9**
7901130	O	**Backup Alarm (107 DB)**	**3**
8011800	O	**Drive Axle #1 Front Oil Temperature Gauge** Located in Digital Cluster Display.	**0**
8011810	O	**Drive Axle #2 Rear Oil Temperature Gauge** Located in Digital Cluster Display.	**0**
8011850	O	**Transmission Oil Temperature (Main)** Located in Digital Cluster Display.	**0**

Sales Code	Std/ Opt	Description	Weight
8021380	S	**Air Restriction Indicator** Mounted on air cleaner, intake piping, or firewall	0
8041200	O	**Dual Scale Speedometer MPH Over KPH**	0
8070390	O	**Engine Hourmeter Gauge** Located in Digital Cluster Display	0
8070450	O	**Engine PTO Hourmeter Gauge** Located In Digital Cluster Display	0
8070810	O	**Engine Manifold Pressure (Turbo Boost)** Located in Digital Cluster Display	0
8070820	O	**Engine Percent Torque** Located in Digital Cluster Display	0
8070860	S	**Main Instrumentation Panel** Digital Cluster 7" Display includes: Physical (Analog) - Speedometer, Tachometer, Oil Pressure, Coolant Temp and Display Gauges - Fuel Level, DEF Level, DPF Filter Status, Fuel Economy, Volts Telltale, OAT and Primary Air Pressure, Secondary Air Pressure for air brake trucks.	0
8070940	O	**Voltmeter Gauge (MD/520 Only)** Located in Digital Cluster Display	0
8111110	S	**Headlights Composite Fender Mounted** Integral DRL/Park, Turn, and Side Marker	0
8121210	O	**(5) Marker Lights, Chrome Housing** Aero LED	0
8134160	S	**Self-Canceling Turn Signal**	0
8134180	O	**Daytime Running Lights, Mounted In Bumper** Driven by chassis height	0
8140080	S	**LED Stop/Turn/Tail/Backup** Bracket mounted left-hand / right-hand end of frame	0
8140850	S	**Moveable EOF Crossmember For Mounting Tail Lights** Square end of frame with or without end of frame crossmember	0
Paint			
8500700	O	**Non-Performing Paint Color Selection** Cab/Hood/Sleeper-No Warranty ***Narr*** *1021406EY*	0
8530770	S	**(1) Color Axalta Two Stage - Cab/Hood** Base Coat/Clear Coat N85020 A - L9999EY NON PERFORMING PAINT N85500 CAB ROOF L9999EY NON PERFORMING PAINT N85300 FENDER L9999EY NON PERFORMING PAINT N85200 FRAME L0001EA BLACK N85400 HOOD TOP L9999EY NON PERFORMING PAINT	0
8531320	O	**Axalta Two Stage Effect - Metallic/Pearl** Cab/Hood & Sleeper Only	0
Shipping Destination			

Sales Code	Std/ Opt	Description	Weight
Options Not Subject To Discount			
9400091	S	**Peterbilt Class 7 Standard Coverage** 1 year/Unlimited Miles/km	**0**
9400094	S	**PACCAR PX-9 Standard Coverage** 2 yrs/250,000 mi (402,336 km)/6,250 hrs	**0**
9400598	O	**No Warranty-Non-Performing Cab/Hood/Sleeper** ***Narr*** *1021406EY*	**0**
9408529	O	**Allison Surcharge 4000 Series Transmission**	**0**
9408634	O	**SmartLINQ RD - 5YR Sub** PACCAR PX Engines	**0**
9408703	O	**Base Warr: Emissions 5YR/100K MI-EPA Engine**	**0**
Miscellaneous			
9409045	S	**Aero Hood (MODEL 548)**	**0**
9409059	O	**State Of Registry: Florida**	**0**
9409645	O	**Model Year 2025 Engine**	**0**
9409749	O	**2024 Series Emissions Engine**	**0**

Promotions

Special Requirements

Special Requirement 1 0098170
Special Requirement 2
Special Requirement 3
Special Requirement 4

Order Comments

Total Weight (lbs) 17,665

Any price increase as the result of force majeure, rising costs of components (including but not limited to material shortages) or government tariffs are not included in the quoted price and will be the financial responsibility of the customer.

Prices and Specifications Subject to Change Without Notice.

Unpublished options may require review/approval.
Dimensional and performance data for unpublished options may vary from that displayed in CRM.

PRICING DISCLAIMER

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TAMPA CRANE & BODY

5701 N 50th St.
Tampa, FL 33610
(813) 246-5510 (Office)

OPPORTUNITY NAME	PURCHASE AGREEMENT DATE	EXPIRATION	EST. DELIVERY UPON ORDER RECEIPT	FOB POINT	TERMS
FSA - R/O U75-OR-174 - City of Bradenton - RTC-Tampa	10-15-2025	11-14-2025	05-29-2026	Tampa, FL	Due on Receipt

CUSTOMER INFORMATION:

Salesperson. Alan Blanchard

Customer: Rush Truck Center-Tampa **Contact:** Paul Canadine

Address: 8111 Adamo Drive, Tampa, FL 33619

Phone: (813)559-2329 Cell Phone: (813)716-5128 Email Address: canadinep@rushenterprises.com

EQUIPMENT DESCRIPTION

INV Number	Year	Make	Model
INV-00003907	2026	Galbreath	U75-OR-174

INVENTORY SPECS

U75-OR-174 Industry standard 35 1/2" outside rail, 75K hoist
TAMTG FACTORY MOUNT - Tandem Axle Hoist--Includes Huck Bolts, Dual Viscosity Oil, Two Part Epoxy Primer & Paint
900INT Pioneer Strong-Arm Rack n' Pinion RP4500SARG (Hydraulic Gantry) - A4319 (cable) 226604 (hook) - Integrated (3) Spool Galbreath Valve and Diverter Included
INT INST FACTORY MOUNT - Installation and Integration of Pioneer Tarping Systems (parts and labor; tarp system separate) - (Includes Offset Mounting Platform for Tarper and Valve & Galbreath Fender Mounting Brackets)
17A Steel Toolbox - 16" X 20" X 48" - Opens from the Front - 4395AO - Galbreath Made - Toolbox Mounting Brackets Included
TINST FACTORY MOUNT - Install Toolbox on Hoist when hoist comes with a Side Mount Oil Reservoir using Combo Brackets - (labor only) - 2260W & 0340BO - U/AH-Series Only
5A Contoured Poly Tandem Fenders w/ Brackets for Axle Spread Range of 52"-53" - Specify Tandem Axle Spread - 6912AO
2INFND FACTORY MOUNT - Installation of Tandem Axle Fenders - (labor only; add to option picked)
PTO2 U/AH-Series - SHIP OUT - Parker Chelsea DS PTO for (Allison direct mount) Automatic Series Transmission - Hot Shift (For upgrade to WS ADD option WET, For factory mounting ADD option PTO INST) * Add Price for 254070 Piston Pump for Single Axle Cable
PTO INST FACTORY MOUNT - Any PTO option pick (labor only)
NSHD FACTORY MOUNT - Built with Nylon Rear Hold Downs w/ winch bar in Lieu of Stationary Rear Hold Downs (parts and labor) - 4530BO - Includes Deduct for Stationary Rear Hold Downs
LIT3 Work Lights - (2) - 4" LED Recessed Mounted IN the Bumper - (1,000 Lumens) - 232344
LIT4 Work Lights - (2) - 4" LED Mounted ON the Bumper OR Mounted On Tarper Gantry (1,600 Lumens) - 232356
INST WL FACTORY MOUNT - Installation of Work/Mid Body Light Options (labor only) - 13A, LIT2, LIT3, & LIT4
INST WL FACTORY MOUNT - Installation of Work/Mid Body Light Options (labor only) - 13A, LIT2, LIT3, & LIT4
IN HAI FACTORY MOUNT - Hoist Up Alarm Audio Interrupter - Alarm Silenced When Parking Brake is Applied (Air Brake Systems Only) - 140868 - (parts and labor)
14 Fold Down In Frame - OR Models - Set of Two, Specify Location , Max 48" - 2339W - Measure Inside Front Cup to Cup - IS0257 - (Add INST AS for factory mounting)
INST ASFACTORY MOUNT - Installation of In-Frame; Flip Up/Down Over the Cylinder; Fold Down/Pin Up; or Removable Over the Roller Auxiliary Stop Options - (labor only; add to option picked)

Trade In Information

Trade In Year	Trade In Make	Trade In Model	Trade In Amount

Add Ons Price each	Misc Charge Details
$0.00	

TERMS OF SALE:

Purchase Price Each:		**$72,200.00**
Purchase Quantity:		**1**
Total		**$72,200.00**
Add Ons Total		**$0.00**
Less Trade in value(s):		
Sales Tax: Applicable sales taxes will be applied to final invoice.		**TBD**
Federal Excise Tax 12%		
Federal Excise Tax Total		**$0.00**
Title, Registration, and Dealer Fees	**total**	**$0.00**
Freight Each:		**$3,500.00**
Total Freight:		**$3,500.00**
Total Amount Due:	****If a deposit is required, a deposit invoice will follow. ****	**$75,700.00**

TERMS AND CONDITIONS:

1. Customer's responsibilities. Customer agrees to pay Tampa Crane & Body (Tampa Crane) all charges required by law to be collected, including without limitation all tag, title, license, and all federal, state, and local taxes. Although Tampa Crane has used its best efforts to accurately state the amounts due under this Agreement, Customer remains liable for any additional amounts which may be assessed by law against Tampa Crane. Unpaid or past due balances will be assessed a 1.5% per month interest charge, (18% per annum).

2. Deposit. Should Tampa Crane fail to accept this offer or be unable to deliver the vehicle as promised, the Customer's sole remedy against Tampa Crane shall be a return of the deposit as liquidated damages. Should Customer fail to take delivery of the vehicle for any reason or otherwise breach this agreement, Tampa Crane may elect to retain the deposit, and sue for any actual damages incurred by Tampa Crane for work done, costs incurred, and for any incidental or consequential damages caused by Customer's breach.

3. Warranties. All used vehicles are sold **"AS IS, WITHOUT WARRANTY", either express or implied. Tampa Crane SPECIFICALLY DISCLAIMS ALL WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, AND ALL OTHER REPRESENTATIONS TO THE CUSTOMER NOT EXPRESSLY SET FORTH IN THIS AGREEMENT.** No other person is authorized to make any representations or warranties on behalf of Tampa Crane, unless made or assumed in writing by Tampa Crane.

4. Limitation of Liability. Customer shall have the right to fully inspect the vehicle at the time of delivery. Acceptance of the vehicle constitutes Customer's waiver of all claims against Tampa Crane for all actual, incidental or consequential damages, including without limitation: a) loss, damage or delays for any reason; b) failure to supply any property ordered hereunder unless Tampa Crane receives notification of such failure within one week of delivery; c) loss of use, loss of time, lost profits or income; d) changes in design, materials or specifications explicitly specified by the Customer; e) modifications to the vehicle that the Customer specifies to be performed by others; and f) defects in design, materials or workmanship unless Tampa Crane receives notification of such defects within one week of delivery.

Customer shall defend, indemnify and hold harmless Tampa Crane and its subsidiaries and affiliated companies, their officers, agents and employees against all loss, liability and expense, including reasonable attorney's fees, by reason of bodily injury including death, and property damage, sustained by any person or persons including but not limited to the officers, agents and employees of Customer, as a result of the Customer's maintenance, use, operation, servicing, transportation, defect in or failure of the vehicle, whether such bodily injury, death or property damage is due or claimed to be due in whole or in part, to any neglect, default, defect, fault, failure, act or omission, by or on behalf of Tampa Crane, its officers, agents and employees or any other person, including but not limited to any claims of strict liability in tort, breach of warranty, and/or negligence.

5. Modifications by Others. Customer acknowledges that any requested modifications to the vehicle that the Customer specifies to be performed by others are Customer's sole responsibility, and Customer shall reimburse Tampa Crane for the cost of such modifications, regardless of whether Customer takes delivery of the vehicle. Tampa Crane is not liable for any defects in design, materials or workmanship, or any errors or omissions by such third parties.

6. Miscellaneous. Risk of loss shall pass to the Customer upon acceptance of delivery of the vehicle. A facsimile of this agreement shall have the same legal effect as an original hereof. Venue for any actions involving this agreement, including counterclaims, crossclaims or third-party claims shall be exclusively in Hillsborough County, Florida, and this agreement shall be construed under the laws of the State of Florida. This agreement may not be assigned by Customer. This agreement expresses the entire agreement of the parties. If any part hereof is contrary to, prohibited by or deemed invalid under applicable laws or regulations of any jurisdiction, such provision shall be inapplicable and deemed omitted but shall not invalidate the remaining provisions hereof. In the event that Tampa Crane is required to employ an attorney to enforce any of the terms of this agreement, Customer shall be liable for all reasonable attorney's fees and costs, regardless of whether suit is instituted, through and including all trials, appeals and bankruptcy proceedings.

I HAVE READ AND UNDERSTAND THE ABOVE TERMS AND CONDITIONS.

CUSTOMER:		**Tampa Crane REPRESENTATIVE:**	
_____	Signature	_____	Signature
_____	Print Name	_____	Print Name
_____	Customer PO Number	_____	Date
_____	Date	_____	Contact Email
		_____	Contact Cell

Tampa Crane & Body
5701 N 50th St.
Tampa, FL 33610
(813) 246-5510 (Office)

AGENDA ITEM NO. 6.q

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Garret Falconer, Public Works & Utilities
ITEM TYPE:	Agreement
AGENDA SECTION:	CONSENT AGENDA
SUBJECT:	Purchase Approval for a 2026 Ford F-450 Super Crew Cab
SUGGESTED ACTION:	Staff recommends approving the purchase of one 2026 Ford F-450 Super Crew Cab from Alan Jay Fleet Sales for a total cost of $155,056.00.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new Ford F-450 will replace an aged, end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 43053810-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of one 2026 Ford F-450 Super Crew Cab.

ATTACHMENTS:
Quote from Alan Jay Fleet Sales

Contract Number:	2026 091521-NAF & 032824-NAF
Quote ID:	67095
Agency:	BRADENTON, CITY OF
Date:	10/27/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2026 FORD F-450 SUPER CREW CAB CHASSIS 2WD DRW 179" WB XL 60" CA, please review carefully and contact us with any errors or changes.

MSRP:	$74,115.00
Base Price:	$56,351.00
Factory Options:	$12,355.00
Aftermarket Options:	$86,350.00
Purchase Total:	$155,056.00

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4234		WWW.ALANJAY.COM	Quote 67095-7
Corporate Office	2003 U.S. 27 South	MOBILE 863-273-1105		Mailing Address	P.O. BOX 9200
	Sebring, FL 33870	FAX 863-402-4221			Sebring, FL 33871-9200

Sourcewell Formerly NJPA
Awarded Contract

ORIGINAL QUOTE DATE
10/9/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE
10/27/2025

REQUESTING AGENCY **BRADENTON, CITY OF**
CONTACT PERSON **Garret Falconer** EMAIL Garret.Falconer@bradentonfl.gov
PHONE **941-708-6382 Ext. 266** MOBILE FAX

SOURCEWELL CONTRACT # 2026 091521-NAF & 032824-NAF

www.NationalAutoFleetGroup.com

MODEL W4G 650A

MSRP $74,115.00

2026 FORD F-450 SUPER CREW CAB CHASSIS 2WD DRW 179" WB XL 60" CA

CUSTOMER ID

CONTRACT PRICE $56,351.00

BED LENGTH	60" CA

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.*

FACTORY OPTIONS	DESCRIPTION	
YZ	Oxford White	$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat	$0.00
99T	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20	$10,990.00
44G	Transmission: TorqShift 10-Speed Automatic	$0.00
18B	OPTIONS Platform Running Boards	$440.00
52B	Trailer Brake Controller	$295.00
650A	Order Code 650A	$0.00
67E	250 Amp Alternator	$0.00
67X	Extra Heavy-Service Suspension Package	$120.00
68L	GVWR: 16,000 lb Payload Package	$0.00
86M	Dual 68 AH/65 AGM Battery	$0.00
872	Rear View Camera & Prep Kit	$510.00
TGJ	Tires: 225/70Rx19.5G BSW A/P	$0.00
X41	4.10 Axle Ratio	$0.00
	FACTORY OPTIONS	**$12,355.00**

CONTRACT OPTIONS	DESCRIPTION	
NEW-TAG	New tag Includes temp tag & two way overnight shipping for signature.(specify state, county, city, sheriff, etc.)	$245.00
EWD	EXTENDED WARRANTY DECLINED	$0.00
4KR	(2) Additional keys and remotes, cut and programmed.	$520.00
DTF 4 TRK	Deep tint film installed on four doors and back glass for extended/crew cab pickups.	$245.00
WTF CRW	Weather Tech floor liner system for crew cab pick-up trucks.	$315.00
REN-3000-UB	RENOGY 3000W pure sine inverter mounted inside curbside front compartment of utility body with ignition sourced relay. (Alternate mounting location may be required due to clearance.) Includes freight and installation with 4/0 powr and ground, ignition controlled solenoid, 300A breaker, heat shrink connectors, and wire loom. (Dealer strongly recommends upgrading alternator and addition of auxillary battery)	$1,705.00
FS LB-4MP2-SD-AW	Ford Super Duty Federal Signal Allegiant Lightbar Amber/White Package, Includes 1-Allegiant Light Bar, -4- Micropulse 6 Diode Light heads, 2 grille mount, 2 surface mounted to tailgate with white bezels	$3,505.00
AF RM-25	Reading RM-25 9' (60" c/a) Crane Body for cranes up to 25000 ft/lbs. Includes 12 shelves, slam tailgate, (4) D ring tie downs, manual outriggers, 21" Workbench bumper, 20K 2 1/2" Receiver, Trailer Plug, Rear steps, Vise plate, Mudflaps & Weight slip. Painted white.	$30,450.00
AF STELLAR EC5000	Stellar 5000 lb Electric Hydraulic Crane Includes Boom Rest, Aux Battery & spring reinforcement	$28,545.00
AF COMP	FURNISH AND INSTALL -AIR COMPRESSOR,42" L X 22" W X 42" H, W/ 30 GAL HORZ TANK HONDA ENGINE, 23 CFM @ 175 PSI. COMPRESSOR AND AIR TANK TO BE SEPERATED AND INSTALLED ON COMPARTMENT TOP R/S, WITH COMPRESSOR MOUNTED TO THE FRONT AND THE AIR TANK MOUNTED TO REAR	$8,694.00
AF REEL	REELCRAFT 82100-OLP, SPRING RETRACTABLE HOSE REEL W/1/2" X 100' HOSE. REEL - 25.375" H X 24" W X 10.5" D. INSTALLED R/S TOP OF BODY COMPARTMENTS	$1,042.00

SOURCEWELL CONTRACT # 2026 091521-NAF & 032824-NAF **www.NationalAutoFleetGroup.com**

HD USOB-TB	HD Scorpion spray on bed liner applied inside cargo area, tops of boxes, and rear bumper of 8' & 9' utility body.	$1,180.00
AF CAMERA	FACTORY CAMERA INSTALL IN UTILITY BODY	$265.00
AF 7/4WIRE	7/4 WAY TRAILER RECEPTACLE	$260.00
AF CLV-SB	HITCH PLATE WITH RECEIVER HITCH	$980.00
AF WEATHER	FURNISH AND INSTALL WEATHER GUARD 358-3-02 100 GALLON RECT STEEL TRANSFER TANK WITH FILL RITE FR1210H 12V DC 15 GPM FUEL TRANSFER PUMP KIT TANK TO BE MOUNTED IN FORWARD AREA OF CARGO SPACE REARWARD OF CRANE HYDRAULIC TANK.	$3,128.00
AF OUTRIG	INCLUDE OUTRIGGERS, MANUAL OUT & DOWN, WITH MANUAL EXTENSION. FOR CRANE APPLICATIONS UP TO 25K FT LB MAX.	$3,976.00
GO-LIGHTSC	Model 20204 LED GoLight with hard wired dash mount remote	$935.00
FS COM1200-SQ-2	(2) Federal Signal LED 2700 lumen 4.3" Square Work Lights, mounted at rear of utility body.	$360.00
	CONTRACT OPTIONS	**$86,350.00**

TRADE IN

TOTAL COST **$155,056.00**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY** **1** **$155,056.00**

Estimated Annual payments for 60 months paid in advance: $35,650.58
Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA (✔ Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA — MSRP:$59,140.00

Interior:Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat

Exterior 1:Agate Black Metallic

Exterior 2:No color has been selected.

Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20

Transmission: TorqShift 10-Speed Automatic

OPTIONS

CODE	MODEL	MSRP
W4G	[Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA	$59,140.00
	OPTIONS	
18B	Platform Running Boards	$445.00
44G	Transmission: TorqShift 10-Speed Automatic	$0.00
52B	Trailer Brake Controller	$300.00
650A	Order Code 650A	$0.00
67E	250 Amp Alternator	$0.00

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Alan Jay Fleet

Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA (Complete)

67X	Extra Heavy-Service Suspension Package		$125.00
68L	GVWR: 16,000 lb Payload Package		$0.00
86M	Dual 68 AH/65 AGM Battery	Inc.	
872	Rear View Camera & Prep Kit		$515.00
99T	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20		$10,995.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat		$0.00
TGJ	Tires: 225/70Rx19.5G BSW A/P		$0.00
UM	Agate Black Metallic		$0.00
X41	4.10 Axle Ratio		$0.00
	SUBTOTAL		**$71,520.00**
	Adjustments Total		$0.00
	Destination Charge		$2,595.00
	TOTAL PRICE		**$74,115.00**

FUEL ECONOMY

Est City:N/A

Est Highway:N/A

Est Highway Cruising Range:N/A

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA (✓ Complete)

Standard Equipment

Mechanical	
	Engine: 7.3L 2V DEVCT NA PFI V8 Gas (STD)
	Transmission: TorqShift 10-Speed Automatic -inc: SelectShift, selectable drive modes: normal, tow/haul, eco, slippery roads and trail and transmission power take-off provision (STD)
	4.88 Axle Ratio (STD)
	50-State Emissions System
	Transmission w/Driver Selectable Mode and Oil Cooler
	Rear-Wheel Drive
	68-Amp/Hr 750CCA Maintenance-Free Battery w/Run Down Protection
	190 Amp Alternator
	190 Amp Alternator
	Towing Equipment -inc: Trailer Sway Control
	Trailer Wiring Harness
	9360# Maximum Payload
	GVWR: 16,500 lb Payload Package
	HD Gas-Pressurized Shock Absorbers
	Front And Rear Anti-Roll Bars
	Firm Suspension
	Hydraulic Power-Assist Steering
	40 Gal. Fuel Tank
	Single Stainless Steel Exhaust
	Dual Rear Wheels
	Front Suspension w/Coil Springs
	Solid Axle Rear Suspension w/Leaf Springs
	4-Wheel Disc Brakes w/4-Wheel ABS, Front And Rear Vented Discs, Brake Assist and Hill Hold Control
	Upfitter Switches
Exterior	
	Wheels: 19.5" x 6" Argent Painted Steel -inc: Hub covers/center ornaments not included
	Tires: 225/70Rx19.5G BSW A/P (STD)
	Black Front Bumper w/Black Rub Strip/Fascia Accent and 2 Tow Hooks

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Exterior	
	Black Fender Flares
	Black Side Windows Trim and Black Front Windshield Trim
	Black Door Handles
	Black Power Heated Side Mirrors w/Convex Spotter, Manual Folding and Turn Signal Indicator
	Manual Extendable Trailer Style Mirrors
	Fixed Rear Window
	Light Tinted Glass
	Variable Intermittent Wipers
	Aluminum Panels
	Front Splash Guards
	Black Grille
	Autolamp Auto On/Off Reflector Halogen Daytime Running Lights Preference Setting Headlamps w/Delay-Off
	Cab Clearance Lights
	Perimeter/Approach Lights
Entertainment	
	Radio w/Seek-Scan, Clock and Speed Compensated Volume Control
	Radio: AM/FM Stereo w/MP3 Player -inc: 6 speakers
	Fixed Antenna
	6 Speakers
	SYNC 4 Communication & Entertainment System -inc: enhanced voice recognition, 911 Assist, 8" center display, AppLink and 1 smart-charging USB port
	Wireless Phone Connectivity
	2 LCD Monitors In The Front
Interior	
	4-Way Driver Seat -inc: Manual Recline and Fore/Aft Movement
	4-Way Passenger Seat -inc: Manual Recline and Fore/Aft Movement
	60-40 Folding Split-Bench Front Facing Fold-Up Cushion Rear Seat
	Manual Tilt/Telescoping Steering Column
	Gauges -inc: Speedometer, Odometer, Oil Pressure, Engine Coolant Temp, Tachometer, Transmission Fluid Temp, Engine Hour Meter, Trip Odometer and Trip Computer

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Interior	
	Power Rear Windows
	Front Cupholder
	Rear Cupholder
	Compass
	Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button
	Cruise Control w/Steering Wheel Controls
	Manual Air Conditioning
	HVAC -inc: Underseat Ducts
	Locking Glove Box
	Interior Trim -inc: Chrome Interior Accents
	Full Cloth Headliner
	Urethane Gear Shifter Material
	HD Vinyl 40/20/40 Split Bench Seat -inc: center armrest, cupholder, storage, 2-way adjustable driver/passenger headrests and driver's side manual lumbar
	Day-Night Rearview Mirror
	Passenger Visor Vanity Mirror
	Full Overhead Console w/Storage and 2 12V DC Power Outlets
	Fade-To-Off Interior Lighting
	Front And Rear Map Lights
	Full Vinyl/Rubber Floor Covering
	Smart Device Remote Engine Start
	Smart Device Integration
	Ford Connectivity Package (1-Year Included) -inc: unlimited Wi-Fi hotspot, Included for 1-year from warranty start date, Requires activation via Ford app w/credit card authorization; customer may cancel at any time, Evolving technology/cellular networks/vehicle capability may limit functionality and prevent operation of connected features, Ford may temporarily slow data speeds if such data usage reaches or exceeds 50GB within a billing cycle or due to network limitations, If a customer uses more than 50% of their data usage in a roaming country during a 60-day period, Ford may remove or limit the customer's data plan
	Instrument Panel Covered Bin and Dashboard Storage
	Power 1st Row Windows w/Driver And Passenger 1-Touch Up/Down
	Delayed Accessory Power
	Power Door Locks w/Autolock Feature

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Interior	
	Driver Information Center
	Trip Computer
	Outside Temp Gauge
	Digital/Analog Appearance
	Seats w/Vinyl Back Material
	Front Center Armrest w/Storage
	Manual Adjustable Front Head Restraints and Manual Adjustable Rear Head Restraints
	Perimeter Alarm
	Securilock Anti-Theft Ignition (pats) Immobilizer
	2 12V DC Power Outlets
	Air Filtration
Safety-Mechanical	
	Driveline Traction Control
Safety-Exterior	
	Side Impact Beams
Safety-Interior	
	Dual Stage Driver And Passenger Seat-Mounted Side Airbags
	Emergency Sos Capability
	Pre-Collision Assist with Automatic Emergency Braking (AEB)
	Lane Departure Warning
	Collision Mitigation-Front
	Tire Specific Low Tire Pressure Warning
	Outboard Front Lap And Shoulder Safety Belts -inc: Height Adjusters
	Safety Canopy System Curtain 1st And 2nd Row Airbags
	Dual Stage Driver And Passenger Front Airbags
	Rear Child Safety Locks

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Alan Jay Fleet

Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA (Complete)

WARRANTY

Basic Years: 3
Basic Miles/km: 36,000
Drivetrain Years: 5
Drivetrain Miles/km: 60,000
Corrosion Years: 5
Corrosion Miles/km: Unlimited
Roadside Assistance Years: 5
Roadside Assistance Miles/km: 60,000

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Data Version: 26827. Data Updated: Oct 26, 2025 6:47:00 PM PDT.

Alan Jay Fleet
Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (W4G) XL 2WD Crew Cab 179" WB 60" CA (Complete)

Technical Specifications

Powertrain

Transmission

Drivetrain	Rear Wheel Drive	Trans Order Code	44G
Trans Type	10	Trans Description Cont.	Automatic w/OD
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.62
Second Gear Ratio (:1)	2.92	Third Gear Ratio (:1)	2.13
Fourth Gear Ratio (:1)	1.77	Fifth Gear Ratio (:1)	1.52
Sixth Gear Ratio (:1)	1.28	Reverse Ratio (:1)	4.70
Clutch Size	N/A	Trans Power Take Off	Yes
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	None
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	Yes	Seventh Gear Ratio (:1)	1.00
Eighth Gear Ratio (:1)	0.85	Ninth Gear Ratio (:1)	N/A
Tenth Gear Ratio (:1)	N/A		

Mileage

EPA Fuel Economy Est - Hwy	N/A	Cruising Range - City	N/A
EPA Fuel Economy Est - City	N/A	Fuel Economy Est-Combined	N/A
Cruising Range - Hwy	N/A	Estimated Battery Range	N/A

Engine

Engine Order Code	99T	Engine Type	Intercooled Turbo Diesel V-8
Displacement	6.7 L/406	Fuel System	Diesel Direct Injection
SAE Net Horsepower @ RPM	330 @ 2200	SAE Net Torque @ RPM	950 @ 1800
Engine Oil Cooler	None		

Electrical

Cold Cranking Amps @ 0° F (Primary)	750	Cold Cranking Amps @ 0° F (2nd)	750
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	250

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Powertrain

Cooling System

Total Cooling System Capacity	N/A

Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	N/A	EPA Greenhouse Gas Score	N/A

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	7766 lbs	Gross Axle Wt Rating - Front	6500 lbs
Gross Axle Wt Rating - Rear	12880 lbs	Curb Weight - Front	3883 lbs
Curb Weight - Rear	3183 lbs	Option Weight - Front	524.00 lbs
Option Weight - Rear	176.00 lbs	Reserve Axle Capacity - Front	2093.00 lbs
Reserve Axle Capacity - Rear	9521.00 lbs	As Spec'd Curb Weight	7766.00 lbs
As Spec'd Payload	8234.00 lbs	Maximum Payload Capacity	8934.00 lbs
Gross Combined Wt Rating	34500 lbs	Gross Axle Weight Rating	19380.00 lbs
Curb Weight	7066.00 lbs	Reserve Axle Capacity	11614.00 lbs
Total Option Weight	700.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	16000.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	17500 lbs	Wt Distributing Hitch - Max Tongue Wt.	1750 lbs
Fifth Wheel Hitch - Max Trailer Wt.	25300 lbs	Fifth Wheel Hitch - Max Tongue Wt.	6325 lbs
Maximum Trailering Capacity	17500 lbs		

Frame

Frame Type	N/A	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

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Chassis

Suspension

Suspension Type - Front	Other	Suspension Type - Rear	Leaf
Spring Capacity - Front	6500 lbs	Spring Capacity - Rear	12880 lbs
Axle Type - Front	Non-Independent	Axle Type - Rear	Rigid Axle
Axle Capacity - Front	7000 lbs	Axle Capacity - Rear	12880 lbs
Axle Ratio (:1) - Front	4.10	Axle Ratio (:1) - Rear	4.10
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	N/A	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	TGJ	Rear Tire Order Code	TGJ
Spare Tire Order Code	N/A	Front Tire Size	LT225/70SR19.5
Rear Tire Size	LT225/70SR19.5	Spare Tire Size	N/A
Front Tire Capacity	7500 lbs	Rear Tire Capacity	15000 lbs
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	647
Revolutions/Mile @ 45 mph - Rear	647	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	19.5 X 6 in	Rear Wheel Size	19.5 X 6 in
Spare Wheel Size	N/A	Front Wheel Material	Steel
Rear Wheel Material	Steel	Spare Wheel Material	N/A

Steering

Steering Type	Re-Circulating Ball	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	51.1 ft	Turning Diameter - Wall to Wall	N/A

Brakes

Brake Type	4-Wheel Disc	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	4-Wheel	Disc - Front (Yes or)	Yes

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Chassis

Brakes

Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	15.4 in
Rear Brake Rotor Diam x Thickness	15.8 in	Drum - Rear (Yes or)	N/A
Rear Drum Diam x Width	N/A		

Fuel Tank

Fuel Tank Capacity, Approx	40 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	6	Front Head Room	40.8 in
Front Leg Room	43.9 in	Front Shoulder Room	66.7 in
Front Hip Room	62.5 in	Second Head Room	40.4 in
Second Leg Room	43.6 in	Second Shoulder Room	65.9 in
Second Hip Room	64.7 in		

Exterior Dimensions

Wheelbase	179 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	265.2 in
Width, Max w/o mirrors	80 in	Height, Overall	82.8 in
Overhang, Front	38.3 in	Overhang, Rear w/o bumper	47.2 in
Front Bumper to Back of Cab	N/A	Cab to Axle	60 in
Cab to End of Frame	107.2 in	Ground to Top of Load Floor	N/A
Ground to Top of Frame	N/A	Frame Width, Rear	34.2 in
Ground Clearance, Front	8.6 in	Ground Clearance, Rear	8.6 in
Body Length	0.00 ft	Cab to Body	N/A

Cargo Area Dimensions

Cargo Box Width @ Top, Rear	N/A	Cargo Box Width @ Floor	N/A
Cargo Box Width @ Wheelhousings	N/A	Cargo Box (Area) Height	N/A

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Dimensions

Cargo Area Dimensions

Tailgate Width	N/A	Cargo Volume	N/A
Ext'd Cab Cargo Volume	N/A		

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AGENDA ITEM NO. 6.r

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Garret Falconer, Public Works & Utilities
ITEM TYPE:	Agreement
AGENDA SECTION:	CONSENT AGENDA
SUBJECT:	Purchase Approval for a 2026 Ford F-550 Super Cab
SUGGESTED ACTION:	Staff recommends approving the purchase of one Ford F-550 Super Cab from Alan-Jay Fleet Sales for a total cost of $97,131.00.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new 2026 Ford F-550 Super Cab will replace an aged, end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 00154100-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of one 2026 Ford F-550 Super Cab.

ATTACHMENTS:
Quote from Alan Jay Fleet Sales

Contract Number:	2026 091521-NAF & 032824-NAF
Quote ID:	67097
Agency:	BRADENTON, CITY OF
Date:	10/29/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2026 FORD F-550 SUPER CAB CHASSIS 2WD DRW 192" WB XL 84" CA, please review carefully and contact us with any errors or changes.

MSRP:	$74,385.00
Base Price:	$64,824.00
Factory Options:	$3,360.00
Aftermarket Options:	$28,947.00
Purchase Total:	$97,131.00

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Sourcewell Formerly NJPA
Awarded Contract

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

Quote **67097-5**

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4234	WWW.ALANJAY.COM		
Corporate Office	2003 U.S. 27 South	MOBILE 863-273-1105	**Mailing Address**	P.O. BOX 9200	
	Sebring, FL 33870	FAX 863-402-4221		Sebring, FL 33871-9200	

ORIGINAL QUOTE DATE 10/9/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE 10/29/2025

REQUESTING AGENCY **BRADENTON, CITY OF**

CONTACT PERSON **Garret Falconer** **EMAIL** Garret.Falconer@bradentonfl.gov

PHONE **941-708-6382 Ext. 266** MOBILE FAX

SOURCEWELL CONTRACT # 2026 091521-NAF & 032824-NAF

www.NationalAutoFleetGroup.com

MODEL X5G 660A

MSRP $74,385.00

2026 FORD F-550 SUPER CAB CHASSIS 2WD DRW 192" WB XL 84" CA

CUSTOMER ID

CONTRACT PRICE $64,824.00

BED LENGTH	84" CA

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.*

FACTORY OPTIONS	DESCRIPTION	
Z1	Oxford White	$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat	$0.00
99T	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20	$0.00
44G	Transmission: TorqShift 10-Speed Automatic	$0.00
18B	OPTIONS Platform Running Boards	$440.00
52B	Trailer Brake Controller	$295.00
535	High Capacity Trailer Tow Package	$575.00
660A	Order Code 660A	$0.00
68H	GVWR: 19,550 lb Payload Plus Upgrade Package 2	$1,150.00
872	Rear View Camera & Prep Kit	$510.00
TGJ	Tires: 225/70Rx19.5G BSW A/P	$0.00
X4L	Limited Slip w/4.30 Axle Ratio	$390.00
	FACTORY OPTIONS	**$3,360.00**

CONTRACT OPTIONS	DESCRIPTION	
NEW-TAG	New tag Includes temp tag & two way overnight shipping for signature.(specify state, county, city, sheriff, etc.)	$245.00
EWD	EXTENDED WARRANTY DECLINED	$0.00
4KR	(2) Additional keys and remotes, cut and programmed.	$520.00
DTF 4 TRK	Deep tint film installed on four doors and back glass for extended/crew cab pickups.	$245.00
FS LB-4MP2-SD-AW	Ford Super Duty Federal Signal Allegiant Lightbar Amber/White Package, Includes 1-Allegiant Light Bar, -4- Micropulse 6 Diode Light heads, 2 grille mount, 2 surface mounted to tailgate with white bezels	$3,505.00
WTF EXT	Weather Tech floor liner system for extended cab pick-up trucks.	$315.00
PTC DU1118	11' Godwin 18'' fixed side E/H dump body with ground control tarp including arm bars, 6'' cheater boards, and rear gate. (Includes 2nd stage MSO, weight slip, & final-stage manufacturers completed vehicle certification.)	$17,865.00
PTC-ETS	Electric Tarp System	$2,935.00
PTC BOX	(1) 18X18X48 INCH BLACK STEEL UNDERBODY TRUCK BOX WITH PADDLE LATCH	$1,602.00
PTC 7/4WIRE	7 way flat camper trailer wiring	$180.00
PTC CLV-SB	Class V trailer hitch for service bodies 20K rating with 2 1/2'' receiver.	$1,310.00
CAMERA-F	Dealer installed factory ordered camera (REQUIRES 872).	$225.00
	CONTRACT OPTIONS	**$28,947.00**

SOURCEWELL CONTRACT # 2026 091521-NAF & 032824-NAF **www.NationalAutoFleetGroup.com**

TRADE IN **TOTAL COST** **$97,131.00**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY** **1** **$97,131.00**

Estimated Annual payments for 60 months paid in advance: $22,332.42
Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Alan Jay Fleet

Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ford Super Duty F-550 DRW (X5G) XL 2WD SuperCab 192" WB 84" CA (Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2026 Ford Super Duty F-550 DRW (X5G) XL 2WD SuperCab 192" WB 84" CA — MSRP:$68,400.00

Interior:Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat

Exterior 1:Agate Black Metallic

Exterior 2:No color has been selected.

Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20

Transmission: TorqShift 10-Speed Automatic

OPTIONS

CODE	MODEL	MSRP
X5G	[Fleet] 2026 Ford Super Duty F-550 DRW (X5G) XL 2WD SuperCab 192" WB 84" CA	$68,400.00
	OPTIONS	
18B	Platform Running Boards	$445.00
44G	Transmission: TorqShift 10-Speed Automatic	$0.00
52B	Trailer Brake Controller	$300.00
535	High Capacity Trailer Tow Package	$580.00
660A	Order Code 660A	$0.00

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Vehicle: [Fleet] 2026 Ford Super Duty F-550 DRW (X5G) XL 2WD SuperCab 192" WB 84" CA (Complete)

68H	GVWR: 19,550 lb Payload Plus Upgrade Package 2	$1,155.00
872	Rear View Camera & Prep Kit	$515.00
99T	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20	$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat	$0.00
TGJ	Tires: 225/70Rx19.5G BSW A/P	$0.00
UM	Agate Black Metallic	$0.00
X4L	Limited Slip w/4.30 Axle Ratio	$395.00
	SUBTOTAL	**$71,790.00**
	Adjustments Total	$0.00
	Destination Charge	$2,595.00
	TOTAL PRICE	**$74,385.00**

FUEL ECONOMY

Est City:N/A

Est Highway:N/A

Est Highway Cruising Range:N/A

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Vehicle: [Fleet] 2026 Ford Super Duty F-550 DRW (X5G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Standard Equipment

Mechanical	
	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20 -inc: Operator Commanded Regeneration (OCR), Diesel Exhaust Fluid (DEF) tank and manual push-button engine-exhaust braking (STD)
	Transmission: TorqShift 10-Speed Automatic -inc: SelectShift, selectable drive modes: normal, tow/haul, eco, slippery roads and trail and transmission power take-off provision (STD)
	4.10 Axle Ratio (STD)
	50-State Emissions System
	Transmission w/Driver Selectable Mode and Oil Cooler
	Rear-Wheel Drive
	68-Amp/Hr 750CCA Maintenance-Free Battery w/Run Down Protection
	250 Amp Alternator
	250 Amp Alternator
	Towing Equipment -inc: Trailer Sway Control
	Trailer Wiring Harness
	10110# Maximum Payload
	GVWR: 18,000 lbs Payload Package
	HD Gas-Pressurized Shock Absorbers
	Front And Rear Anti-Roll Bars
	Firm Suspension
	Hydraulic Power-Assist Steering
	40 Gal. Fuel Tank
	Single Stainless Steel Exhaust
	Dual Rear Wheels
	Front Suspension w/Coil Springs
	Solid Axle Rear Suspension w/Leaf Springs
	4-Wheel Disc Brakes w/4-Wheel ABS, Front And Rear Vented Discs, Brake Assist and Hill Hold Control
	Upfitter Switches
Exterior	
	Wheels: 19.5" x 6" Argent Painted Steel -inc: Hub covers/center ornaments not included
	Tires: 225/70Rx19.5G BSW A/P (STD)

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Exterior	
	Black Front Bumper w/Black Rub Strip/Fascia Accent and 2 Tow Hooks
	Black Fender Flares
	Black Side Windows Trim and Black Front Windshield Trim
	Black Door Handles
	Black Power Heated Side Mirrors w/Convex Spotter, Manual Folding and Turn Signal Indicator
	Manual Extendable Trailer Style Mirrors
	Fixed Rear Window
	Light Tinted Glass
	Variable Intermittent Wipers
	Aluminum Panels
	Front Splash Guards
	Black Grille
	Reverse Opening Rear Doors
	Autolamp Auto On/Off Reflector Halogen Daytime Running Lights Preference Setting Headlamps w/Delay-Off
	Cab Clearance Lights
	Perimeter/Approach Lights
Entertainment	
	Radio w/Seek-Scan, Clock and Speed Compensated Volume Control
	Radio: AM/FM Stereo w/MP3 Player -inc: 6 speakers
	Fixed Antenna
	6 Speakers
	SYNC 4 Communication & Entertainment System -inc: enhanced voice recognition, 911 Assist, 8" center display, AppLink and 1 smart-charging USB port
	Wireless Phone Connectivity
	2 LCD Monitors In The Front
Interior	
	4-Way Driver Seat -inc: Manual Recline and Fore/Aft Movement
	4-Way Passenger Seat -inc: Manual Recline and Fore/Aft Movement
	60-40 Folding Split-Bench Front Facing Fold-Up Cushion Rear Seat
	Manual Tilt/Telescoping Steering Column

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Interior	
	Gauges -inc: Speedometer, Odometer, Engine Coolant Temp, Tachometer, Transmission Fluid Temp, Engine Hour Meter, Trip Odometer and Trip Computer
	Power Rear Windows
	Front Cupholder
	Rear Cupholder
	Compass
	Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button
	Cruise Control w/Steering Wheel Controls
	Manual Air Conditioning
	HVAC -inc: Underseat Ducts
	Locking Glove Box
	Interior Trim -inc: Chrome Interior Accents
	Full Cloth Headliner
	Urethane Gear Shifter Material
	HD Vinyl 40/20/40 Split Bench Seat -inc: center armrest, cupholder, storage, 2-way adjustable driver/passenger headrests and driver's side manual lumbar
	Day-Night Rearview Mirror
	Passenger Visor Vanity Mirror
	Full Overhead Console w/Storage and 2 12V DC Power Outlets
	Front Map Lights
	Fade-To-Off Interior Lighting
	Full Vinyl/Rubber Floor Covering
	Smart Device Remote Engine Start
	Smart Device Integration
	Ford Connectivity Package (1-Year Included) -inc: unlimited Wi-Fi hotspot, Included for 1-year from warranty start date, Requires activation via Ford app w/credit card authorization; customer may cancel at any time, Evolving technology/cellular networks/vehicle capability may limit functionality and prevent operation of connected features, Ford may temporarily slow data speeds if such data usage reaches or exceeds 50GB within a billing cycle or due to network limitations, If a customer uses more than 50% of their data usage in a roaming country during a 60-day period, Ford may remove or limit the customer's data plan
	Instrument Panel Covered Bin and Dashboard Storage
	Power 1st Row Windows w/Driver And Passenger 1-Touch Up/Down

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Vehicle: [Fleet] 2026 Ford Super Duty F-550 DRW (X5G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Interior	
	Delayed Accessory Power
	Power Door Locks w/Autolock Feature
	Driver Information Center
	Trip Computer
	Outside Temp Gauge
	Digital/Analog Appearance
	Seats w/Vinyl Back Material
	Front Center Armrest w/Storage
	Manual Adjustable Front Head Restraints and Manual Adjustable Rear Head Restraints
	Perimeter Alarm
	Securilock Anti-Theft Ignition (pats) Immobilizer
	2 12V DC Power Outlets
	Air Filtration
Safety-Mechanical	
	Driveline Traction Control
Safety-Exterior	
	Side Impact Beams
Safety-Interior	
	Dual Stage Driver And Passenger Seat-Mounted Side Airbags
	Emergency Sos Capability
	Pre-Collision Assist with Automatic Emergency Braking (AEB)
	Lane Departure Warning
	Collision Mitigation-Front
	Tire Specific Low Tire Pressure Warning
	Dual Stage Driver And Passenger Front Airbags w/Passenger Off Switch
	Outboard Front Lap And Shoulder Safety Belts -inc: Height Adjusters
	Safety Canopy System Curtain 1st And 2nd Row Airbags

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WARRANTY

Basic Years: 3
Basic Miles/km: 36,000
Drivetrain Years: 5
Drivetrain Miles/km: 60,000
Corrosion Years: 5
Corrosion Miles/km: Unlimited
Roadside Assistance Years: 5
Roadside Assistance Miles/km: 60,000

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Technical Specifications

Powertrain

Transmission

Drivetrain	Rear Wheel Drive	Trans Order Code	44G
Trans Type	10	Trans Description Cont.	Automatic w/OD
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.62
Second Gear Ratio (:1)	2.92	Third Gear Ratio (:1)	2.13
Fourth Gear Ratio (:1)	1.77	Fifth Gear Ratio (:1)	1.52
Sixth Gear Ratio (:1)	1.28	Reverse Ratio (:1)	4.70
Clutch Size	N/A	Trans Power Take Off	Yes
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	None
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	Yes	Seventh Gear Ratio (:1)	1.00
Eighth Gear Ratio (:1)	0.85	Ninth Gear Ratio (:1)	N/A
Tenth Gear Ratio (:1)	N/A		

Mileage

EPA Fuel Economy Est - Hwy	N/A	Cruising Range - City	N/A
EPA Fuel Economy Est - City	N/A	Fuel Economy Est-Combined	N/A
Cruising Range - Hwy	N/A	Estimated Battery Range	N/A

Engine

Engine Order Code	99T	Engine Type	Intercooled Turbo Diesel V-8
Displacement	6.7 L/406	Fuel System	Diesel Direct Injection
SAE Net Horsepower @ RPM	330 @ 2200	SAE Net Torque @ RPM	950 @ 1800
Engine Oil Cooler	None		

Electrical

Cold Cranking Amps @ 0° F (Primary)	750	Cold Cranking Amps @ 0° F (2nd)	750
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	250

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Powertrain

Cooling System

Total Cooling System Capacity	N/A

Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	N/A	EPA Greenhouse Gas Score	N/A

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	7806 lbs	Gross Axle Wt Rating - Front	6500 lbs
Gross Axle Wt Rating - Rear	14706 lbs	Curb Weight - Front	4585 lbs
Curb Weight - Rear	3221 lbs	Option Weight - Front	0.00 lbs
Option Weight - Rear	0.00 lbs	Reserve Axle Capacity - Front	1915.00 lbs
Reserve Axle Capacity - Rear	11485.00 lbs	As Spec'd Curb Weight	7806.00 lbs
As Spec'd Payload	11744.00 lbs	Maximum Payload Capacity	11744.00 lbs
Gross Combined Wt Rating	43000 lbs	Gross Axle Weight Rating	21206.00 lbs
Curb Weight	7806.00 lbs	Reserve Axle Capacity	13400.00 lbs
Total Option Weight	0.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	19550.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	18500 lbs	Wt Distributing Hitch - Max Tongue Wt.	1850 lbs
Fifth Wheel Hitch - Max Trailer Wt.	33500 lbs	Fifth Wheel Hitch - Max Tongue Wt.	8375 lbs
Maximum Trailering Capacity	18500 lbs		

Frame

Frame Type	N/A	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

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Chassis

Suspension

Suspension Type - Front	Other	Suspension Type - Rear	Leaf
Spring Capacity - Front	6500 lbs	Spring Capacity - Rear	14706 lbs
Axle Type - Front	Non-Independent	Axle Type - Rear	Rigid Axle
Axle Capacity - Front	7000 lbs	Axle Capacity - Rear	14706 lbs
Axle Ratio (:1) - Front	4.30	Axle Ratio (:1) - Rear	4.30
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	N/A	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	TGJ	Rear Tire Order Code	TGJ
Spare Tire Order Code	N/A	Front Tire Size	LT225/70SR19.5
Rear Tire Size	LT225/70SR19.5	Spare Tire Size	N/A
Front Tire Capacity	7500 lbs	Rear Tire Capacity	15000 lbs
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	647
Revolutions/Mile @ 45 mph - Rear	647	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	19.5 X 6 in	Rear Wheel Size	19.5 X 6 in
Spare Wheel Size	N/A	Front Wheel Material	Steel
Rear Wheel Material	Steel	Spare Wheel Material	N/A

Steering

Steering Type	Re-Circulating Ball	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	54.2 ft	Turning Diameter - Wall to Wall	N/A

Brakes

Brake Type	4-Wheel Disc	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	4-Wheel	Disc - Front (Yes or)	Yes

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Chassis

Brakes

Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	15.4 in
Rear Brake Rotor Diam x Thickness	15.8 in	Drum - Rear (Yes or)	N/A
Rear Drum Diam x Width	N/A		

Fuel Tank

Fuel Tank Capacity, Approx	40 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	6	Front Head Room	40.8 in
Front Leg Room	43.9 in	Front Shoulder Room	66.7 in
Front Hip Room	62.5 in	Second Head Room	40.3 in
Second Leg Room	33.5 in	Second Shoulder Room	65.8 in
Second Hip Room	64.7 in		

Exterior Dimensions

Wheelbase	192 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	277.4 in
Width, Max w/o mirrors	80 in	Height, Overall	82.5 in
Overhang, Front	38.3 in	Overhang, Rear w/o bumper	47.2 in
Front Bumper to Back of Cab	N/A	Cab to Axle	84 in
Cab to End of Frame	131.2 in	Ground to Top of Load Floor	N/A
Ground to Top of Frame	N/A	Frame Width, Rear	34.2 in
Ground Clearance, Front	8.6 in	Ground Clearance, Rear	8.6 in
Body Length	0.00 ft	Cab to Body	N/A

Cargo Area Dimensions

Cargo Box Width @ Top, Rear	N/A	Cargo Box Width @ Floor	N/A
Cargo Box Width @ Wheelhousings	N/A	Cargo Box (Area) Height	N/A

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Dimensions

Cargo Area Dimensions

Tailgate Width	N/A	Cargo Volume	N/A
Ext'd Cab Cargo Volume	N/A		

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AGENDA ITEM NO. 6.s

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Garret Falconer, Public Works & Utilities
ITEM TYPE:	Agreement
AGENDA SECTION:	CONSENT AGENDA
SUBJECT:	Purchase Approval for a 2026 Ford F-750 Regular Cab
SUGGESTED ACTION:	Staff recommends approving the purchase of one 2026 Ford F-750 Regular Cab from Alan-Jay Fleet Sales for the total cost of $119,099.00.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new 2026 Ford F-750 Regular Cab will replace an aged, end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 00154100-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of one 2026 Ford F-750 Regular Cab.

ATTACHMENTS:
Quote from Alan Jay Fleet Sales

Contract Number:	2026 091521-NAF & 032824-NAF
Quote ID:	67098
Agency:	BRADENTON, CITY OF
Date:	10/23/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2026 FORD F-750 REGULAR CAB CHASSIS 2WD 158" WB STRAIT FRAME 84" CA, please review carefully and contact us with any errors or changes.

MSRP:	$89,445.00
Base Price:	$74,762.00
Factory Options:	$6,065.00
Aftermarket Options:	$38,272.00
Purchase Total:	$119,099.00

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

PHONE (800) ALANJAY (252-6529)	DIRECT 863-402-4234	WWW.ALANJAY.COM	Quote 67098-3
Corporate Office: 2003 U.S. 27 South, Sebring, FL 33870	MOBILE 863-273-1105 FAX 863-402-4221	Mailing Address: P.O. BOX 9200, Sebring, FL 33871-9200	

Sourcewell Formerly NJPA — Awarded Contract

ORIGINAL QUOTE DATE 10/9/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE 10/23/2025

REQUESTING AGENCY **BRADENTON, CITY OF**

CONTACT PERSON **Garret Falconer** EMAIL Garret.Falconer@bradentonfl.gov

PHONE **941-708-6382 Ext. 266** MOBILE FAX

SOURCEWELL CONTRACT # 2026 091521-NAF & 032824-NAF

www.NationalAutoFleetGroup.com

MODEL F7D 600A

MSRP $89,445.00

2026 FORD F-750 REGULAR CAB CHASSIS 2WD 158" WB STRAIT FRAME 84" CA

CUSTOMER ID

CONTRACT PRICE $74,762.00

BED LENGTH	84" CA

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.*

FACTORY OPTIONS	DESCRIPTION	
99C	6.7L Power Stroke V8 Turbo Diesel - 270 HP @ 2400 RPM	$0.00
425	50-State Emissions	$0.00
44D	Ford TorqShift HD 10-Speed Automatic - with PTO Provision	$0.00
643	Wheels, Front 22.5" x 8.25" White Powder Coated Steel, 10-Hole	$0.00
T2A	Tires, Front Two 11R22.5H Goodyear Fuel Max RSA (497 rev/mile)	$0.00
663	Wheels, Rear 22.5" x 8.25" White Powder Coated Steel, 10-Hole	$0.00
R2A	Tires, Rear Four 11R22.5H Goodyear Fuel Max RSA (497 rev/mile)	$0.00
67A	Air Brakes (4 WHEEL DRUM) - Straight Truck w/Traction Control	$0.00
67D	Air Brakes (4 WHEEL DISC) w/Traction Control	$3,750.00
18A	Electronic Stability Control DELET	$0.00
62D	Air Dryer, Bendix AD/IS w/Heater	$0.00
43N	10,000 lb. Cap. Non-Driving - Dana E-1002I - I-Beam Type	$0.00
61C	Taper-Leaf Springs, Parabolic - 10,000 lb. Cap	$0.00
60A	Lube, Front Axle, EmGard 50W, Synthetic Oil	$45.00
475	21,000 lb. Single Reduction - Open - Dana / Spicer 21060S	$0.00
68P	Multi-Leaf Springs - 21,000 lb. Cap	$0.00
961	Shock Absorbers, Rear - Double Acting	$160.00
607	Lube, Rear Axle, EmGard 75W-90, Synthetic Oil	$95.00
X6D	6.50 Axle Ratio	$0.00
158WB	158" Wheelbase/84" CA/49" AF/246" OAL	$0.00
535	Single Channel - Straight 'C' 15.14 SM, 80,000 PSI	$0.00
91G	Under Cab, Right Side Outlet, Switchback-Style	$0.00
65B	Fuel Tank - LH 50 Gallon Rectangular - Aluminum	$0.00
STDALT	Extra Heavy Duty Alternator - 12-Volt, 200 Amp Denso SC5	$0.00
55M	Jump Start Stud - Remote Mounted	$85.00
STDBAT	Battery - Two 750 CCA, 1500 Total, Includes Steel Battery Box	$0.00
17M	Back-Up Alarm - Electric, 102 dBA	$105.00
61A	Embedded Modem Delet	$0.00
88N	30/0/30 Air Ride Driver (External Air Source) & Fixed Passenger w/Consolette - Vinyl	$390.00
600A	Preferred Equipment Package 600A	$0.00
61M	Rear View Camera w/Mirror Display	$555.00
90P	Power Equipment Group - (Included in (90A) Appearance Group)	$575.00
55P	110 A/C Outlet - in Lower Center Finish Panel	$95.00
588	Radio: AM/FM Stereo w/2 Speakers, USB input, Clock Display and Bluetooth	$0.00
54R	Mirrors, Dual - Heated & Motorized Rectangular, XL2020 - 102" Width	$210.00

SOURCEWELL CONTRACT # 2026 091521-NAF & 032824-NAF **www.NationalAutoFleetGroup.com**

PAINT	Paint Type - Environmentally Friendly, "3 - Wet System"	$0.00
E_01	Gray	$0.00
	FACTORY OPTIONS	**$6,065.00**

CONTRACT OPTIONS	DESCRIPTION	
NEW-TAG	New tag Includes temp tag & two way overnight shipping for signature.(specify state, county, city, sheriff, etc.)	$245.00
EWD	EXTENDED WARRANTY DECLINED	$0.00
AF DU-RGBY1068-MD	10' L X 96" W 6-8 Yard Tipper Rugby Titan Series Dumps: 10 Ga. Construction, 8 Ga. Floor, Painted Black, Hot Shift PTO, Semi-Auto Tarp with Spring Loaded Arm Bars, (2) Cheater Boards, ICC Bumper, For Medium Duty Trucks. (Includes 2nd stage MSO, weight slip, & final-stage manufacturers completed vehicle certification.) Requires Factory PTO Provision.	$32,870.00
AF BUYER	(2) BUYERS #1705105, 36" ALUM DP UNDERBODY TOOL BOX. 18" H X 18" D X 36" L - WITH BRIGHT ALUM POLISHED DIAMOND TREAD DOOR, STAINLESS STEEL T-HANDLE LATCH.	$1,407.00
AJ PTL2	Pintle combination draw bar with 2'' ball.	$170.00
WTF REG	Weather Tech floor liner system for regular cab pick-up trucks.	$210.00
4KR	(2) Additional keys and remotes, cut and programmed.	$520.00
DTF 2 TRK	Deep tint film installed on front two door glass and rear window.	$245.00
FS MP3-12-AA	(12) Federal Signal Micro Pulse Ultra LED's with (4) mounted in grille, (1) over each wheel position, and (4) mounted to rear of vehicle (AMBER).	$2,605.00
	CONTRACT OPTIONS	**$38,272.00**

TRADE IN

TOTAL COST **$119,099.00**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY** **1** **$119,099.00**

Estimated Annual payments for 60 months paid in advance: $27,383.32
Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Rugby®

TITAN SERIES

DUMP BODIES



www.rugbymfg.com

MEMBER VERIFICATION PROGRAM MVP NTEA The Association for The Work Truck Industry VERIFIED MEMBER

Made in USA

TITAN SERIES

Rugby® customers have come to expect the high quality and durability in which our bodies are built, and Rugby looks forward to the challenges of producing bodies that meet the needs and high demands of our customers.

As a result, we now present our TITAN SERIES Dump Body Line. Featuring a dirt-shedding top rail, 10 degree sloped tailgate, and radius front corner posts, the TITAN SERIES Bodies have a sleek yet strong new look.

When choosing a Dump Body - look to Rugby for top quality and economical pricing.

TAILGATE FEATURES & SPECIFICATIONS:

- Sloped 10 degree inward and recessed flush with rear face of corner posts.
- Four-way tailgate with adjustable rod on trip lever.
- Fully boxed frame, reinforced with two tapered vertical braces and one tapered horizontal brace.
- Angle iron reinforced decking at rear, ensures longer lasting gate seal.
- Heavy duty 1.25" lower pins on tailgate, upper pivot arms are of .75" plate.
- Grease fittings on upper pivot arms.
- Equipped with spreader chains and banjo eye chain holders in corner posts.
- Optional coal chute door.
- Optional spreader apron.
- Optional air tailgate.



NOTE: See chart for side height and tailgate height on all Titan Series Dump Bodies.

RUGBY DUMP BODY SPECIFICATION				
Body Length	10'	10'	10'	12'
Body Capacity (cubic yds)	4-5	5-7	6-8	6-8
Side Height (in)	20	24	30	24
Tailgate Height (in)	26	34	40	34
Body Weight (lbs)	1875	2160	2260	2500

Accept only original Rugby Truck Hoists

FEATURES & SPECIFICATIONS FOR 5-7 & 6-8 YARD BODIES:



- 10 gauge steel (50 grade) on side construction.
- 8 gauge steel floor with radius corners.
- 10 foot 6-8 yard body standard all 8 gauge.
- Sides equipped with brackets for sideboard extensions.
- Fully boxed dirt-shedding top rail.
- 45 degree sloped rub rail.
- Three vertical boxed braces per side.
- Radius front corner posts with recessed clearance lights on lower post.
- Tapered Full height rear corner posts 5 inches deep.
- Front has fully boxed top rail with v-bend reinforced front panel.
- 7" structural channel long sills and 4" I beam cross sills on 12" centers.
- Recessed shock resistant rubber mounted, clearance lights, also three cluster lights provided in lower apron.
- New oval-shaped stop/turn/tail lights in upper rear corner posts with side clearance lights on lower post.
- 2 part epoxy primer.
- All appearance corners have radius bends.
- Sloped ½ cab shield.
- Optional ¾ cab shield.
- Optional all 8 gauge on 5⁄7 yard dump body.
- Optional LED Lights available.



Rugby products feature light locations that may assist the installer in meeting FMVSS / CMVSS 108.

HOIST SPECIFICATIONS	SF-26	SF-623	SF-28	SF-2355
NTEA Class	50	50	60	60
Cyl. Bore & Stroke	6" x 20"	6" x 23"	6" x 28"	2⁄5" x 23"
Chrome Cyl. Shaft	2½"	2½"	2½"	2"
Operating Pressure (psi)	3200	3200	3200	3200
Hoist Weight (lbs)	970	1060	1040	1170
Hoist Tonnage 10' Body	12.5T	17T	——	22T
Hoist Tonnage 12' Body	——	——	15T	18T

Caution: The Combined Weights of Truck Chassis, Hoist, Body & Cargo Must Not Exceed The Gross Vehicle Weight Rating (GVWR) Of The Truck!

Commitment to Quality

Today's marketplace demands quality products and competitive pricing. We work hard at Rugby to comply with your needs. Our reputation since 1969 has been one of quality production and we won't change. You deserve and demand what we are committed to, the best.

3-Year Warranty

RUGBY MANUFACTURING
Rugby, ND • 701-776-5722 • FAX 701-776-6235
www.rugbymfg.com • **E-mail sales@rugbymfg.com**

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Printed in USA

Prepared by: ashlee wilson
10/09/2025

Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs

Dimensions

- GCWR: 50,000 lbs.
- * **Rear brake diameter: 16.5"**
- Vehicle body length: 246.0"
- Vehicle body height: 94.9"
- Turning radius (to curb): 21.9'
- * **Rear track: 72.7"**
- Rear tire outside width: 96.0"
- Frame section modulus: 15.1 cu.in.
- Frame rail depth: 10.3"
- Frame rail thickness: .4"
- Front bumper to front axle: 39.0"
- Leg room first-row: 41.4"
- Hip room first-row: 67.6"
- Front brake diameter: 15.0"
- Driver distance from axle: 54.4"
- Vehicle body width: 96.7"
- Wheelbase: 158.0"
- * **Front track: 83.5"**
- Cab to axle: 84.0"
- Axle to end of frame: 49.0"
- Frame yield strength (psi): 80000.0
- Frame rail width: 3.1"
- Frame rail section: 9.5"
- Headroom first-row: 40.7"
- Shoulder room first-row: 68.0"

Powertrain

- Compression ignition system
- 6.7L V-8 diesel direct injection, intercooled turbo, diesel, engine with 270HP
- Engine cylinders: V-8
- Horsepower: 270 HP@2400 RPM
- Torque: 800 lb.-ft.@1500 RPM
- Radiator
- Engine retarder system
- Auxiliary power take-off
- Fuel/water separator
- RNDM shift indicator
- 75 mph speed limiter
- TorqShift 10-speed automatic
- Rear-wheel drive
- Recommended fuel: diesel
- Low-speed ABS traction control
- Standard rear differential

Fuel Economy and Emissions

- Federal emissions

Suspension and Handling

- Standard ride suspension
- Gas-pressurized front shock absorbers
- * **Gas-pressurized rear shock absorbers**

Driveability

- * **Air brake system**
- Front and rear ventilated disc brakes
- 4-wheel antilock (ABS) brakes
- Four channel ABS brakes
- Rigid axle front suspension
- Leaf spring front suspension
- Tapered leaf front suspension
- Rigid axle rear suspension
- Leaf spring rear suspension
- Hydraulic power-assist steering system
- Re-circulating ball steering
- 2-wheel steering system

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Body Exterior

- Side assist steps
- Monotone paint
- Black door handles
- Black front bumper
- Straight front bumper ends
- Hood mounted grille
- * **Video-feed rearview mirror**
- Black door mirrors
- 22.5 x 8.25-inch front and dual rear wheels
- Steel front wheels
- Steel rear wheels
- 2 doors
- Black side window trim
- Black windshield trim
- 2 front tow hooks
- Black grille
- Convex spotter in driver and passenger side door mirrors
- Trailer style side mirrors
- English measure truck 279/82R22.5 AS BSW front and rear tires
- White front wheels
- White rear wheels
- Disc rear wheel

Convenience

- * **Power door locks with 2 stage unlocking**
- * **Auto-locking doors**
- * **Power first-row windows**
- Driver foot rest
- Front beverage holders
- 2 beverage holders
- Dashboard storage
- Upfitter switches
- Steering column lever gearshift location
- * **Keyfob activated door locks**
- Cruise control with steering wheel mounted controls
- Partial floor console
- Fixed rear windshield
- Standard glove box
- * **Driver and passenger door bins**
- Trip computer
- Dual electric horn

Comfort

- Manual climate control
- Full headliner coverage
- Full floor coverage
- Manual tilting steering wheel
- Cloth headliner material
- Full vinyl floor covering
- Urethane steering wheel
- Manual telescopic steering wheel

Seats and Trim

- Seating capacity: 2
- Front passenger seat armrest
- Folding driver seat back
- * **Driver seat air suspension**
- Manual fore/aft
- Bucket passenger seat
- Driver seat armrest
- Bucket driver seat
- * **High driver seat back**
- 4 driver seats way-direction
- * **Fixed driver seat headrest**
- * **Folding passenger seat back**

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

- Low passenger seat back
- Manual fore/aft
- * **4 passenger seats way-direction**
- Vinyl front seat upholstery

Entertainment Features

- AM/FM stereo radio
- In-vehicle audio
- FM radio
- Auxiliary input jack
- Standard grade speakers
- Steering wheel mounted audio controls
- Fixed audio antenna
- AM/FM
- AM radio
- Seek scan
- External memory control
- Speakers number: 2
- Wireless audio streaming

Lighting, Visibility and Instrumentation

- Analog instrumentation display
- Digital clock
- Tachometer
- Engine/electric motor temperature gauge
- Transmission fluid temperature gauge
- Diesel exhaust fluid (def) gauge
- Light tinted windows
- Halogen headlights
- Multiple enclosed headlights
- DRL preference setting
- Speed sensitive wipers
- Front reading lights
- Daytime running lights
- Delay interior courtesy lights
- Trip odometer
- Driver information center
- Oil pressure gauge
- Oil temperature gauge
- Engine hour meter
- * **Primary air pressure gauge**
- Reflector headlights
- Auto on/off headlight control
- Delay-off headlights
- Variable intermittent front windshield wipers
- * **Illuminated entry**
- Variable instrument panel light
- Cab clearance lights

Technology and Telematics

- Bluetooth handsfree wireless device connectivity
- 1 USB port

Safety and Security

- Vehicle tracker
- * **Rear mounted camera**
- * **Remote panic alarm**
- * **Back-up alarm**

Dimensions

General Weights

* **Curb weight**	**10,496 lbs.**	* **Rear curb weight**	**3,882 lbs.**
Front GAWR	10000 lbs.	Rear GAWR	21000 lbs.
GVWR	31000 lbs.	GCWR	50000 lbs.

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Trailering Weights

GCWR	50,000 lbs.

Weights

Maximum GVWR	37,000 lbs.	Max RBM (in.-lbs.)	1,275,200 max RBM (in.-lbs.)
Nominal RBM (in.-lbs.)	1,211,200 nominal RBM (in.-lbs.)		

Front Weights

* **Front curb weight**	**6,614 lbs.**	Axle capacity front	10,000 lbs.
Spring rating front	10,000 lbs.	Tire/wheel capacity front	13,220 lbs.

Rear Weights

Axle capacity rear	21,000 lbs.	Spring rating rear	21,000 lbs.
Tire/wheel capacity rear	24,040 lbs.		

Exterior Measurements

Vehicle body length	246.0"	Vehicle body width	96.7"
Vehicle body height	94.9"	Wheelbase	158.0"
Front brake diameter	15.0"	Front frame height loaded	35.2"
* **Rear brake diameter**	**16.5"**	Front frame height unloaded	37.0"
Rear frame height loaded	36.5"	Rear frame height unloaded	38.0"
Turning radius (to bumper)	23.5'	Width - mirrors folded	90.7"
Width - mirrors extended	121.9"	* **Front track**	**83.5"**
* **Rear track**	**72.7"**	Driver distance from axle	54.4"
Turning radius (to curb)	21.9'	Cab to axle	84.0"
Rear tire outside width	96.0"	Axle to end of frame	49.0"
Frame section modulus	15.1 cu.in.	Frame yield strength (psi)	80000.0
Frame rail depth	10.3"	Frame rail width	3.1"
Frame rail thickness	.4"	Frame rail section	9.5"
Front bumper to front axle	39.0"		

Headroom

Headroom first-row	40.7"

Legroom

Leg room first-row	41.4"

Shoulder Room

Shoulder room first-row	68.0"

Hip Room

Hip room first-row	67.6"

Powertrain

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Engine

Engine	6.7L V-8 diesel direct injection, intercooled turbo, diesel, engine with 270HP	Valves per cylinder	4
Engine cylinders	V-8	Engine location	Front mounted engine
Ignition	Compression ignition system	Engine mounting direction	Longitudinal mounted engine
Engine block material	Iron engine block	Cylinder head material	Aluminum cylinder head

Engine Specs

Displacement	6.7L	cc	405.9 cu.in.
Bore	3.9"	Stroke	4.25"
Compression ratio	16.2	Governed RPM	3200 RPM
* **Compressor capacity**	**13.20 cu.ft. cfm**	* **Air dryer**	**Air dryer**
* **Air system moisture ejector type**	**Manual air system moisture ejector**		

Engine Power

Horsepower	270 HP@2400 RPM	Torque	800 lb.-ft.@1500 RPM

Alternator

Alternator amps	195A	Alternator type	Heavy-duty alternator

Battery

Battery type	Dual lead acid battery	Battery rating	1500CCA
Battery step	Battery step	Battery location	Battery location forward right
Battery run down protection	Battery run down protection		

Engine Extras

Radiator	Radiator	Fuel/water separator	Fuel/water separator
Auxiliary power take-off	Auxiliary power take-off	Engine retarder	Engine retarder system
Shift indicator	RNDM shift indicator		

Transmission

Transmission	TorqShift 10-speed automatic	Transmission electronic control	Transmission electronic control
Speed limiter	75 mph speed limiter	Overdrive transmission	Overdrive transmission
Lock-up transmission	Lock-up transmission	First gear ratio	4.615
Second gear ratio	2.919	Third gear ratio	2.132
Fourth gear ratio	1.773	Fifth gear ratio	1.519
Sixth gear ratio	1.277	Reverse gear ratio	4.695
Seventh gear ratio	1	Eighth gear ratio	0.851
Ninth gear ratio	0.687	Tenth gear ratio	0.632
Stall ratio	1.97	Selectable mode transmission	Tow/Haul Mode selectable mode transmission

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Sequential shift control ..... Sequential shift control
Transmission oil cooler ..... Transmission oil cooler
PTO transmission provision ..... PTO transmission provision

Drive Type

Drive type ..... Rear-wheel drive

Drivetrain

* **Axle ratio 6.5**
Axle speed ..... Single axle speed

Exhaust

Tailpipe ..... Aluminized steel single exhaust
Additional muffler type ..... horizontal
Additional muffler location ..... right
Additional tailpipe type ..... horizontal
Additional tailpipe location ..... right

Fuel

Fuel type ..... diesel

Fuel Tank

Front left fuel tank shape ..... rectangular
Front left fuel tank capacity ..... 50.01 US gallons
DEF capacity ..... 8.00 gal.

Drive Feature

Traction control ..... Low-speed ABS traction control
Differential ..... Standard rear differential

Fuel Economy and Emissions

Emissions

Emissions ..... Federal emissions

Suspension and Handling

Suspension

Suspension ..... Standard ride suspension
Front shock absorbers ..... Gas-pressurized front shock absorbers
* **Rear shock absorbers Gas-pressurized rear shock absorbers**

Driveability

Brakes

* **Brake type ..... Air brake system**
Ventilated brakes ..... Front and rear ventilated disc brakes
ABS brakes ..... Four channel ABS brakes
ABS brakes ..... 4-wheel antilock (ABS) brakes

Front Suspension

Suspension ride type front Rigid axle front suspension
Suspension type front ..... Leaf spring front suspension

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Front Spring

Regular front springs	Regular front springs	Springs front	Tapered leaf front suspension

Rear Spring

Springs rear	Multi-leaf rear suspension	Rear springs	Regular grade rear springs
Auxiliary rear spring	Rubber auxiliary rear spring		

Rear Suspension

Suspension type rear	Leaf spring rear suspension	Suspension ride type rear	Rigid axle rear suspension

Steering

Steering	Hydraulic power-assist steering system	Steering type	Re-circulating ball steering
Steering type number of wheels	2-wheel steering system		

Exterior

Front Wheels

Front wheels diameter	22.5"	Front wheels width	8.3"

Rear Wheels

Rear wheels diameter	22.5"	Rear wheels width	8.3"

Front And Rear Wheels

Appearance	none

Front Tires

Aspect	82	Diameter	22.5"
Sidewalls	BSW	Tread	AS
Type	english measure truck tire	Width	279mm
Front wheel - RPM	497		

Rear Tires

Aspect	82	Diameter	22.5"
Sidewalls	BSW	Tread	AS
Type	english measure truck tire	Width	279mm
Rear wheel - RPM	497		

Body Exterior

Exterior Features

Number of doors	2 doors	Side steps	Side assist steps
Front splash guards	Front splash guards		

Frame

Clean CA frame	Clean CA frame

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Body

Body panels ... Composite and galvanized steel body panels

Mirrors

Convex spotter ... Convex spotter in driver and passenger side door mirrors

* **Video rearview mirror** ... **Video-feed rearview mirror**

Tires

Front tires LT load rating ... H

Rear tires LT load rating ... H

Wheels

Front wheel type ... Disc front wheel

Number of front wheel studs ... 10 front wheel studs

Dual rear wheels ... Dual rear wheels

Number of rear wheel studs ... 10 rear wheel studs

Convenience

Door Locks

* **Door locks** ... **Power door locks with 2 stage unlocking**
* **Auto door locks** ... **Auto-locking doors**
* **Keyfob door locks** ... **Keyfob activated door locks**

Cruise Control

Cruise control ... Cruise control with steering wheel mounted controls

Exterior Mirrors

* **Door mirrors** ... **Power door mirrors**

Heated door mirrors ... Heated driver and passenger side door mirrors

Folding door mirrors ... Manual folding door mirrors

Front Side Windows

* **First-row windows** ... **Power first-row windows**

Floor Console

Floor console ... Partial floor console

Passenger Visor

Visor passenger mirror ... Passenger visor mirror

Power Outlets

12V power outlets ... 2 12V power outlets

* **120V AC power outlets** ... **1 120V AC power outlet**

Pedals

Driver foot rest ... Driver foot rest

Rear Windshield

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Rear windshield ..... Fixed rear windshield

Storage

* **Door bins front** ... **Driver and passenger door bins**
Beverage holders ..... Front beverage holders
Dashboard storage ..... Dashboard storage
Number of beverage holders ..... 2 beverage holders
Glove box ..... Standard glove box

Windows Feature

* **One-touch up window** ... **Driver and passenger one-touch up windows**
* **One-touch down window** ... **Driver and passenger one-touch down windows**

Miscellaneous

Trip computer ..... Trip computer
Upfitter switches ..... Upfitter switches
Gearshift location ..... Steering column lever gearshift location
Horn ..... Dual electric horn

Comfort

Climate Control

Climate control ..... Manual climate control

Headliner

Headliner material ..... Cloth headliner material
Headliner coverage ..... Full headliner coverage

Floor Trim

Floor covering ..... Full vinyl floor covering
Floor coverage ..... Full floor coverage

Steering Wheel

Steering wheel material ..... Urethane steering wheel
Steering wheel tilt ..... Manual tilting steering wheel
Steering wheel telescopic ... Manual telescopic steering wheel

Seats and Trim

Seat Capacity

Seating capacity 2

Front Seats

Front seat type ..... Bucket driver seat
Driver seat back ..... Folding driver seat back
* **Driver seat suspension** ... **Driver seat air suspension**
Driver seat fore/aft ..... Manual fore/aft
* **Passenger seat back** ... **Folding passenger seat back**
* **Passenger seats way-direction** ... **4 passenger seats way-direction**
Front seat type ..... Bucket passenger seat
* **Driver seat back type** ..... **High driver seat back**
Driver seats way-direction ... 4 driver seats way-direction
* **Driver headrest type** ... **Fixed driver seat headrest**
Passenger seat back type ... Low passenger seat back
Passenger seat fore/aft ..... Manual fore/aft

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Armrests front driver: Driver seat armrest
Armrests front passenger: Front passenger seat armrest

Front Seat Trim

Front seat upholstery: Vinyl front seat upholstery
Front seatback upholstery: Carpet front seatback upholstery

Gearshifter Material

Gearshifter material: Urethane gear shifter material

Entertainment Features

Radio Features

Aux input jack: Auxiliary input jack
External memory: External memory control
Seek scan: Seek scan

Speakers

Speakers: Standard grade speakers
Speakers number: 2

Audio Features

Steering mounted audio control: Steering wheel mounted audio controls
Wireless streaming: Wireless audio streaming

Lighting, Visibility and Instrumentation

Instrumentation

Trip odometer: Trip odometer
Instrumentation display: Analog instrumentation display

Instrumentation Displays

Driver information center: Driver information center
Clock: Digital clock

Instrumentation Gauges

Tachometer: Tachometer
* **Primary air pressure gauge: Primary air pressure gauge**
Oil pressure gauge: Oil pressure gauge
Oil temperature gauge: Oil temperature gauge
Transmission temperature gauge: Transmission fluid temperature gauge
Engine/electric motor temperature gauge: Engine/electric motor temperature gauge
Engine hour meter: Engine hour meter
DEF fluid gauge: Diesel exhaust fluid (def) gauge

Instrumentation Warnings

Oil pressure warning: Oil pressure warning
Low fuel warning: Low fuel warning
Low brake fluid warning: Low brake fluid warning
Battery charge warning: Battery charge warning
Headlights on reminder: Headlights on reminder
Key in vehicle warning: Key in vehicle warning
Door ajar warning: Door ajar warning
Service interval warning: Service interval indicator
Transmission fluid temperature warning: Transmission fluid temp warning
Low diesel exhaust fluid (DEF) warning: Low diesel exhaust fluid (DEF) warning

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Selected Equip & Specs (cont'd)

Glass

Tinted windows ..... Light tinted windows

Headlights

Headlights ..... Halogen headlights
Auto headlights ..... Auto on/off headlight control
Delay off headlights ..... Delay-off headlights
Headlight type ..... Reflector headlights
Multiple headlights ..... Multiple enclosed headlights
DRL preference setting ..... DRL preference setting

Front Windshield

Wipers ..... Variable intermittent front windshield wipers
Speed sensitive wipers ..... Speed sensitive wipers

Interior Lighting

* **Illuminated entry** ..... **Illuminated entry**
Front reading lights ..... Front reading lights
Variable panel light ..... Variable instrument panel light

Lights

Running lights ..... Daytime running lights
Clearance lights ..... Cab clearance lights
Interior courtesy lights ..... Delay interior courtesy lights

Technology and Telematics

Connectivity

Handsfree ..... Bluetooth handsfree wireless device connectivity

USB Ports

USB ports ..... 1 USB port

Safety and Security

Security System

* **Remote panic alarm** ..... **Remote panic alarm**
Vehicle tracker ..... Vehicle tracker

Cameras

* **Rear camera** ..... **Rear mounted camera**

Parking Sensors

* **Back up alarm** ..... **Back-up alarm**

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Prepared by: ashlee wilson
10/09/2025

Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

As Configured Vehicle

Code	Description	MSRP
Base Vehicle		
F7D	Base Vehicle Price (F7D)	$81,195.00
Engines		
99C	6.7L Power Stroke V8 Turbo Diesel - 270 HP @ 2400 RPM	STD
425	50-State Emissions	N/C
Transmissions		
44D	Ford TorqShift HD 10-Speed Automatic - with PTO Provision	STD
Front Wheels & Tires		
643	Wheels, Front 22.5" x 8.25" White Powder Coated Steel, 10-Hole	STD
T2A	Tires, Front Two 11R22.5H Goodyear Fuel Max RSA (497 rev/mile)	STD
Rear Wheels & Tires		
663	Wheels, Rear 22.5" x 8.25" White Powder Coated Steel, 10-Hole	STD
R2A	Tires, Rear Four 11R22.5H Goodyear Fuel Max RSA (497 rev/mile)	STD
Brakes		
67A	Air Brakes (4 WHEEL DRUM) - Straight Truck w/Traction Control	N/C
67D	Air Brakes (4 WHEEL DISC) w/Traction Control	$3,755.00
18A	Electronic Stability Control DELETE	-$290.00
62D	Air Dryer, Bendix AD/IS w/Heater	Included
Front Axle and Suspension		

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

As Configured Vehicle (cont'd)

Code	Description	MSRP
43N	10,000 lb. Cap. Non-Driving - Dana E-1002I - I-Beam Type	STD
61C	Taper-Leaf Springs, Parabolic - 10,000 lb. Cap	STD
60A	Lube, Front Axle, EmGard 50W, Synthetic Oil	$50.00
Rear Axle and Suspension		
475	21,000 lb. Single Reduction - Open - Dana / Spicer 21060S	STD
68P	Multi-Leaf Springs - 21,000 lb. Cap	STD
961	Shock Absorbers, Rear - Double Acting	$165.00
607	Lube, Rear Axle, EmGard 75W-90, Synthetic Oil	$100.00
X6D	6.50 Axle Ratio	N/C
Wheelbase		
158WB	158" Wheelbase/84" CA/49" AF/246" OAL	STD
Frame		
535	Single Channel - Straight 'C' 15.14 SM, 80,000 PSI	STD
Exhaust		
91G	Under Cab, Right Side Outlet, Switchback-Style	STD
Fuel Tanks		
65B	Fuel Tank - LH 50 Gallon Rectangular - Aluminum	STD
Electrical / Alternator / Battery		

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

As Configured Vehicle (cont'd)

Code	Description	MSRP
STDALT	Extra Heavy Duty Alternator - 12-Volt, 200 Amp Denso SC5	Included
55M	Jump Start Stud - Remote Mounted	$90.00
STDBAT	Battery - Two 750 CCA, 1500 Total, Includes Steel Battery Box	STD
17M	Back-Up Alarm - Electric, 102 dBA	$110.00
61A	Embedded Modem Delete	-$75.00
Seats		
88N	30/0/30 Air Ride Driver (External Air Source) & Fixed Passenger w/Consolette - Vinyl	$395.00
Cab Interior		
600A	Preferred Equipment Package 600A	N/C
61M	Rear View Camera w/Mirror Display	$560.00
90P	Power Equipment Group - (Included in (90A) Appearance Group)	$580.00
55P	110 A/C Outlet - in Lower Center Finish Panel	$100.00
588	Radio: AM/FM Stereo w/2 Speakers, USB input, Clock Display and Bluetooth	STD
Cab Exterior		
54R	Mirrors, Dual - Heated & Motorized Rectangular, XL2020 - 102" Width	$215.00
Miscellaneous		
PAINT	Paint Type - Environmentally Friendly, "3 - Wet System"	STD
Interior Color		

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2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

As Configured Vehicle (cont'd)

Code	Description	MSRP
E_01	Gray	N/C
SUBTOTAL		$86,950.00
Fuel Charge (12)		$0.00
Destination Charge		$2,495.00
TOTAL		$89,445.00

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Prepared by: ashlee wilson
10/09/2025

Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2026 F-750 Diesel Regular Cab Base (F7D)

Price Level: 615

Pricing Summary - Single Vehicle

	MSRP
Vehicle Pricing	
Base Vehicle Price	$81,195.00
Options	$5,755.00
Colors	$0.00
Upfitting	$0.00
Fleet Discount	$0.00
Fuel Charge (12)	$0.00
Destination Charge	$2,495.00
Total	$89,445.00

Customer Signature

Acceptance Date

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AGENDA ITEM NO. 6.t

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Garret Falconer, Public Works & Utilities
ITEM TYPE:	Agreement
AGENDA SECTION:	CONSENT AGENDA
SUBJECT:	Purchase Approval for a 2026 Ford F-450 Super Cab
SUGGESTED ACTION:	Staff recommends approving the purchase of one 2026 Ford F-450 Super Cab from Alan-Jay Fleet Sales for the total cost of $95,837.00.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The new 2026 Ford F-450 will replace an aged, end of life cycle unit, thereby modernizing the fleet and reducing maintenance requirements.

FINANCIAL IMPACT:
Funding for this purchase has been allocated in account 00151940-564000.

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the purchase of one 2026 Ford F-450 Super Cab.

ATTACHMENTS:
Quote form Alan Jay Fleet Sales

Contract Number:	2026 091521-NAF & 032824-NAF
Quote ID:	66832
Agency:	BRADENTON, CITY OF
Date:	12/3/2025

Thank you from the Alan Jay Fleet Team for the opportunity to provide this quotation for (1) 2026 FORD F-450 SUPER CAB CHASSIS 2WD DRW 192" WB XL 84" CA, please review carefully and contact us with any errors or changes.

MSRP:	$70,250.00
Base Price:	$64,497.00
Factory Options:	$1,950.00
Aftermarket Options:	$29,390.00
Purchase Total:	$95,837.00

Per attached vehicle specifications.

This quotation is valid as long as the manufacturer is accepting orders for the model year specified. Purchase orders received after factory order cutoff may not be honorable. The vehicle(s) offered on this quotation will be ordered in the color(s) listed. Please contact your Alan Jay sales representative with any questions you have on this quote.

Quoted By: ASHLEE WILSON / 863-273-1105 / Ashlee.Wilson@AlanJay.com

ALAN JAY FLEET SALES

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4234		WWW.ALANJAY.COM	Quote 66832-2
Corporate Office	2003 U.S. 27 South	MOBILE 863-273-1105		Mailing Address	P.O. BOX 9200
	Sebring, FL 33870	FAX 863-402-4221			Sebring, FL 33871-9200

ORIGINAL QUOTE DATE
10/2/2025

QUICK QUOTE SHEET

REVISED QUOTE DATE
12/3/2025

REQUESTING AGENCY **BRADENTON, CITY OF**
CONTACT PERSON **Garret Falconer** EMAIL Garret.Falconer@bradentonfl.gov
PHONE **941-708-6382 Ext. 266** MOBILE FAX

CONTRACT NUMBER 2026 091521-NAF & 032824-NAF

MODEL X4G 650A **MSRP** $70,250.00

2026 FORD F-450 SUPER CAB CHASSIS 2WD DRW 192" WB XL 84" CA

CUSTOMER ID

GOVERNMENT PRICE **$64,497.00**

BED LENGTH	84" CA

*** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.*

FACTORY OPTIONS	DESCRIPTION	
YZ	Oxford White	$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat	$0.00
99T	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20	$0.00
44G	Transmission: TorqShift 10-Speed Automatic	$0.00
153	OPTIONS Front License Plate Bracket	$0.00
18B	Platform Running Boards	$440.00
43C	Pro Power Onboard - 400W Outlet	$220.00
52B	Trailer Brake Controller	$295.00
59H	Center High-Mounted Stop Lamp (CHMSL)	$95.00
650A	Order Code 650A	$0.00
872	Rear View Camera & Prep Kit	$510.00
TGJ	Tires: 225/70Rx19.5G BSW A/P	$0.00
X4N	Limited Slip w/4.10 Axle Ratio	$390.00
	FACTORY OPTIONS	**$1,950.00**

AFTERMARKET OPTIONS	DESCRIPTION	
WTF EXT	Weather Tech floor liner system for extended cab pick-up trucks.	$315.00
K 6132D54J	Knapheide 11' DRW Wide utility body 54'' Load Floor for 84'' CA (GMC/CHEVY Req's GTY) (Includes 2nd Stage MSO, Weight Slip, & Completed Vehicle Certification.)	$15,270.00
REN-2000-UB	RENOGY 2000W pure sine inverter mounted inside curbside front compartment of utility body with ignition sourced relay. (Alternate mounting location may be required due to clearance.) Includes freight and installation, appropriate gauge wire for distance from battery, heat shrink connectors and wire loom.	$885.00
K AL HAR-LBM	KTEC Alum Headach Rack (Octagonal) with center mount for full size light bar.	$1,610.00
FS ALEG45-DUO-AW	Federal Signal 45'' Allegiant dual Amber/White light bar including take downs, alley lights, signal master, strap kit, and compact digital soft button 6 switch controller.	$2,350.00
FS MP3-8WW-AA	(8) Federal Signal Micro Pulse Ultra LED's with (2) mounted in grille, (1) mounted over each wheel position, and (2) mounted to rear of vehicle (AMBER).	$1,675.00
K CLV-SB	Class V Hitch for Service Body	$975.00
K 7/4 WIRE	7 way flat camper trailer wiring with 4 prong flat	$215.00
K LG15-2PC-PU	Maxon C2-60-1542 TP38 1500 lb capacity pick up truck liftgate 55'' x 38''+ 4'' 2- PC (includes credit for tailgate & duplicate STT lights).	$5,550.00
K CAMERA-LG	REMOVE / REINSTALL FACTORY CAMERA IN LIFT GATE.	$300.00
EWD	EXTENDED WARRANTY DECLINED	$0.00
NEW-TAG-CITY	New CITY tag Includes temp tag & two way overnight shipping for signature.	$245.00
	AFTERMARKET OPTIONS	**$29,390.00**

ALAN JAY FLEET SALES

CONTRACT NUMBER 2026 091521-NAF & 032824-NAF

TRADE IN **TOTAL COST** **$95,837.00**

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) **QTY** **1** **$95,837.00**

Estimated Annual payments for 60 months paid in advance: $22,034.91

Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments **QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS**

VEHICLE QUOTED BY **ASHLEE WILSON** **GOVERNMENT ACCOUNT MANAGER** Ashlee.Wilson@AlanJay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time. I am always happy to be of assistance.

Alan Jay Fleet

Ashlee Wilson-Dickman | 863-402-4234 | ashlee.wilson@alanjay.com

Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA — MSRP:$68,055.00

Interior:Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat

Exterior 1:Agate Black Metallic

Exterior 2:No color has been selected.

Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20

Transmission: TorqShift 10-Speed Automatic

OPTIONS

CODE	MODEL	MSRP
X4G	[Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA	$68,055.00
	OPTIONS	
153	Front License Plate Bracket	$0.00
18B	Platform Running Boards	$445.00
43C	Pro Power Onboard - 400W Outlet	$225.00
44G	Transmission: TorqShift 10-Speed Automatic	$0.00
52B	Trailer Brake Controller	$300.00

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

59H	Center High-Mounted Stop Lamp (CHMSL)	$100.00
650A	Order Code 650A	$0.00
872	Rear View Camera & Prep Kit	$515.00
99T	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20	$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat	$0.00
TGJ	Tires: 225/70Rx19.5G BSW A/P	$0.00
UM	Agate Black Metallic	$0.00
X4N	Limited Slip w/4.10 Axle Ratio	$395.00
	SUBTOTAL	**$70,035.00**
	Adjustments Total	$0.00
	Destination Charge	$2,595.00
	TOTAL PRICE	**$72,630.00**

FUEL ECONOMY

Est City:N/A

Est Highway:N/A

Est Highway Cruising Range:N/A

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Standard Equipment

Mechanical	
	Engine: 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20 -inc: Operator Commanded Regeneration (OCR), Diesel Exhaust Fluid (DEF) tank and manual push-button engine-exhaust braking (STD)
	Transmission: TorqShift 10-Speed Automatic -inc: SelectShift, selectable drive modes: normal, tow/haul, eco, slippery roads and trail and transmission power take-off provision (STD)
	4.10 Axle Ratio (STD)
	50-State Emissions System
	Transmission w/Driver Selectable Mode and Oil Cooler
	Rear-Wheel Drive
	68-Amp/Hr 750CCA Maintenance-Free Battery w/Run Down Protection
	250 Amp Alternator
	250 Amp Alternator
	Towing Equipment -inc: Trailer Sway Control
	Trailer Wiring Harness
	8610# Maximum Payload
	GVWR: 16,500 lb Payload Package
	HD Gas-Pressurized Shock Absorbers
	Front And Rear Anti-Roll Bars
	Firm Suspension
	Hydraulic Power-Assist Steering
	40 Gal. Fuel Tank
	Single Stainless Steel Exhaust
	Dual Rear Wheels
	Front Suspension w/Coil Springs
	Solid Axle Rear Suspension w/Leaf Springs
	4-Wheel Disc Brakes w/4-Wheel ABS, Front And Rear Vented Discs, Brake Assist and Hill Hold Control
	Upfitter Switches
Exterior	
	Wheels: 19.5" x 6" Argent Painted Steel -inc: Hub covers/center ornaments not included
	Tires: 225/70Rx19.5G BSW A/P (STD)

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Exterior	
	Black Front Bumper w/Black Rub Strip/Fascia Accent and 2 Tow Hooks
	Black Fender Flares
	Black Side Windows Trim and Black Front Windshield Trim
	Black Door Handles
	Black Power Heated Side Mirrors w/Convex Spotter, Manual Folding and Turn Signal Indicator
	Manual Extendable Trailer Style Mirrors
	Fixed Rear Window
	Light Tinted Glass
	Variable Intermittent Wipers
	Aluminum Panels
	Front Splash Guards
	Black Grille
	Reverse Opening Rear Doors
	Autolamp Auto On/Off Reflector Halogen Daytime Running Lights Preference Setting Headlamps w/Delay-Off
	Cab Clearance Lights
	Perimeter/Approach Lights
Entertainment	
	Radio w/Seek-Scan, Clock and Speed Compensated Volume Control
	Radio: AM/FM Stereo w/MP3 Player -inc: 6 speakers
	Fixed Antenna
	6 Speakers
	SYNC 4 Communication & Entertainment System -inc: enhanced voice recognition, 911 Assist, 8" center display, AppLink and 1 smart-charging USB port
	Wireless Phone Connectivity
	2 LCD Monitors In The Front
Interior	
	4-Way Driver Seat -inc: Manual Recline and Fore/Aft Movement
	4-Way Passenger Seat -inc: Manual Recline and Fore/Aft Movement
	60-40 Folding Split-Bench Front Facing Fold-Up Cushion Rear Seat
	Manual Tilt/Telescoping Steering Column

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Interior	
	Gauges -inc: Speedometer, Odometer, Engine Coolant Temp, Tachometer, Transmission Fluid Temp, Engine Hour Meter, Trip Odometer and Trip Computer
	Power Rear Windows
	Front Cupholder
	Rear Cupholder
	Compass
	Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button
	Cruise Control w/Steering Wheel Controls
	Manual Air Conditioning
	HVAC -inc: Underseat Ducts
	Illuminated Locking Glove Box
	Interior Trim -inc: Chrome Interior Accents
	Full Cloth Headliner
	Urethane Gear Shifter Material
	HD Vinyl 40/20/40 Split Bench Seat -inc: center armrest, cupholder, storage, 2-way adjustable driver/passenger headrests and driver's side manual lumbar
	Day-Night Rearview Mirror
	Passenger Visor Vanity Mirror
	Full Overhead Console w/Storage and 2 12V DC Power Outlets
	Front Map Lights
	Fade-To-Off Interior Lighting
	Full Vinyl/Rubber Floor Covering
	Smart Device Remote Engine Start
	Smart Device Integration
	Ford Connectivity Package (1-Year Included) -inc: unlimited Wi-Fi hotspot, Included for 1-year from warranty start date, Requires activation via Ford app w/credit card authorization; customer may cancel at any time, Evolving technology/cellular networks/vehicle capability may limit functionality and prevent operation of connected features, Ford may temporarily slow data speeds if such data usage reaches or exceeds 50GB within a billing cycle or due to network limitations, If a customer uses more than 50% of their data usage in a roaming country during a 60-day period, Ford may remove or limit the customer's data plan
	Instrument Panel Covered Bin and Dashboard Storage
	Power 1st Row Windows w/Driver And Passenger 1-Touch Up/Down

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Interior	
	Delayed Accessory Power
	Power Door Locks w/Autolock Feature
	Driver Information Center
	Trip Computer
	Outside Temp Gauge
	Digital/Analog Appearance
	Seats w/Vinyl Back Material
	Front Center Armrest w/Storage
	Manual Adjustable Front Head Restraints and Manual Adjustable Rear Head Restraints
	Perimeter Alarm
	Securilock Anti-Theft Ignition (pats) Immobilizer
	2 12V DC Power Outlets
	Air Filtration
Safety-Mechanical	
	Driveline Traction Control
Safety-Exterior	
	Side Impact Beams
Safety-Interior	
	Dual Stage Driver And Passenger Seat-Mounted Side Airbags
	Emergency Sos Capability
	Pre-Collision Assist with Automatic Emergency Braking (AEB)
	Lane Departure Warning
	Collision Mitigation-Front
	Tire Specific Low Tire Pressure Warning
	Dual Stage Driver And Passenger Front Airbags w/Passenger Off Switch
	Outboard Front Lap And Shoulder Safety Belts -inc: Height Adjusters
	Safety Canopy System Curtain 1st And 2nd Row Airbags

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (✔ Complete)

WARRANTY

Basic Years: 3
Basic Miles/km: 36,000
Drivetrain Years: 5
Drivetrain Miles/km: 60,000
Corrosion Years: 5
Corrosion Miles/km: Unlimited
Roadside Assistance Years: 5
Roadside Assistance Miles/km: 60,000

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Technical Specifications

Powertrain

Transmission

Drivetrain	Rear Wheel Drive	Trans Order Code	44G
Trans Type	10	Trans Description Cont.	Automatic w/OD
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.62
Second Gear Ratio (:1)	2.92	Third Gear Ratio (:1)	2.13
Fourth Gear Ratio (:1)	1.77	Fifth Gear Ratio (:1)	1.52
Sixth Gear Ratio (:1)	1.28	Reverse Ratio (:1)	4.70
Clutch Size	N/A	Trans Power Take Off	Yes
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	None
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	Yes	Seventh Gear Ratio (:1)	1.00
Eighth Gear Ratio (:1)	0.85	Ninth Gear Ratio (:1)	N/A
Tenth Gear Ratio (:1)	N/A		

Mileage

EPA Fuel Economy Est - Hwy	N/A	Cruising Range - City	N/A
EPA Fuel Economy Est - City	N/A	Fuel Economy Est-Combined	N/A
Cruising Range - Hwy	N/A	Estimated Battery Range	N/A

Engine

Engine Order Code	99T	Engine Type	Intercooled Turbo Diesel V-8
Displacement	6.7 L/406	Fuel System	Diesel Direct Injection
SAE Net Horsepower @ RPM	330 @ 2200	SAE Net Torque @ RPM	950 @ 1800
Engine Oil Cooler	None		

Electrical

Cold Cranking Amps @ 0° F (Primary)	750	Cold Cranking Amps @ 0° F (2nd)	750
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	250

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Powertrain

Cooling System

Total Cooling System Capacity	N/A

Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	N/A	EPA Greenhouse Gas Score	N/A

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	7806 lbs	Gross Axle Wt Rating - Front	6000 lbs
Gross Axle Wt Rating - Rear	12880 lbs	Curb Weight - Front	4585 lbs
Curb Weight - Rear	3221 lbs	Option Weight - Front	0.00 lbs
Option Weight - Rear	0.00 lbs	Reserve Axle Capacity - Front	1415.00 lbs
Reserve Axle Capacity - Rear	9659.00 lbs	As Spec'd Curb Weight	7806.00 lbs
As Spec'd Payload	8694.00 lbs	Maximum Payload Capacity	8694.00 lbs
Gross Combined Wt Rating	34500 lbs	Gross Axle Weight Rating	18880.00 lbs
Curb Weight	7806.00 lbs	Reserve Axle Capacity	11074.00 lbs
Total Option Weight	0.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	16500.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	17500 lbs	Wt Distributing Hitch - Max Tongue Wt.	1750 lbs
Fifth Wheel Hitch - Max Trailer Wt.	25100 lbs	Fifth Wheel Hitch - Max Tongue Wt.	6275 lbs
Maximum Trailering Capacity	17500 lbs		

Frame

Frame Type	N/A	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

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Chassis

Suspension

Suspension Type - Front	Other	Suspension Type - Rear	Leaf
Spring Capacity - Front	6000 lbs	Spring Capacity - Rear	12880 lbs
Axle Type - Front	Non-Independent	Axle Type - Rear	Rigid Axle
Axle Capacity - Front	7000 lbs	Axle Capacity - Rear	12880 lbs
Axle Ratio (:1) - Front	4.10	Axle Ratio (:1) - Rear	4.10
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	N/A	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	TGJ	Rear Tire Order Code	TGJ
Spare Tire Order Code	N/A	Front Tire Size	LT225/70SR19.5
Rear Tire Size	LT225/70SR19.5	Spare Tire Size	N/A
Front Tire Capacity	7500 lbs	Rear Tire Capacity	15000 lbs
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	647
Revolutions/Mile @ 45 mph - Rear	647	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	19.5 X 6 in	Rear Wheel Size	19.5 X 6 in
Spare Wheel Size	N/A	Front Wheel Material	Steel
Rear Wheel Material	Steel	Spare Wheel Material	N/A

Steering

Steering Type	Re-Circulating Ball	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	54.2 ft	Turning Diameter - Wall to Wall	N/A

Brakes

Brake Type	4-Wheel Disc	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	4-Wheel	Disc - Front (Yes or)	Yes

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Chassis

Brakes

Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	15.4 in
Rear Brake Rotor Diam x Thickness	15.8 in	Drum - Rear (Yes or)	N/A
Rear Drum Diam x Width	N/A		

Fuel Tank

Fuel Tank Capacity, Approx	40 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	6	Front Head Room	40.8 in
Front Leg Room	43.9 in	Front Shoulder Room	66.7 in
Front Hip Room	62.5 in	Second Head Room	40.3 in
Second Leg Room	33.5 in	Second Shoulder Room	65.8 in
Second Hip Room	64.7 in		

Exterior Dimensions

Wheelbase	192 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	277.4 in
Width, Max w/o mirrors	80 in	Height, Overall	82.5 in
Overhang, Front	38.3 in	Overhang, Rear w/o bumper	47.2 in
Front Bumper to Back of Cab	N/A	Cab to Axle	84 in
Cab to End of Frame	131.2 in	Ground to Top of Load Floor	N/A
Ground to Top of Frame	N/A	Frame Width, Rear	34.2 in
Ground Clearance, Front	8.6 in	Ground Clearance, Rear	8.6 in
Body Length	0.00 ft	Cab to Body	N/A

Cargo Area Dimensions

Cargo Box Width @ Top, Rear	N/A	Cargo Box Width @ Floor	N/A
Cargo Box Width @ Wheelhousings	N/A	Cargo Box (Area) Height	N/A

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Vehicle: [Fleet] 2026 Ford Super Duty F-450 DRW (X4G) XL 2WD SuperCab 192" WB 84" CA (Complete)

Dimensions

Cargo Area Dimensions

Tailgate Width	N/A	Cargo Volume	N/A
Ext'd Cab Cargo Volume	N/A		

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AGENDA ITEM NO. 6.u

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Nicholas Toth, Purchasing

ITEM TYPE: Agreement

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Agreement PB-26-011NT with CJ's Sales and Service of Ocala, Inc.

SUGGESTED ACTION: Approve agreement for Mayor's signature.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
CJ’s Sales and Service of Ocala, Inc., a Florida corporation (“Contractor”), agrees to enter into an agreement with the City of Bradenton, Florida to furnish generator and pump preventative maintenance and repair services. This Contract is in accordance with the specifications set forth in Agreement No. 25-R086424DJ between Manatee County, Florida and the Contractor, for the provision of generator and pump preventative maintenance and repair services, including all amendments thereto, attached hereto and incorporated herein as Exhibit “A”, including pricing for a base contract period dated from the authorized signing of this document by Gene Brown, Mayor, through May 29, 2027, with an option to renew for up to three (3) additional one (1) year periods.

FINANCIAL IMPACT:
Funds will be from 546200 Equipment Repair & Maintenance.

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed and edited by Attorney Scott Rudacille

SUGGESTED MOTION:
Motion to approve Agreement PB-26-011NT with CJ's Sales and Service of Ocala,

Inc.

ATTACHMENTS:
Agreement PB-26-011NT with CJ's Sales and Service of Ocala Inc.

CITY OF BRADENTON
BRADENTON, FLORIDA

AGREEMENT PB-26-011NT BETWEEN
THE CITY OF BRADENTON AND CJ'S SALES AND SERVICE OF OCALA, INC.

CJ's Sales and Service of Ocala, Inc., a Florida corporation ("Contractor"), agrees to enter into an agreement with the City of Bradenton, Florida to furnish generator and pump preventative maintenance and repair services. This Contract is in accordance with the specifications set forth in Agreement No. 25-R086424DJ between Manatee County, Florida and the Contractor, for the provision of generator and pump preventative maintenance and repair services, including all amendments thereto, attached hereto and incorporated herein as Exhibit "A", including pricing for a base contract period dated from the authorized signing of this document by Gene Brown, Mayor, through May 29, 2027, with an option to renew for up to three (3) additional one (1) year periods, with the following modifications:

1. All references to "Manatee County" and "County" shall be replaced with "City of Bradenton" and "City".

2. Article 15 of the Contract shall be modified to replace the bold language with the following:

IF CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT:

CITY CLERK
Phone: (941) 932-9400
Email: Cityclerk@Cityofbradenton.com
Mailing Address: 101 Old Main Street – Bradenton, FL 34205

3. Article 16, Indemnification, shall be deleted in its entirety and replaced with the following:

Contractor hereby agrees to indemnify and save and hold harmless the City (including all its employees, officers, directors and agents), from and against any and all claims, causes of action, demands, charges, judgments, losses, damages, or costs (including reasonable attorneys' fees) and other obligations and liabilities whatsoever which may arise, directly or indirectly, as a result of, or in connection with (i) Contractor's performance, non-performance, or material breach of any provision of this Agreement or of Contractor's duties or obligations under this Agreement; or (ii) Negligence, gross negligence or willful misconduct on behalf of Contractor in performing its duties and obligations under this Agreement. By way of inclusion and not limitation, this indemnity shall apply to claims, fines, penalties, actions, proceedings or orders of state or federal agencies, or contingent liabilities related to services performed by or payments received for services provided by Contractor.

4. Article 25, Notice, shall be deleted in its entirety and replaced with the following:

Any notices, reports, or any other type of documentation required by this Agreement shall be sufficient if sent by the parties via United States mail, postage paid, to the addresses listed below:

To City:	City of Bradenton Attn: Purchasing 101 Old Main Street Bradenton, Florida 34205
With a copy to:	Blalock Walters, P.A Attn: Scott E. Rudacille, Esquire 802 11th Street West Bradenton, Florida 34205 **srudacille@blalockwalters.com**
To Contractor:	CJ's Sales and Service of Ocala, Inc. Attn: Service Manager 132 NE 17th Place Ocala, FL 34470 Phone: (352) 732-0271 Email: service@cjspower.com

This Contract is authorized by Section 2-237(9) of the City of Bradenton Code of Ordinances, which provides that in lieu of issuing requests for bids of proposals, the city may utilize previous bidding procedures and bid lists for any other political subdivision of the State of Florida, the State of Florida itself, its agencies, counties, independent special districts, any municipality and any list of the United States Government and United States Federal Agencies. The utilization of such bid lists and procedures shall not require the city to contract with the lowest bidder but with the best bidder as per the provisions of its bidding requirements.

Misty Perry, President — 11/13/2025

CJ's Sales and Service of Ocala, Inc.

Gene Brown, Mayor — Date

City of Bradenton

Erin Jones — 11/14/2025

Erin Jones CPPB NIGP-CPP, Purchasing Manager — Date

City of Bradenton

AGREEMENT No. 25-R086424DJ

GENERATOR AND PUMP PREVENTATIVE MAINTENANCE AND REPAIR

between

MANATEE COUNTY
(COUNTY)

and

CJ'S SALES AND SERVICE OF OCALA, INC.
(CONTRACTOR)

AGREEMENT FOR GENERATOR AND PUMP PREVENTATIVE MAINTENANCE AND REPAIR

THIS AGREEMENT is made and entered into as of this [date] day of [month], 2025 ("Effective Date"), by and between **MANATEE COUNTY**, a political subdivision of the State of Florida, (**"COUNTY"**), with offices located at 1112 Manatee Avenue West, Bradenton, Florida 34205, and **CJ's Sales and Servic of Ocala, Inc.**, a Florida corporation, (**"CONTRACTOR")** with offices located at 132 NE 17th Place, Ocala, FL 34470, and duly authorized to conduct business in the State of Florida. COUNTY and CONTRACTOR are collectively referred to as the "Parties" and individually as "Party."

WHEREAS, CONTRACTOR engages in the business of Generator and Pump Preventative Mainteance and Repair; and

WHEREAS, COUNTY has determined that it is necessary, expedient and in the best interest of COUNTY to retain CONTRACTOR to render the non-professional services described in this Agreement; and

WHEREAS, [this Agreement is a result of CONTRACTOR'S submission of a bid in response to Invitation for Bid No. 25-R086424DJ and COUNTY thereafter conducted a competitive selection process in accordance with the Manatee County Procurement Code.

NOW, THEREFORE, the COUNTY and CONTRACTOR, in consideration of the mutual covenants, promises, and representations contained herein, the sufficiency of which is hereby acknowledged, the Parties hereto agree as follows:

ARTICLE 1. SCOPE OF SERVICES

CONTRACTOR shall provide non-professional services as described in **Exhibit A**, Scope of Services ("Services"). "Task" as used in this Agreement, refers to particular categories/groupings of Services specified in **Exhibit A**.

ARTICLE 2. EXHIBITS INCORPORATED

This Agreement consists of a primary contract and five (5) exhibits, which are as follows:

Exhibit A Scope of Services
Exhibit B Fee Rate Schedule
Exhibit C Affidavit of No Conflict
Exhibit D Anti-Human Trafficking Affidavit
Exhibit E Insurance Requirements

These Exhibits are attached hereto and are incorporated into this Agreement. In the event of a conflict between the terms and conditions provided in the Articles of this Agreement and any Exhibit, the provisions contained within these Articles shall prevail unless the Exhibit specifically states that it shall prevail.

ARTICLE 3. AGREEMENT TERM

A. This Agreement shall commence on the Effective Date and remain in force for an initial term of two (2) years, unless terminated by COUNTY pursuant to Article 9.

B. COUNTY reserves the right to extend the initial term of two (2) years for an additional three (3), one (1)-year periods.

ARTICLE 4. COMPENSATION

A. CONTRACTOR shall be compensated for the Services and all expenditures incurred in providing the Services.

B. The fee rates specified in **Exhibit B** shall be the total compensation for the Services and shall contain all applicable costs, to include salaries, office operation, transportation, equipment, overhead, general and administrative, incidental expenses, fringe benefits and operating margin.

ARTICLE 5. INVOICES AND TIME OF PAYMENT

A. Subject to the provisions of this Agreement, COUNTY shall pay CONTRACTOR for the Services at a rate of compensation according to the deliverable payment schedule stated in **Exhibit B**.

B. COUNTY shall approve of all invoices prior to payment.

C. COUNTY shall have forty-five (45) days from the receipt of an invoice seeking payment of fees or costs to either pay the invoice, or notify CONTRACTOR that the deliverable, or any part thereof, is unacceptable.

D. COUNTY shall have the right to retain from any payment due CONTRACTOR under this Agreement, an amount sufficient to satisfy any amount of liquidated damages due and owing to COUNTY by CONTRACTOR on any other Agreement between CONTRACTOR and COUNTY.

E. All costs of providing the Services shall be the responsibility of CONTRACTOR.

F. Any dispute between COUNTY and CONTRACTOR with regard to the Services or CONTRACTOR'S invoice shall be resolved pursuant to the dispute resolution procedures established by Manatee County Procurement Code and Article 12 of this Agreement.

ARTICLE 6. RESPONSIBILITIES OF CONTRACTOR

A. CONTRACTOR shall appoint an Agent with respect to the Services to be performed by CONTRACTOR pursuant to this Agreement. CONTRACTOR'S Agent shall have the authority to make representations on behalf of CONTRACTOR, receive information, and interpret and define the needs of CONTRACTOR and make decisions pertinent to the Services. CONTRACTOR'S Agent shall have the right to designate other employees of CONTRACTOR to serve in his or her absence. CONTRACTOR reserves the right to

designate a different agent, provided that COUNTY is given advance written notice thereof.

B. CONTRACTOR shall perform the Services in accordance with the terms and conditions of this Agreement.

C. CONTRACTOR shall ensure that all employees assigned to render the Services are duly qualified, registered, licensed or certified to provide the Services required.

D. CONTRACTOR shall be responsible for collecting all existing data required for the successful completion of each Task.

E. CONTRACTOR shall not engage in any obligations, undertakings, contracts or professional obligations that create a conflict of interest, or even an appearance of a conflict of interest, with respect to the Services. CONTRACTOR attests to this via an Affidavit of No Conflict, **Exhibit C**.

F. CONTRACTOR shall be entitled to rely upon information provided from COUNTY. Information may include, but is not limited to, additional services, consultations, investigations, and reports necessary for the execution of CONTRACTOR'S work under this Agreement. CONTRACTOR shall be fully responsible for verifying, to the extent practicable, documents and information provided by COUNTY and identifying any obvious deficiencies concerning the documents and information provided. CONTRACTOR shall notify COUNTY of any errors or deficiencies noted in such information provided and assist, to the extent practicable, COUNTY in the identification and resolution of same. CONTRACTOR agrees to incorporate the provisions of this paragraph in any subcontract into which it might enter with reference to the work performed under this Agreement.

G. CONTRACTOR shall be responsible for the professional quality and technical accuracy of the Services and any other services furnished by CONTRACTOR under this Agreement. CONTRACTOR shall, without additional compensation, correct or revise any errors or deficiencies in the Services.

H. CONTRACTOR shall maintain an adequate and competent staff of professionally qualified persons during the term of this Agreement for the purpose of rendering the required Services hereunder. CONTRACTOR shall not sublet, assign or transfer any Services without prior written consent of COUNTY.

I. COUNTY may require in writing that CONTRACTOR remove from the Services any of CONTRACTOR'S personnel that COUNTY determines to be incompetent, careless or otherwise objectionable. No claims for an increase in compensation or agreement term based on COUNTY'S use of this provision will be valid.

J. CONTRACTOR understands and agrees that this is a firm fixed price contract and that there shall be no allowances or reimbursement for any cost whatsoever except as otherwise explicitly provided in this Agreement. CONTRACTOR agrees to fulfill its obligations under this Agreement, regardless of cost, for the sole and sufficient compensation

stated in Exhibit B with no expectation of additional compensation. COUNTY will not be obligated to pay CONTRACTOR any amount in excess of the firm fixed price specified in Exhibit B.

ARTICLE 7. RESPONSIBILITIES OF COUNTY

A. COUNTY shall, through its County Administrator, appoint an individual to serve as County Representative. The County Representative shall have the authority to transmit instructions, receive information, interpret and define the policy of COUNTY and make decisions pertinent to the Services. COUNTY reserves the right to designate a different County Representative, provided that CONTRACTOR is given advance written notice thereof.

B. COUNTY shall make available, at no cost to CONTRACTOR, information relative to the project that is useful in the performance of the Services.

C. COUNTY shall provide prompt notice to CONTRACTOR whenever COUNTY observes or otherwise becomes aware of any defect in the performance of the Services.

D. COUNTY shall give careful and reasonable consideration to the findings and recommendations of CONTRACTOR and shall respond and issue notices to proceed in a timely manner.

E. COUNTY personnel shall be available on a time-permitting basis, where required and necessary to assist CONTRACTOR. The availability and necessity of said personnel to assist CONTRACTOR shall be at the discretion of COUNTY.

F. COUNTY shall perform the responsibilities enumerated in this Article at no cost to CONTRACTOR.

ARTICLE 8. COUNTY OWNERSHIP OF WORK PRODUCT

The Parties agree that COUNTY shall have exclusive ownership of all reports, documents, designs, ideas, materials, reports, concepts, plans, creative works, and other work product developed for or provided to COUNTY in connection with this Agreement, and all patent rights, copyrights, trade secret rights and other intellectual property rights relating thereto (collectively "the Intellectual Property"). CONTRACTOR hereby assigns and transfers all rights in the Intellectual Property to COUNTY. CONTRACTOR further agrees to execute and deliver such assignments and other documents as COUNTY may later require to perfect, maintain and enforce COUNTY'S rights as sole owner of the Intellectual property, including all rights under patent and copyright law.

ARTICLE 9. TERMINATION OF AGREEMENT

A. TERMINATION FOR CAUSE:

1. COUNTY shall have the right, by written notice to CONTRACTOR, to terminate this Agreement, in whole or in part, for failure to substantially comply with the terms and conditions of this Agreement, to include:

a. Failure to provide Services that comply with the specifications herein or that fail to meet COUNTY'S performance standards;
b. Failure to perform the Services within the time specified in this Agreement; or
c. Work that is at a rate that disrupts the overall performance of this Agreement.

2. Prior to termination for default, COUNTY shall provide adequate written notice to CONTRACTOR, affording CONTRACTOR the opportunity to cure the deficiencies or to submit a specific plan to resolve the deficiencies within ten (10) days (or the period specified in the notice) after receipt of the notice. Failure to adequately cure the deficiency shall result in termination action.

3. Such termination may also result in suspension or debarment of CONTRACTOR in accordance with Manatee County's Procurement Ordinance, Chapter 2-26. CONTRACTOR shall be liable for any damage to COUNTY resulting from CONTRACTOR'S default of the Agreement.

4. In the event of termination of this Agreement, CONTRACTOR shall be liable for any damage to COUNTY resulting from CONTRACTOR'S default of this Agreement. This liability includes any increased costs incurred by COUNTY in completing performance under this Agreement.

5. In the event of termination by COUNTY for any cause, CONTRACTOR shall not have any right or claim against COUNTY for lost profits or compensation for lost opportunities. After a receipt of COUNTY'S Notice of Termination and except as otherwise directed by COUNTY, CONTRACTOR shall:

   a. Stop the Services on the date and to the extent specified;
   b. Terminate and settle all orders and subcontracts relating to the performance of the terminated Services;
   c. Transfer all work in process, completed work, and other materials related to the terminated Services as directed by COUNTY; and
   d. Continue and complete all parts of the Services that have not been terminated.

B. TERMINATION WITHOUT CAUSE:

COUNTY may terminate this Agreement, in whole or in part, without cause. COUNTY shall provide CONTRACTOR a written "Notice of Intent to Terminate" thirty (30) days prior to the date of termination. If this Agreement is terminated by the COUNTY without cause, CONTRACTOR shall be entitled to payment for all Services performed to the satisfaction of the COUNTY and all expenses incurred under this Agreement prior to termination, less any costs, expenses or damages due to the failure of the CONTRACTOR to properly perform pursuant to this Agreement. CONTRACTOR shall not be entitled to any other compensation, including anticipated profits on unperformed Services.

ARTICLE 10. TRANSITION SERVICES UPON TERMINATION

Upon termination or expiration of this Agreement, CONTRACTOR shall cooperate with COUNTY to assist with the orderly transfer of the Services provided by CONTRACTOR to COUNTY. Prior to termination or expiration of this Agreement, COUNTY may require CONTRACTOR to perform and, if so required, CONTRACTOR shall perform, certain transition services necessary to shift the Services to another provider or to COUNTY itself as described below (the "Transition Services"). The Transition Services may include but shall not be limited to:

A. Working with COUNTY to jointly develop a mutually agreed upon Transition Services plan to facilitate the termination of the Services;

B. Executing the Transition Services plan activities;

C. Answering questions regarding the Services on an as-needed basis; and

D. Providing such other reasonable Services needed to effectuate an orderly transition to a new service provider or to COUNTY.

ARTICLE 11. DISPUTE RESOLUTION

A. Disputes shall be resolved in accordance with the Manatee County Purchasing Code (Chapter 2-26 of the Manatee County Code of Ordinances). Any dispute resolution constituting a material change in this Agreement shall not be final until an amendment to this Agreement has been approved and executed by the County Purchasing Official.

B. CONTRACTOR agrees it must exhaust all dispute resolution procedures set forth in Manatee County's Procurement Code prior to instituting any action in state or federal court or before any administrative agency or tribunal.

ARTICLE 12. COMPLIANCE WITH LAWS

All Services rendered or performed by CONTRACTOR pursuant to the provisions of this Agreement shall be in compliance with all applicable local, state and federal laws and ordinances. CONTRACTOR shall have and keep current at all times during the term of this Agreement all licenses and permits as required by law.

ARTICLE 13. NON-DISCRIMINATION

CONTRACTOR shall not discriminate against any employee or applicant for employment because of race, color, sex, creed, national origin, disability or age, and will take affirmative action to ensure that all employees and applicants are afforded equal employment opportunities. Such action will be taken with reference to, but shall not be limited to, recruitment, employment, job assignment, promotion, upgrading, demotion, transfer, layoff or termination, rates of training or retraining (including apprenticeship and on-the-job training).

ARTICLE 14. MAINTENANCE OF RECORDS; AUDITS; LICENSES

A. CONTRACTOR shall maintain records, accounts, property records, and personnel records in

accordance with generally accepted accounting principles, as deemed necessary by COUNTY to assure proper accounting of funds and compliance with the provisions of this Agreement.

B. CONTRACTOR shall provide COUNTY all information, reports, records and documents required by this Agreement or by COUNTY ordinances, rules or procedures, or as needed by COUNTY to monitor and evaluate CONTRACTOR'S performance. Such materials shall also be made available to COUNTY upon request for auditing purposes. Inspection or copying will occur during normal business hours, and as often as COUNTY may deem necessary. COUNTY shall have the right to obtain and inspect any audit pertaining to the performance of this Agreement or CONTRACTOR made by any local, state or federal agency. To the extent such materials are in the possession of a third party, CONTRACTOR must obtain them from that third party, or certify in writing to COUNTY why it was unable to do so. CONTRACTOR shall retain all records and supporting documents related to this Agreement in accordance with all applicable laws, rules and regulations, and, at a minimum, retain all records and supporting documents related to this Agreement, except duplicate copies or drafts, for at least three (3) years after the termination date.

C. CONTRACTOR shall obtain any licenses required to provide the Services and maintain full compliance with any licensure requirements. Copies of reports provided to or by any licensing or regulatory agency shall be forwarded to COUNTY within ten (10) days of receipt by CONTRACTOR. CONTRACTOR shall immediately notify COUNTY if the required licenses of any of its principles or agents working on this Agreement are terminated, suspended, revoked or are otherwise invalid and/or are no longer in good standing.

ARTICLE 15. PUBLIC RECORDS

Pursuant to Florida Statutes §119.0701, to the extent CONTRACTOR is performing services on behalf of COUNTY, CONTRACTOR shall:

A. Keep and maintain public records that would ordinarily be required by COUNTY to perform the service.

B. Upon request from COUNTY'S custodian of public records, provide COUNTY with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law.

C. Ensure that public records that are exempt or confidential from public records disclosure requirements are not disclosed except as authorized by law for the duration of this Agreement and following completion of this Agreement if CONTRACTOR does not transfer the records to COUNTY.

D. Upon completion of this Agreement, transfer, at no cost, to COUNTY all public records in possession of CONTRACTOR or keep and maintain public records required by COUNTY to perform the service. If CONTRACTOR transfers all public records to COUNTY upon completion of this Agreement, CONTRACTOR shall destroy any duplicate public records

that are exempt or confidential and exempt from public records disclosure requirements. If CONTRACTOR keeps and maintains public records upon completion of this Agreement, CONTRACTOR shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to COUNTY, upon request from COUNTY'S custodian of public records, in a format that is compatible with the information technology systems of COUNTY.

IF CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO COUNTY'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT:

Phone: 941.742.5845
Email: lacy.pritchard@mymanatee.org

Mail or hand delivery:
Attn: Records Manager
1112 Manatee Avenue West
Bradenton, FL 34205

ARTICLE 16. INDEMNIFICATION

A. Each Party shall defend, indemnify, save and hold harmless the other, its officers, employees and agents, from any and all third-party claims, liabilities, loss, or cause of action for property damage or bodily injury, including death, arising out of any negligent actions or omissions of the indemnifying Party, its agents, officers, employees or agents in the performance of this Agreement, including without limitation, defects in design, or errors or omissions that result in material cost increases to the indemnified Party. Such indemnification shall include, but not be limited to, the payment of all valid claims, losses, and judgements of any nature whatsoever in connection therewith and the payment of all related fees and costs, including attorneys' fees, incurred by the indemnified Party in connection with the indemnifying Party's activities arising out of the performance of this Agreement. This indemnification obligation shall not be construed to negate, abridge or reduce any other rights or remedies which otherwise may be available to an indemnified Party or person described in this paragraph or deemed to affect the rights, privileges and immunities of COUNTY as set forth in Section 768.28, Florida Statutes.

B. CONTRACTOR will indemnify, defend, save and hold harmless the COUNTY, its officers, and employees all third-party claims, liabilities, loss, or cause of action that the Services constitutes an infringement of any third-party intellectual property right(s), unless such claim is based on COUNTY'S wrongful or illegitimate use of the Services. The foregoing states the entire liability of CONTRACTOR and the sole and exclusive remedy for COUNTY with respect to any third-party claim of infringement or misappropriation of intellectual property rights. Such indemnification shall include, but not be limited to, the payment of all valid

claims, losses, and judgments of any nature whatsoever in connection therewith and the payment of all related fees and costs, including attorneys' fees.

ARTICLE 17. NO WAIVER OF SOVEREIGN IMMUNITY

Nothing herein shall be interpreted as a waiver by COUNTY of its rights, including the limitations of the waiver of immunity as set forth in Section 768.28, Florida Statutes, or any other applicable statutes or immunities. COUNTY expressly reserves these rights to the full extent allowed by law.

ARTICLE 18. INSURANCE

A. CONTRACTOR shall, at its own cost and expense, acquire and maintain (and cause any subcontractors, representatives, or agents to acquire and maintain) insurance policies that comply with the Insurance Requirements, attached as **Exhibit E**, during the term of this Agreement, to include any renewal terms.

B. Certificates of Insurance and copies of policies evidencing the insurance coverage specified in **Exhibit E** shall be filed with the Purchasing Official before the Effective Date of this Agreement. The required certificates shall identify the type of policy, policy number, date of expiration, amount of coverage, companies affording coverage, shall refer specifically to the title of this Agreement, and shall name Manatee County as an additional insured. No changes shall be made to the insurance coverage without prior written approval by COUNTY'S Risk Management Division.

C. Insurance shall remain in force for at least three (3) years after completion of the Services in the amounts and types of coverage as required by **Exhibit E**, including coverage for all Services completed under this Agreement.

D. If the initial insurance expires prior to the termination of this Agreement, renewal Certificates of Insurance and required copies of policies shall be furnished by CONTRACTOR and delivered to the Purchasing Official thirty (30) days prior to the date of their expiration.

ARTICLE 19. SOLICITATION OF AGREEMENT

CONTRACTOR warrants that it has not employed or retained any company or person other than a bona fide employee working solely for CONTRACTOR to solicit or secure this Agreement, and that it has not paid or agreed to pay any company or person other than an employee working solely for CONTRACTOR, any fee, commission, percentage, brokerage fee, gift, contingent fee, or any other consideration contingent upon or resulting from the award or making of this Agreement. For breach or violation of this warranty, COUNTY shall have the right to annul this Agreement without liability, or at its discretion, to deduct from this Agreement price or consideration or otherwise recover the full amount of such fee, commission, percentage, brokerage fee, gifts, or contingent fee.

ARTICLE 20. ASSIGNMENT AND SUBCONTRACTING

CONTRACTOR shall not assign or transfer any right or duty under this Agreement to any other Party without the prior written consent of COUNTY. In the event CONTRACTOR asserts it is

necessary to utilize the services of third parties to perform any of the Services, CONTRACTOR shall first obtain prior written approval of COUNTY.

Approval to utilize any third party shall not relieve CONTRACTOR from any direct liability or responsibility to COUNTY pursuant to the provisions of this Agreement, or obligate COUNTY to make any payments other than payments due to CONTRACTOR as outlined in this Agreement. All terms and conditions of this Agreement shall extend to and be binding on any approved purchaser, assignee, or other successor in interest.

Assignment, pledging, sale, transfer or encumbering of any interest or rights under this Agreement, to anyone other than the CONTRACTOR, without the prior written consent of the COUNTY, shall be grounds for immediate termination of this Agreement.

ARTICLE 21. CERTIFICATION OF NON-PAYMENT OF COMMISSION OR GIFT

CONTRACTOR warrants that it has not employed or retained any company or person other than a bona fide employee working solely for CONTRACTOR to solicit or secure this Agreement, and that it has not paid or agreed to pay any company or person other than an employee working solely for CONTRACTOR, any fee, commission, percentage, brokerage fee, gift, contingent fee, or any other consideration contingent upon or resulting from the award or making of this Agreement. For breach or violation of this warranty, COUNTY shall have the right to annul this Agreement, without liability or at its discretion to deduct from the agreement price consideration or otherwise recover the full amount of such fee, commission, percentage, brokerage fee, gifts, or contingent fee.

ARTICLE 22. KEY PERSONNEL

The following key personnel shall be the COUNTY primary contacts assigned to this Agreement by CONTRACTOR:

Cody Theewis, Service Manager

CONTRACTOR shall notify the COUNTY in writing within ten (10) business days of any changes to the key personnel.

ARTICLE 23. SUB-CONTRACTORS

If it is determined by either party that a sub-contractor will be required in order to complete the services as described in **Exhibit A**, CONTRACTOR shall request the use of a sub-contractor in writing and receive prior written approval from COUNTY.

ARTICLE 24. LIABILITY FOR NEGLIGENCE.

To the fullest extent allowed by law, the individuals performing the Services pursuant to this Agreement shall be personally liable for negligent acts or omissions. To the fullest extent allowed by law, CONTRACTOR shall likewise be liable for negligent acts or omissions in the performance of the Services.

ARTICLE 25. NOTICES

All notices, requests and authorizations provided for herein shall be in writing and shall be delivered by hand or mailed through the U.S. Mail, addressed as follows:

To COUNTY: Manatee County Government
Utilities Department
Attn: Instrument & Electrical Control Supervisor
4530 66th Street West
Bradenton, FL 34210
Phone: (941) 290-8825
Email: Daniel.Bumford@mymanatee.org

To CONTRACTOR: CJ's Sales and Service of Ocala, Inc.
Attn: Service Manager
132 NE 17th Place
Ocala, FL 34470
Phone: (352) 732-0271
Email: service@cjspower.com

ARTICLE 26. RELATIONSHIP OF PARTIES

The relationship of CONTRACTOR to COUNTY shall be that of an independent contractor. Nothing herein contained shall be construed as vesting or delegating to CONTRACTOR or any of the officers, employees, personnel, agents, or sub-contractors of CONTRACTOR any rights, interest or status as an employee of COUNTY. COUNTY shall not be liable to any person, firm or corporation that is employed by Agreements or provides goods or services to CONTRACTOR in connection with this Agreement or for debts or claims accruing to such parties. CONTRACTOR shall promptly pay, discharge or take such action as may be necessary and reasonable to settle such debts or claims.

ARTICLE 27. NO CONFLICT

By accepting award of this Agreement, CONTRACTOR, which shall include its directors, officers and employees, represents that it presently has no interest in and shall acquire no interest in any business or activity which would conflict in any manner with the performance of duties or Services required hereunder.

ARTICLE 28. ETHICAL CONSIDERATIONS

CONTRACTOR recognizes that in rendering the Services, CONTRACTOR is working for the residents of Manatee County, Florida, subject to public observation, scrutiny and inquiry; and based upon said recognition CONTRACTOR shall, in all of its relationships with COUNTY pursuant to this Agreement, conduct itself in accordance with all of the recognized applicable ethical standards set by any related national societies, and the reasonable traditions to perform the Services. CONTRACTOR shall be truthful in its communications with COUNTY personnel regarding matters pertaining to this Agreement and the Services rendered to COUNTY.

ARTICLE 29. PUBLIC ENTITY CRIMES

CONTRACTOR has been made aware of the Florida Public Entity Crimes Act, Florida Statutes § 287.133, specifically section 2(a), and COUNTY'S requirement that CONTRACTOR comply with it in all respects prior to and during the term of this Agreement.

ARTICLE 30. TAXES

COUNTY is exempt from Federal Excise and State Sales Taxes (F.E.T. Exemption Certificate No. 59-78-0089K; FL Sales Tax Exemption Certificate No. 51-02-027548-53C). Therefore, CONTRACTOR is prohibited from charging or imposing any sales or service taxes. Nothing herein shall affect CONTRACTOR'S normal tax liability.

CONTRACTOR shall be responsible for payment of federal, state, and local taxes which may be imposed upon CONTRACTOR under applicable law to the extent that CONTRACTOR is responsible for the payment of same under applicable law.

ARTICLE 31. FORCE MAJEURE

Neither Party shall be considered in default in performance of its obligations hereunder to the extent that performance of such obligations or any of them is delayed or prevented by Force Majeure.

Force Majeure shall include, but not be limited to, hostility, revolution, civil commotion, strike, epidemic, accident, fire, flood, wind, earthquake, hurricane, explosion, lack of or failure of transportation facilities, any law, proclamation, regulation, ordinance or other act of government, or any act of God or any cause whether of the same or different nature, existing or future; provided that the cause, whether or not enumerated in this Article, is beyond the control and without the fault or negligence of the Party seeking relief under this Article.

ARTICLE 32. GOVERNING LAW, JURISDICTION AND VENUE

This Agreement shall be governed by the laws of the State of Florida. Any action filed regarding this Agreement will be filed only in Manatee County, Florida, or if in Federal Court, the Middle District of Florida, Tampa Division.

ARTICLE 33. ATTORNEY FEES

In the event of any litigation arising under the terms of this Agreement, each Party shall be responsible for their own attorney's fees, including appellate fees, regardless of the outcome of the litigation.

ARTICLE 34. PATENT AND COPYRIGHT RESPONSIBILITY

Any material or design specified by CONTRACTOR or supplied by CONTRACTOR pursuant to this Agreement shall not knowingly infringe any patent or copyright, and CONTRACTOR shall be solely responsible for securing any necessary licenses required for patented or copyrighted material utilized by CONTRACTOR in the performance of the Services.

ARTICLE 35. AMENDMENTS

This Agreement and Exhibits referenced herein constitute the entire Agreement between the Parties with respect to subject matter and mutually agree that no verbal agreements, representations, warranties or other understandings affecting the same exist. No amendment hereof shall be effective until and unless reduced to writing and executed by the Parties. The Parties shall execute any additional documents as may be necessary to implement and carry out the intent of this Agreement.

ARTICLE 36. SEVERABILITY

It is understood and agreed by the Parties hereto that if any part, term, or provision of this Agreement is held to be illegal or in conflict with any law, the validity of the remaining portions or provisions shall not be affected, and the rights and obligations of the Parties shall be construed and enforced as if this Agreement did not contain the particular part, term or provision held to be invalid.

ARTICLE 37. LEGAL REFERENCES

All references to statutory sections or chapters shall be construed to include subsequent amendments to such provisions, and to refer to the successor provision of any such provision. References to "applicable law" and "general law" shall be construed to include provisions of local, state and federal law, whether established by legislative action, administrative rule or regulation, or judicial decision.

ARTICLE 38. HEADINGS, CONSTRUCTION

The Parties agree that they have each participated in the drafting of this Agreement and that the rules with respect to construing ambiguities against the drafter of a contract shall not apply in any action or litigation regarding this Agreement. All articles and descriptive headings of paragraphs of this Agreement are inserted for convenience only and shall not affect the construction or interpretation hereof.

ARTICLE 39. TIME

For purposes of computing any period of number of days hereunder for notices or performance of ten (10) days or less, Saturdays, Sundays and holidays shall be excluded, unless otherwise stated.

ARTICLE 40. E-VERIFY

The CONTRACTOR, and any subcontractor thereof, shall register with and use the E-Verify system to verify the work authorization status of all new employees of the CONTRACTOR or subcontractor. The CONTRACTOR hereby represents and warrants that it has, and shall remain throughout the duration of this Agreement, registered with, and uses and shall continue to use, the E-Verify system. The CONTRACTOR shall not enter into any contract with a subcontractor for services hereunder unless such subcontractor also has registered with and uses the E-Verify system. If the CONTRACTOR enters into a contract with a subcontractor, the subcontractor shall provide the CONTRACTOR with an affidavit stating that the subcontractor does not

employ, contract with, or subcontract with an unauthorized alien. The CONTRACTOR shall maintain a copy of such affidavit for the duration of this Agreement.

Pursuant to Section 488.095(5)(c)3, Florida Statutes, the COUNTY is authorized to terminate this Agreement if it has a good faith belief that the CONTRACTOR has knowingly violated Section 448.09(1), Florida Statutes, regarding the employment of someone not authorized to work by the immigration laws of the United States, the U.S. Attorney General, or the Secretary of the Department of Homeland Security. Such termination action is not considered a breach of contract.

ARTICLE 41. FUNDS FOR IDENTIFICATION DOCUMENTS

No funds provided by the COUNTY pursuant to this Agreement shall be used for the purpose of issuing an identification card or document to an individual who does not provide proof of lawful presence in the United States.

ARTICLE 42. ANTI-HUMAN TRAFFICKING

CONTRACTOR shall provide County with a sworn affidavit signed by an officer or a representative of CONTRACTOR under penalty of perjury attesting that CONTRACTOR does not use coercion for labor or services, as such terms are defined in Section 787.06, Florida Statutes.

ARTICLE 43. AUTHORITY TO EXECUTE

Each of the Parties hereto covenants to the other Party that it has lawful authority to enter into this Agreement.

[Remainder of page intentionally left blank]

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be duly executed effective as of the date set forth above.

CJ'S SALES AND SERVICE OF OCALA, INC.

By: Misty Perry

Printed Name: Misty Perry

Title: President

Date: 5/13/2025

MANATEE COUNTY, a political subdivision of the State of Florida

Jacob Erickson, MBA, CPPO, NIGP-CPP

Digitally signed by Jacob Erickson, MBA, CPPO, NIGP-CPP
Date: 2025.05.29 07:29:56 -04'00'

Jacob Erickson, MBA, CPPO, NIGP-CPP
Purchasing Official

Date: _____

EXHIBIT A, SCOPE OF SERVICES
IFB No. 25-R086424DJ

1.01 BACKGROUND INFORMATION

Manatee County (hereinafter in this Scope referred to as County) owns and operates three regional water reclamation facilities (WRFs): the North Regional Water Reclamation Facility (NRWRF), the Southwest Water Reclamation Facility (SWWRF), the Southeast Water Reclamation Facility (SEWRF), three Manatee Agricultural Reuse Supply Reuse Supply (MARS) Stations, and Lift Stations throughout Manatee County

1.02 SCOPE OF WORK

Contractor shall furnish all labor, materials, equipment, and supervision needed to provide at a minimum manufacturer's prescribed maintenance services that allow Manatee County to operate our generators and associated equipment reliably, safely, and effectively at all three Water Reclamation Facilities and Lift Station. This work also includes a limited provision for repairs and replacement of OEM parts.

CONTRACTOR REQUIREMENTS

A. Provide Scheduled Inspections All Generators on this list shall be serviced four times per year. Three quarterly inspections and one annual inspection. Specific service schedule(s) shall be determined per the County's authorized representative.

1. Provide **Annual Service**: that include at a minimum:
    - Engine inspection and test run
    - Oil change with corresponding filter change, oil and coolant samples
    - Fuel filter(s) change,
    - Fuel system inspection and operation,
    - Cooling system inspection and operation
    - Air intake system
    - Exhaust inspection and operation
    - Block heater inspection
    - Starting system inspection and operation
    - Generator system, inspection and operation
    - Transfer switch operation

2. Provide **3 quarterly** inspections:

    Everything in the annual service minus:

    - Oil change with corresponding filter change.
    - Fuel filter
    - Transfer switch operation

B. Provide a 4-hour load bank test, on an "as needed basis" per the Manatee County authorized representative.

Description of the work

1. Inspections: Furnish all labor, material and tools to professionally perform the major and minor inspections as part of the cost for the quoted inspection price.

   i. Annual Service (See scope)
   ii. Quarterly Inspections (See scope)

2. Repairs required
   Repairs will be authorized by Manatee County representative on an "as needed" basis and will be invoiced on a time and material basis.

3. Load Bank:
   Shall be on an "as needed" basis. The prices quoted shall include all time, travel and material to perform a four-hour load bank test of the particular and return it to normal operation.

C. Provide inspections of day tanks. Some generators have a day tank for fuel storage.

Provide **Annual Service**: that include at a minimum:

- Inspect for leaks
- Pump inspection and operation
- Change filters

Performance and General Work Information

1. Response time (emergency and routine situations)
   Generally, most work shall be performed during normal weekday hours 7:00 A.M. to 3:30 P.M. Monday through Friday, excluding holidays. In accordance with a work schedule pre-approved by the Water Reclamation Facility.

2. Manatee County will hold the contractor to the following response times:
   Contractor must be able to respond via phone with-in two hours of initial contact from the Manatee County representative.

   If the representative calls with an emergency service request the Contractor shall send a qualified technician to the site within four (4) hours of the request. Or as agreed to by the representative and the Contractor.

   In the unlikely event that the scheduled maintenance or repairs cannot be performed during normal business hours there may be weekend or evening work scheduled to accommodate these rare circumstances.

3. General Contractor Rules:
   The Contractor's employees shall confine their operations to those areas indicated by the Manatee County authorized representative and shall conform to all site rules and regulations affecting the work and work area. These rules and regulations include but are not limited to:

   i. Not passing into areas beyond the designated limits of the work.
   ii. Keeping public areas free of waste materials
   iii. Keeping generator and rooms clean from all fluids associated with the generator.
   iv. Conducting themselves in a professional manor.
   v. Removing all rubbish from the work site at end of the work period. Areas are to be cleaned to as found conditions, before leaving the premises.
   vi. Observe all electric and OSHA safety codes while on County property.
   vii. Follow all rules associated with site security, to include sign-in and sign-out, without exception!

Any work-related deficiencies found shall be reported in writing (on service report) immediately to the county authorized representative, along with recommendations for rectifying such deficiencies.

Once the repair measures have been approved and authorized by the County, the Contractor shall commence work as soon as possible after receiving authorization from the contact person. All Repairs shall be tested for proper operation with a County representative present.

Contractor must maintain an inventory of replacement parts and have a staff of trained technicians to provide services and support.

1.03 GENERAL REQUIRMENTS

A. Service Reports: It is the Contractors' responsibility to:

Provide written service reports detailing all repairs or service done at the work site.

Include on the Service Reports:

1. Arrival and departure times of every person on the job,
2. The date performed,
3. The location of work,
4. The type of work performed.

Reports shall show listing of all parts and materials approved and used.

The Contractor shall obtain a signature from the County site contact person at the end of each service performed.

The Contractor is required to leave a hard copy of the service report with the County authorized representative prior to leaving the site, in addition, the Contractor shall email a legible final service report to the site contact.

B. Invoices and payments:

1. It is required that all invoices match the service reports.
2. An invoice should only be for one site, do not include multiple sites.
3. It is required that all costs billed match the quoted prices.
4. If parts or equipment are required for repairs, the County will pay the Contractor's plus percent markup listed in the bid form. Receipts are required to verify the Contractor's cost.
5. Including all hours actually on site. (Do not include travel time.)
6. All invoices must be itemized.
7. Do not charge for "miscellaneous supplies", parts must be itemized per item 4.
8. All repair service will be at the hourly rate for time actually at the site and must match the service report recorded times.

All prices quoted are to include: all labor, material and travel time needed to properly perform the particular Preventive Maintenance (PM), load bank test or the one-time service.

EXHIBIT B, FEE RATE SCHEDULE

1. FEES

Fees for the goods and services detailed in this Agreement shall be as indicated in this **Exhibit B**.

[Remainder of page intentionally left blank]

EXHIBIT B FEE RATE SCHEDULE 25-R086424DJ GENERATOR AND PUMP PREVENTATIVE MAINTENANCE AND REPAIR Note: Quantities listed are estimates only and in no way a guarantee of actual quantities.			CJ's		
ITEM #	**DESCRIPTION**	**U/M**	**COST PER YEAR *Quarterly Inspections Performed 3 Times Annually**	**ANNUAL SERVICE**	**4 HOUR LOAD BANK**
1	15 KW	EA	$330.00	$215.00	$465.00
2	20 KW	EA	$330.00	$215.00	$470.00
3	25 KW	EA	$330.00	$215.00	$475.00
4	27 KW	EA	$330.00	$230.00	$477.00
5	30 KW	EA	$330.00	$230.00	$480.00
6	35 KW	EA	$330.00	$230.00	$485.00
7	40 KW	EA	$330.00	$230.00	$490.00
8	50 KW	EA	$330.00	$230.00	$500.00
9	60 KW	EA	$330.00	$280.00	$510.00
10	65 KW	EA	$330.00	$280.00	$515.00
11	70 KW	EA	$330.00	$280.00	$520.00
12	78 KW	EA	$330.00	$280.00	$528.00
13	80 KW	EA	$330.00	$280.00	$530.00
14	100 KW	EA	$330.00	$280.00	$550.00
15	125 KW	EA	$330.00	$360.00	$575.00
16	128 KW	EA	$330.00	$360.00	$578.00
17	130 KW	EA	$330.00	$360.00	$580.00
18	150 KW	EA	$330.00	$360.00	$600.00
19	155 KW	EA	$330.00	$360.00	$605.00
20	180 KW	EA	$330.00	$360.00	$630.00
21	200 KW	EA	$330.00	$360.00	$650.00
22	250 KW	EA	$330.00	$415.00	$700.00
23	300 KW	EA	$330.00	$435.00	$750.00
24	350 KW	EA	$330.00	$435.00	$800.00
25	380 KW	EA	$330.00	$435.00	$830.00
26	400 KW	EA	$330.00	$435.00	$850.00
27	420 KW	EA	$330.00	$540.00	$870.00
28	450 KW	EA	$330.00	$540.00	$900.00
29	500 KW	EA	$330.00	$540.00	$950.00
30	510 KW	EA	$330.00	$590.00	$960.00
31	600 KW	EA	$330.00	$590.00	$1,050.00
32	650 KW	EA	$330.00	$590.00	$1,100.00
33	1825 KW	EA	$330.00	$2,100.00	$4,845.00
34	2000 KW	EA	$330.00	$2,100.00	$4,845.00
35	EMG PUMP	EA	$330.00	$215.00	
36	DAY TANKS	EA		$99.00	

Item #	Description	Price
37	Labor (Hourly Rate)	$125.00
38	After Hours (Hourly Rate)	$175.00
39	Travel Reimbursement (Per Mile)	$2.75
40	Parts (Markup %)	20%

EXHIBIT C, AFFIDAVIT OF NO CONFLICT

STATE OF Florida
COUNTY OF Marion

BEFORE ME, the undersigned authority, this day personally appeared [INSERT NAME] Misty Perry, as [INSERT TITLE] President of [INSERT CONTRACTOR NAME] CJ's Sales and Service of Ocala, Inc., (hereinafter "CONTRACTOR") with full authority to bind CONTRACTOR, who being first duly sworn, deposes and says that CONTRACTOR:

(a) Is not currently engaged and will not become engaged in any obligations, undertakings or contracts that will require CONTRACTOR to maintain an adversarial role against the County or that will impair or influence the advice, recommendations or quality of work provided to the County; and

(b) Has provided full disclosure of all potentially conflicting contractual relationships and full disclosure of contractual relationships deemed to raise a question of conflict(s); and

(c) Has provided full disclosure of prior work history and qualifications that may be deemed to raise a possible question of conflict(s).

Affiant makes this Affidavit for the purpose of inducing Manatee County, a political subdivision of the State of Florida, to enter into this Agreement No. 25-R086424DJ for Generator and Pump Preventative Maintenance and Service

DATED this 13 day of May, 2025.

Misty Perry
CONTRACTOR Signature

The foregoing instrument was sworn to and acknowledged before me this 13 day of May, 2025, by [NAME] Misty Perry, as [TITLE] President of [CONTRACTOR] CJ's Sales & Service. He / She is personally known to me or has produced _____ [TYPE OF IDENTIFICATION] as identification.

Ivette Lisby
Notary Signature
Commission No. HH663138
Exp. 4/22/2029

IVETTE LISBY
Notary Public - State of Florida
Commission # HH 663138
My Comm. Expires Apr 22, 2029
Bonded through National Notary Assn.

Please return this completed and signed exhibit with your agreement.

EXHIBIT D, ANTI-HUMAN TRAFFICKING AFFIDAVIT

(Section 787.06, Florida Statutes)

Before me, the undersigned authority, personally appeared Misty Perry, who was sworn and says that the following information is true and correct:

1. My name is Misty Perry of CJ's Sales and Service of Ocala, Inc.. I have been authorized by the Company to provide and execute this affidavit.
2. I am over eighteen years of age and the following information is given from my own personal knowledge.
3. Company is a nongovernmental entity and I hereby attest that Company does not use coercion for labor or services as defined in Section 787.06, Florida Statutes.
4. This affidavit is made and given by affiant under penalty of perjury with full knowledge of applicable Florida laws regarding sworn affidavits and the penalties and liabilities resulting from false statements and misrepresentations therein.

Misty Perry
Signature

STATE OF Florida
COUNTY OF Marion

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

this 13 day of May, 2024; by Misty Perry, who

☑ is personally known to me or
☐ has produced _____ as identification.

[CHECK APPLICABLE BOXES TO SATISFY IDENTIFICATION REQUIREMENT OF SECTION 117.05, FLORIDA STATUTES]

Ivette Lisby My Commission Expires: 4/22/2029
Signature of Notary Public
(Legibly print, type, or stamp commissioned name of Notary Public and affix official notary seal below.)

Please return this completed and signed exhibit with your agreement

IVETTE LISBY
Notary Public - State of Florida
Commission # HH 663138
My Comm. Expires Apr 22, 2029
Bonded through National Notary Assn.

EXHIBIT E, INSURANCE REQUIREMENTS

The CONTRACTOR will not commence work under the resulting Agreement until all insurance coverages indicated by an "X" herein have been obtained. The CONTRACTOR shall obtain and submit to the Procurement Division within ten (10) calendar days from the date of notice of intent to award, at its expense, the following minimum amounts of insurance (inclusive of any amounts provided by an umbrella or excess policy): Work under this Agreement cannot commence until all insurance coverages indicated herein have been obtained on a standard ACORD form (inclusive of any amounts provided by an umbrella or excess policy):

☒ ***Automobile Liability Insurance Required Limits***

Coverage must be afforded under a per occurrence policy form including coverage for all owned, hired and non-owned vehicles for bodily injury and property damage of not less than:

- $1,000,000 Combined Single Limit; OR
- $ 500,000 Bodily Injury and $500,000 Property Damage
- $10,000 Personal Injury Protection (No Fault)
- $500,000 Hired, Non-Owned Liability
- $10,000 Medical Payments

This policy shall contain severability of interests' provisions.

☒ ***Commercial General Liability Insurance Required Limits (per Occurrence form only; claims-made form is not acceptable)***

Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name 'Manatee County, a political subdivision of the State of Florida' as an Additional Insured, and include limits not less than:

- $1,000,000 Single Limit Per Occurrence
- $1,000,000 Aggregate
- $1,000,000 Products/Completed Operations Aggregate
- $1,000,000 Personal and Advertising Injury Liability
- $50,000 Fire Damage Liability
- $10,000 Medical Expense, and
- $1,000,000, Third Party Property Damage
- $ Project Specific Aggregate (Required on projects valued at over $10,000,000)

This policy shall contain severability of interests' provisions.

☒ ***Employer's Liability Insurance***

Coverage limits of not less than:

- $100,000 Each Accident
- $100,000 Disease Each Employee
- $100,000 Disease Policy Limit

☒ ***Worker's Compensation Insurance***

☐ **US Longshoremen & Harbor Workers Act**
☐ **Jones Act Coverage**

Coverage limits of not less than:

- Statutory workers' compensation coverage shall apply for all employees in compliance with the laws and statutes of the State of Florida and the federal government.
- If any operations are to be undertaken on or about navigable waters, coverage must be included for the US Longshoremen & Harbor Workers Act and Jones Act.

Should 'leased employees' be retained for any part of the project or service, the employee leasing agency shall provide evidence of Workers' Compensation coverage and Employer's Liability coverage for all personnel on the worksite and in compliance with the above Workers' Compensation requirements. NOTE: Workers' Compensation coverage is a firm requirement. Elective exemptions are considered on a case-by-case basis and are approved in a very limited number of instances.

☐ **Aircraft Liability Insurance Required Limits**
Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name 'Manatee County a political subdivision of the State of Florida' as an Additional Insured, and include limits not less than:

- $ Each Occurrence Property and Bodily Injury with no less than $100,000 per passenger each occurrence or a 'smooth' limit.
- $ General Aggregate.

☐ **Un-Manned Aircraft Liability Insurance (Drone)**
Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name 'Manatee County a political subdivision of the State of Florida' as an Additional Insured, and include limits not less than:

- $ Each Occurrence Property and Bodily Injury; Coverage shall specifically include operation of Unmanned Aircraft Systems (UAS), including liability and property damage.
- $ General Aggregate

☐ **Installation Floater Insurance**
When the contract or agreement **does not** include construction of, or additions to, above ground building or structures, but does involve the installation of machinery or equipment, Installation Floater Insurance shall be afforded under a per occurrence policy form, policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured, and include limits not less than:

- 100% of the completed value of such addition(s), building(s), or structure(s)

☐ Professional Liability and/or Errors and Omissions (E&O) Liability Insurances
Coverage shall be afforded under either an occurrence policy form or a claims-made policy form. If the coverage form is on a claims-made basis, then coverage must be maintained for a minimum of three years from termination of date of the contract. Limits must not be less than:

- $ 1,000,000 Bodily Injury and Property Damage Each Occurrence
- $ 2,000,000 General Aggregate

☐ **Builder's Risk Insurance**
When the contract or agreement includes the construction of roadways and/or the addition of a permanent structure or building, including the installation of machinery and/or equipment, Builder's Risk Insurance shall be afforded under a per occurrence policy form, policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured, and include limits not less than:

- An amount equal to 100% of the completed value of the project, or the value of the equipment to be installed
- The policy shall not carry a self-insured retention/deductible greater than $10,000

Coverage shall be for all risks and include, but not be limited to, storage and transport of materials, equipment, supplies of any kind whatsoever to be used on or incidental to the project, theft coverage, and Waiver of Occupancy Clause Endorsement, where applicable.

☐ **Cyber Liability Insurance**
Coverage shall comply with Florida Statute 501.171, shall be afforded under a per occurrence policy form, policy shall be endorsed and name 'Manatee County, a political subdivision of the State of Florida' as an Additional Insured, and include limits not less than:

- $ Security Breach Liability
- $ Security Breach Expense Each Occurrence
- $ Security Breach Expense Aggregate
- $ Replacement or Restoration of Electronic Data
- $ Extortion Threats
- $ Business Income and Extra Expense
- $ Public Relations Expense

NOTE: Policy must not carry a self-insured retention/deductible greater than $25,000.

☐ **Hazardous Materials Insurance (As Noted Below)**
Hazardous materials include all materials and substances that are currently designated or defined as hazardous by the law or rules of regulation by the State of Florida or federal government.
All coverage shall be afforded under either an occurrence policy form or a claims-made policy form, and the policy shall be endorsed and name 'Manatee County, a political subdivision of the State of Florida' as an Additional Insured. If the coverage form is on a claims-made basis, then

coverage must be maintained for a minimum of three years from termination of date of the contract. Limits must not be less than:

☐ ***Pollution Liability***
Amount equal to the value of the contract, subject to a $1,000,000 minimum, for Bodily Injury and Property Damage to include sudden and gradual release, each claim and aggregate.

☐ ***Asbestos Liability (If handling within scope of Contract)***
Amount equal to the value of the contract, subject to a $1,000,000 minimum, for Bodily Injury and Property Damage to include sudden and gradual release, each claim and aggregate.

☐ ***Disposal***
When applicable, CONTRACTOR shall designate the disposal site and furnish a Certificate of Insurance from the disposal facility for Environmental Impairment Liability Insurance covering liability.

- Amount equal to the value of the contract, subject to a $1,000,000 minimum, for Liability for Sudden and Accidental Occurrences, each claim and an aggregate.
- Amount equal to the value of the contract, subject to a $1,000,000 minimum, for Liability for Non-Sudden and Accidental Occurrences, each claim and an aggregate.

☐ **Hazardous Waste Transportation Insurance**
CONTRACTOR shall designate the hauler and have the hauler furnish a Certificate of Insurance for Automobile Liability insurance with Endorsement MCS-90 for liability arising out of the transportation of hazardous materials. EPA identification number shall be provided.

All coverage shall be afforded under either an occurrence policy form or a claims-made policy form and the policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured. If the coverage form is on a claims-made basis, then coverage must be maintained for a minimum of three years from termination of date of the contract. Limits must not be less than:

- Amount equal to the value of the contract, subject to a $1,000,000 minimum, per accident.

☐ **Liquor Liability Insurance**
Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured, and include limits not less than:

- $1,000,000 Each Occurrence and Aggregate

☐ **Garage Keeper's Liability Insurance**
Coverage shall be required if the maintenance, servicing, cleaning or repairing of any County motor vehicles is inherent or implied within the provision of the contract.

Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured, and include limits not less than:

- Property and asset coverage in the full replacement value of the lot or garage.

☐ **Bailee's Customer Liability Insurance**
Coverage shall be required for damage and/or destruction when County property is temporarily under the care or custody of a person or organization, including property that is on, or in transit to and from the person or organization's premises. Perils covered should include fire, lightning, theft, burglary, robbery, explosion, collision, flood, earthquake and damage or destruction during transportation by a carrier.

Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured, and include limits not less than:

- Property and asset coverage in the full replacement value of the County asset(s) in the CONTRACTOR'S care, custody and control.

☐ **Hull and Watercraft Liability Insurance**
Coverage shall be afforded under a per occurrence policy form, policy shall be endorsed and name "Manatee County, a political subdivision of the State of Florida" as an Additional Insured, and include limits not less than:

- $ Each Occurrence
- $ General Aggregate
- $ Fire Damage Liability
- $10,000 Medical Expense, and
- $ Third Party Property Damage
- $ Project Specific Aggregate (Required on projects valued at over $10,000,000)

☐ **Other [Specify]**

REQUIRED BONDS

☐ **Bid Bond**
A Bid Bond in the amount of $_____ or ____% of the total offer. Bid bond shall be submitted with the sealed response and shall include project name, location, and / or address and project number. In lieu of the bond, the bidder may file an alternative form of security in the amount of $_____ or ____% of the total offer. in the form of a money order, a certified check, a cashier's check, or an irrevocable letter of credit issued to Manatee County. NOTE: A construction project over $200,000 requires a Bid Bond in the amount of 5% of the total bid offer.

☐ **Payment and Performance Bond**
A Payment and Performance Bond shall be submitted by Successful Bidder for 100% of the

award amount and shall be presented to Manatee County within ten (10) calendar days of issuance of the notice of intent to award. NOTE: A construction project over $200,000 requires a Payment and Performance Bond.

I. INSURANCE REQUIREMENTS

THE POLICIES ARE TO CONTAIN, OR BE ENDORSED TO CONTAIN, THE FOLLOWING PROVISIONS:

Commercial General Liability and Automobile Liability Coverages

a. **"Manatee County, a Political Subdivision of the State of Florida," is to be named as an Additional Insured in respect to:** Liability arising out of activities performed by or on behalf of the CONTRACTOR, his agents, representatives, and employees; products and completed operations of the CONTRACTOR; or automobiles owned, leased, hired or borrowed by the CONTRACTOR. The coverage shall contain no special limitation(s) on the scope of protection afforded to the COUNTY, its officials, employees or volunteers.

   In addition to furnishing a Certificate of Insurance, the CONTRACTOR shall provide the endorsement that evidences Manatee COUNTY being listed as an Additional Insured. This can be done in one of two ways: (1) an endorsement can be issued that specifically lists "Manatee County, a Political Subdivision of the State of Florida," as Additional Insured; or, (2) an endorsement can be issued that states that all Certificate Holders are Additional Insured with respect to the policy.

b. The CONTRACTOR'S insurance coverage shall be primary insurance with respect to the COUNTY, its officials, employees and volunteers. Any insurance or self-insurance maintained by the COUNTY, its officials, employees or volunteers shall be excess of CONTRACTOR's insurance and shall be non-contributory.

c. The insurance policies must be on an occurrence form.

Workers' Compensation and Employers' Liability Coverages

The insurer shall agree to waive all rights of subrogation against the COUNTY, its officials, employees and volunteers for losses arising from work performed by the CONTRACTOR for the COUNTY.

II. General Insurance Provisions Applicable To All Policies:

a. Prior to the execution of contract, or issuance of a Purchase Order, and then annually upon the anniversary date(s) of the insurance policy's renewal date(s) for as long as this contract remains in effect, CONTRACTOR shall furnish the COUNTY with a

Certificate(s) of Insurance (using an industry accepted certificate form, signed by the Issuer, with applicable endorsements, and containing the solicitation or contract number, and title or description) evidencing the coverage set forth above and naming "Manatee County, a Political Subdivision of the State of Florida" as an Additional Insured on the applicable coverage(s) set forth above.

b. If the policy contains an aggregate limit, confirmation is needed in writing (letter, email, etc.) that the aggregate limit has not been eroded to procurement representative when supplying Certificate of Insurance.

In addition, when requested in writing from the COUNTY, CONTRACTOR will provide the COUNTY with a certified copy of all applicable policies. The address where such certificates and certified policies shall be sent or delivered is as follows:

Manatee County, a Political Subdivision of the State of Florida
Attn: Risk Management Division
1112 Manatee Avenue West, Suite 969
Bradenton, FL 34205

c. The project's solicitation number and title shall be listed on each certificate.

d. CONTRACTOR shall provide thirty (30) days written notice to the Risk Manager of any cancellation, non-renewal, termination, material change, or reduction in coverage of any insurance policies to procurement representative including solicitation number and title with all notices.

e. CONTRACTOR agrees that should at any time CONTRACTOR fail to meet or maintain the required insurance coverage(s) as set forth herein, the COUNTY may terminate this contract.

f. The CONTRACTOR waives all subrogation rights against COUNTY, a Political Subdivision of the State of Florida, for all losses or damages which occur during the contract and for any events occurring during the contract period, whether the suit is brought during the contract period or not.

g. The CONTRACTOR has sole responsibility for all insurance premiums and policy deductibles.

h. It is the CONTRACTOR'S responsibility to ensure that his agents, representatives and subcontractors comply with the insurance requirements set forth herein. CONTRACTOR shall include his agents, representatives, and subcontractors working on the project or at the worksite as insured under its policies, or CONTRACTOR shall furnish separate certificates and endorsements for each agent, representative, and subcontractor working on the project or at the worksite. All coverages for agents, representatives, and subcontractors shall be subject to all of the requirements set forth to the procurement representative.

i. All required insurance policies must be written with a carrier having a minimum A.M. Best rating of A- FSC VII or better. In addition, the COUNTY has the right to review the CONTRACTOR's deductible or self-insured retention and to require that it be reduced or eliminated.

j. CONTRACTOR understands and agrees that the stipulated limits of coverage listed herein in this insurance section shall not be construed as a limitation of any potential liability to the COUNTY, or to others, and the COUNTY'S failure to request evidence of this insurance coverage shall not be construed as a waiver of CONTRACTOR'S obligation to provide and maintain the insurance coverage specified.

k. CONTRACTOR understands and agrees that the COUNTY does not waive its immunity and nothing herein shall be interpreted as a waiver of the COUNTY'S rights, including the limitation of waiver of immunity, as set forth in Florida Statutes 768.28, or any other statutes, and the COUNTY expressly reserves these rights to the full extent allowed by law.

l. No award shall be made until the Procurement Division has received the Certificate of Insurance in accordance with this section.

III. BONDING REQUIREMENTS

Bid Bond/Certified Check. By submitting a proposal, the CONTRACTOR agrees should its proposal be accepted, **to execute the form of Agreement and present the same to COUNTY for approval within ten (10) calendar days after notice of intent to award**. The CONTRACTOR further agrees that failure to execute and deliver said form of Agreement **within ten (10) calendar days** will result in damages to COUNTY and as guarantee of payment of same a bid bond/certified check shall be enclosed within the submitted sealed proposal in the amount of five (5%) percent of the total amount of the proposal. The CONTRACTOR further agrees that in case the CONTRACTOR fails to enter into an Agreement, as prescribed by COUNTY, the bid bond/certified check accompanying the proposal shall be forfeited to COUNTY as agreed liquidated damages. If COUNTY enters into an agreement with a CONTRACTOR, or if COUNTY rejects any and/or all proposals, accompanying bond will be promptly returned.

Payment and Performance Bonds. Prior to commencing work, the CONTRACTOR shall obtain, for the benefit of and directed to COUNTY, a Payment and Performance Bond satisfying the requirements of Section 255.05, Florida Statutes, covering the faithful performance by the CONTRACTOR of its obligation under the Contract Documents, including but not limited to the construction of the project on the project site and the payment and obligations arising thereunder, including all payments to Subcontractors, laborers, and materialmen. The surety selected by the CONTRACTOR to provide the Payment and Performance Bond shall be approved by COUNTY prior to issuance of such Bond, which approval shall not be unreasonably withheld or delayed provided that surety is rated A- or better by Best's Key Guide, latest edition.

Failure to provide the required bonds on the prescribed form may result in CONTRACTOR being deemed nonresponsive. Bonds must be in the form prescribed in Section 255.05, Florida Statutes, and must not contain notice, demand or other terms and conditions, including **informal** pre-claim meetings, not provided for in Section 255.05, Florida Statutes.

Bonds shall be in an amount equal to 100% of the contract price issued by a duly authorized and nationally recognized surety company, authorized to do business in the State of Florida, satisfactory to COUNTY. Surety shall be rated as "A-" or better by Best's Key Guide, latest edition. **The** attorney-in-fact who signs the bonds must file with the bonds, a certificate and effective dated copy of power-of-attorney. Payment and Performance Bonds shall be issued to "Manatee County, a political subdivision of the State of Florida", **within ten (10) calendar days after issuance of notice of intent to award**.

In addition, pursuant to Section 255.05(1)(b), Florida Statutes, prior to commencing work, the CONTRACTOR shall be responsible and bear all costs associated to record the Payment and Performance Bond with the Manatee County Clerk of the Circuit Court. A certified copy of said recording shall be furnished to the Procurement Division upon filing. Pursuant to Section 255.05(1)(b), Florida Statutes, COUNTY will make no payment to the CONTRACTOR until the CONTRACTOR has complied with this paragraph.

Furnishing Payment and Performance Bonds shall be requisite to execution of an Agreement with COUNTY. Said Payment and Performance Bonds will remain in force for the duration of this Agreement with the premiums paid by the CONTRACTOR. Failure of the CONTRACTOR to execute such Agreement and to supply the required bonds shall be just cause for cancellation of the award. COUNTY may then contract with the next lowest, responsive and responsible CONTRACTOR or re-advertise this RFP.

Failure of COUNTY at any time to require performance by the CONTRACTOR of any provisions set out in the resulting Agreement will in no way affect the right of COUNTY, thereafter, to enforce those provisions.

[Remainder of page intentionally left blank]

CONTRACTOR'S INSURANCE STATEMENT

THE UNDERSIGNED has read and understands the aforementioned insurance requirements of this Agreement and shall provide the insurance required by this section within ten (10) days from the date of notice of intent to award.

Date: 5/13/2025

Contractor's Name: CJ's Sales and Service of Ocala, Inc.

Authorized Signature: Misty Perry

Printed Name/Title: Misty Perry, President

Insurance Agency: Acisure Southeast Partners Insurance Services, LLC

Agent Name: Barbara Insinger

Agent Phone: 352-818-6279

Surety Agency: Florida Surety Bonds, Inc.

Surety Name: Cheryle Foley

Surety Phone: 407-970-3039

Please return this completed and signed statement with your agreement.

AGENDA ITEM NO. 6.v

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Erin Jones, Purchasing

ITEM TYPE: Agreement

AGENDA SECTION: CONSENT AGENDA

SUBJECT: Amendment No. 1 to Term Contract 24-002EJ with Utility Service Co., Inc. dba utility Service Group Water Solutions, LLC

SUGGESTED ACTION: Approval

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The City and the Contractor entered into Term Contract No. 24-002EJ ("Contract") to provide the City with elevated tank maintenance and asset management, on August 28, 2024. Whereas, the parties now wish to amend the Contract increasing the not-to-exceed amount and replacing the scope of work and attachments.

FINANCIAL IMPACT:
To be utilized and funded through the operating budget of the Water Treatment Division (GL# 40253320-534000)

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed and approve by Attorney Rudacille.

SUGGESTED MOTION:
Motion to approve Amendment No. 1 to Contract 24-002EJ.

ATTACHMENTS:
Amendment No. 1 to Term Contract 24-002EJ

AMENDMENT NO. 1
TO TERM CONTRACT NO. 24-002EJ

This Amendment is made and entered into upon execution by both parties and between **City of Bradenton**, a political subdivision of the State of Florida, hereinafter referred to as the "City," and **Utility Service Co., Inc. dba Utility Service Group Water Solutions, LLC** a Florida limited liability company authorized to do business in the State of Florida, hereinafter referred to as **"Contractor."**

WITNESSETH

WHEREAS, the City and the Contractor entered into Term Contract No. 24-002EJ ("Contract") to provide the City with elevated tank maintenance and asset management, on August 28, 2024; and

WHEREAS, the parties now wish to amend the Term Contract to update the Scope of Work, Tank Inspection Schedule, and Fee Schedule, as described herein.

NOW THEREFORE, the City and the Contractor, in consideration of the mutual covenants contained herein, do agree to amend the Term Contract as follows:

I. The above recitals are true and correct and incorporated herein by reference.

II. Section C. COMPENSATION AND PAYMENT shall be modified in its entirety with the following:

1. "The Contractor shall perform the Scope of Work at the rate provided in the Fee Schedule appended hereto as Attachment C – Fee Schedule. The total compensation for the Scope of Work shall not to exceed One Million Nine Hundred Sixty-Nine Thousand Six Hundred Ninety Dollars and Zero Cents ($1,969,690.00).
2. Contractor shall submit an invoice to the City upon complete of the Scope of Work. The City shall pay the Contractor's invoices in accordance with Florida's Prompt Payment Act.

III. Attachment A – Scope of Work is hereby replaced in its entirety with the amended Attachment A – Scope of work, attached and incorporated herein.

IV. Attachment B – Tank Inspection Schedule is hereby replaced in its entirety with the amended Attachment B – Tank Inspection Schedule, attached and incorporated herein.

V. Attachment C – Fee Schedule is hereby replaced in its entirety with the amended Attachment C – Fee Schedule, attached and incorporated herein.

VI. Except as modified herein, all other terms, covenants, and conditions of the Contract, and the rights and obligations of the City and Contractor thereunder, shall remain in full force and effect and are hereby ratified and affirmed.

VII. This Amendment may be executed in separate counterparts by the parties as may be deemed necessary and convenient, each of which, when so executed, shall be deemed an original, but all such counterparts shall constitute one and the same instrument. A party's original signature on this Amendment may be provided by facsimile or scanned and e-mailed and shall be effective upon transmission to the other party.

IN WITNESS WHEREOF, the parties have executed this Amendment as of the last date written below.

WITNESS:

Print Name: Beth Watson

Signed By: _____

Date: November 26, 2025

UTILITY SERVICE CO., INC. DBA UTILITY SERVICE GROUP WATER SOLUTIONS, LLC:

Print Name: Jonathan Cato

Signed By: _____

Title: Chief Operating Officer

Date: November 26, 2025

CITY OF BRADENTON

By: _____

GENE BROWN, MAYOR

Date: _____

ATTEST:

By: _____

TAMARA MELTON
City Clerk

Approved as to form:

By: _____

SCOTT E. RUDACILLE
City Attorney

AMENDMENT NO. 1
ATTACHMENT A - SCOPE OF SERVICES

1. OVERVIEW

The City of Bradenton is seeking a qualified Contractor to perform full-service maintenance and asset management which includes: engineering, professional management, The Governmental Accounting Standards Board (GASB) 34 compliance as alternate method of asset management, inspection, rehabilitation, repair, washouts, visual inspections and repainting of six (6) elevated water storage tanks.

2. GENERAL REQUIREMENTS

A. The Contractor shall perform all required work and shall furnish all labor, supervision, materials and necessary tools expendable equipment, utility and transportations services, Third Party National Association of Corrosion Engineers (NACE) Inspectors, independent third-party quality control firm responsible for certifying Contractor's adherence to manufacture requirements, and all else required to complete work in accordance with the Scope of Work. The Contractor shall be responsible for various tasks to include, but may not be limited to, painting, restoration, repair, washouts, inspections, and engineered tank care maintenance plans. The City of Bradenton reserves the right to add or delete tanks in its best interest.

B. All inspections shall be performed by a Certified or Level II National Association of Corrosion Engineer (NACE) Inspector who work directly under a NACE Certified Inspector or NACE Corrosion Engineer.

C. All coatings shall be performed by a Coatings Inspector working under the direct supervision of a Registered Professional Structural Engineer. Any welding shall be performed by an American Welding Society (AWS) Certified Welding Inspector or are AWS Associate Welding Inspectors working under the direction of a Registered Structural Engineer.

D. Proposed structural repairs shall be designed and specified by a Professional Structural Engineer licensed in the State of Florida.

E. All permits and approvals required by the Florida Department of Environmental Protection (FDEP) shall be the responsibility of the successful Contractor.

F. The Contractor shall clean and repaint the interior and/or exterior of the tanks as defined in Attachment A – Inspection Schedule, attached hereto and incorporated within, or at the City's direction and schedule adjustment.

G. When painting is required, all products and procedures shall be equal to or exceed the requirements of the FDEP, American Water Works Association (AWWA) and Steel Structures Painting Council as to surface preparation, coating materials and disinfection. All coating shall be as noted or equivalent as determined by a certified Associate for Materials and Protection and Performance (AMPP) inspector contracted or employed by the successful Contractor.

H. This specification defines the requirements for surface preparation, lining systems, and methods of application for field lining of interior steel tanks. Steel tanks are required at the time of an interior restoration that all submersible surfaces be sandblasted and fully coated.

I. The Contractor is responsible for testing the current materials in place on the tanks for hazardous content. All work must comply with Occupational Safety and Health Administration (OSHA) Confined Space Entry, FDEP, AWWA, and National Science Foundation (NSF) Regulations.

3. SCOPE OF WORK

The Contractor shall be responsible for all tasks required including, but not limited to the following:

A. Painting

AMENDMENT NO. 1
ATTACHMENT A - SCOPE OF SERVICES

Regularly assess and paint water tanks to maintain their integrity and appearance.

i. Repaint interior wet areas to include, but not limited to, the following requirements:

   a. Abrasive blast clean the complete interior in accordance with Society for Protective Coatings (SSPC) surface preparation method #10 near white grade.

   b. Apply a full prime coat of epoxy that is NSF approved for contact with potable water to all interior surfaces at 3 to 5 mils dry film thickness.

   c. Apply an intermediate complete finish coat of epoxy to all interior surfaces at 3 to 5 mils dry film thickness.

   d. Apply a finish coat of epoxy to all interior surface at 4 to 6 mils dry film thickness.

   e. Each coat of epoxy paint shall be of contrasting color.

   f. Apply a "stripe coat" of epoxy to all weld and lap seams applied using paint brushes and rollers.

   g. Once, the liner has properly cured, the interior surfaces shall be disinfected per AWWA Disinfection Method #2, spray method.

   h. Test abrasive blast debris for the eight (8) Resource Recovery and Conservation Act (RCRA) heavy metals using the Toxicity Characteristic Leaching Procedure (TCLP) Method.

   i. Dispose of abrasive blast debris in accordance with Federal, State, and Local regulations.

ii. Repaint interior dry areas to include, but not limited to, the following requirements:

   a. Abrasive blast all rusted interior surfaces to bare metal in accordance with the SSPC surface preparation method #6, Commercial grade. Abrasive blast all remaining interior surfaces in accordance with SSPC surface preparation method #7 brush blast.

   b. Apply two (2) full coats of epoxy to all interior dry surfaces at 3 to 4 mils dry film thickness per coat.

   c. Test abrasive blast debris for the 8 RCRA heavy metals using the TCLP method.

   d. Dispose of abrasive blast debris in accordance with Federal, State and Local regulations.

iii. Repaint exterior to include, but not limited to, the following requirements:

   a. Pressure wash with chemical injection all exterior surfaces using 4,000 psi pressure washers or higher.

   b. Utilize a containment system **and blast, as applicable and approved by the City**, as specified in SSPC Guide 6 or latest version.

   c. Clean all rusted areas using scrapers, hand and power wire brushes in accordance with SSPC surface preparation methods #2 and #3, hand and power tool cleaning.

   d. Spot prime coat all bare metal surfaces with a rust inhibitive metal primer applied at a 2.5 to 3.5 mils dry film thickness.

   e. Apply two (2) finish coats of an acrylic paint to all exterior surfaces at 1.5 to 2.5 mils dry film thickness.

   f. Re-apply and logo(s) or lettering as they currently appear.

B. Restoration

Conduct necessary restoration work on water tanks to address structural issues and ensure compliance with safety regulations.

C. Repairs

i. Perform repairs on water tank components including, but not limited to, valves, fittings hatches, and ladders.

ii. Any repairs identified during the renovations or inspections shall be documented in writing and submitted to the City. Written repair submittals, shall include a detailed description of the deficiency, recommended scope of work, and the schedule for completing the repair.

D. Washouts

i. Conduct thorough tank washouts to remove sediment, debris, and bacterial contamination.

ii. Washouts shall be performed following AWWA Standards D652-86 Spray Method #2 Standards for Potable Water Tank disinfecting.

iii. Once the tank has been cleaned, a report of its condition is to be made, and any needed repairs and touch ups shall be performed.

iv. Photograph conditions of the interior and exterior and provide as part of the written report to the City.

E. Inspections

i. Conduct regular inspections of the condition of water tanks, identifying any potential problems or risk.

ii. Inspections to be conducted by an AAMP or NACE certified inspector employed by the successful Contractor.

iii. Inspect tanks to ensure compliance with all safety and health regulations.

iv. Inspect tanks to ensure structural integrity is intact.

v. Any repairs/touch ups needed due to vandalism or normal deteriorations shall be noted by the inspector and scheduled to be completed as soon as possible.

F. Water Quality

i. The Contractor shall provide trained personnel, either directly employed and supervised by the Contractor, or subcontracted and directly supervised by the Contractor, to provide all labor, equipment, and materials to clean, inspect, and disinfect each tank identified in this RFP.

ii. Each tank shall be washed out, inspected, and disinfected following AWWA C652 Standards or as often as local conditions require.

iii. A qualified representative of the Contractor shall perform the physical inspections.

iv. If any water quality related work is to be performed by a subcontract and not direct Contractor employees, the Contractor shall identify any subcontractor in their Technical Proposal.

G. Communication Equipment

The Contractor shall exercise extreme caution when working around communications equipment affixed to tanks. Prior to performance of any work performed around, or which may affect, communications equipment. The Contractor shall be responsible for any necessary repairs and costs incurred as a result of any damage or interference with the communications equipment caused by Contractor's work.

H. Review and Inspection Services for Telecommunications Equipment

i. The Contractor shall act on behalf of the City as the plan reviewer for all proposed installation or removal of telecommunication equipment on the support structure (legs) and the elevated tank and appurtenances.

ii. The Contractor shall perform inspections on the support structure and elevated tanks of completed telecommunications work and provide approval or a deficiency list to the City.

I. Reporting

i. After each cleaning, a report of the tanks condition is to be made, and any needed repairs and touch up shall be that need performed accompanied with photographs.

ii. Upon completion of inspections a complete report of all findings shall be provided to the City. Each report should address, but not limited to, sanitary conditions, safety and security, structure integrity, coatings exterior, coatings interior, corrosion.

a. The Contractor shall provide one (1) electronic and one (1) paper copy stamped by a professional engineering for City records.

iii. All tank compliance with regulatory standards and regulations shall be documented in a single page compliance report with supporting photographs.

J. Miscellaneous Services

i. Provide maintenance related project consulting, management, and scheduling

ii. Provide structural repair consulting, management, engineering, and emergency repairs services.

iii. Provide support services, products, material, and installation expertise of water quality technologies, for water storage facilities.

iv. Provide on call emergency services for tank repairs, inspections, vandalism, and mixing within 24-48 hours, if necessary, to help maintain water quality.

v. Correct any coating failure or graffiti from annual inspections on exterior, mixing system failures, and sanitary deficiencies.

4. TANKS

TANK NO.	VOLUME (gallons)	TANK STYLE	LOCATION
1	250,000	Shotgun	6th Ave./2nd St. W.
2	400,000	Ovaloid	6th Ave./29th St. W.

3	300,000	Torrus	8th Ave./19th St. Ct. E.
4	300,000	Torrus	17th Ave./20th St. W.
5	500,000	Hydropillar	29th Ave./59th St.W.
6	500,000	Spheroid	San Ortebello Dr./I-75

A drawing showing additional information on the locations and construction of the tanks is attached, and incorporated herein as Attachment D – Tank Drawings.

Changes to this attachment are indicated using underlined text to show additions and strikethrough text to show deletions. Changes made pursuant to this Amendment No. 1 are in bold.

AMENDMENT NO.1
ATTACHMENT B - TANK INSPECTION SCHEDULE

Tank Name	Address:	Size (gal)	Tank Type	Year 1 (2024)	Year 2 (2025)	Year 3 (2026)	Year 4 (2027)	Year 5 (2028)
Tank 1	209 6th Avenue West Bradenton FL. 34205	250KG	Elevated	Sanitary Visual Inspection	Washout Inspection	Sanitary Visual Inspection	Interior Renovation/Washout Inspection	Complete Containment and Blast on Exterior Renovation/Sanitary Visual Inspection
Tank 2	2905 6th Avenue West Bradenton FL. 34205	400KG	Elevated	Sanitary Visual Inspection	Washout Inspection	Sanitary Visual	Washout Inspection	Exterior Renovation/Sanitary Visual Inspection
Tank 3	1915 8th Avenue East Bradetnon FL. 34208	300KG	Elevated	Sanitary Visual Inspection	Washout Inspection	Sanitary Visual Inspection	Washout Inspection	Sanitary Visual Inspection
Tank 4	1901 17th Avenue West Bradenton FL. 34205	300KG	Elevated	Washout Inspection	Exterior Renovation/Sanitary Inspection	Washout Inspection	Sanitary Visual Inspection	Washout Inspection
Tank 5	2901 59th Street West Bradenton FL. 34209	500KG	Hydopillar	**Sanitary Visual Inspection**	**Complete Containment and Blast on Exterior Renovation/Dry Interior Chamber Renovation/Sanitary Inspection Washout Inspection**	Sanitary Visual Inspection	Washout Inspection	Interior Renovation/Sanitary Visual Inspection
Tank 6	4851 San Ortebello Drive Bradenton FL. 34205	500KG	Pedosphere	**Sanitary Visual Inspection**	**Exterior Overcoat Renovation with Renovation/Washout Inspection with Stamped Engineered Report**	Sanitary Visual Inspection	Washout Inspection	Sanitary Visual Inspection

Changes to this attachment are indicated using underlined text to show additions and strikethrough text to show deletions. Changes made pursuant to this Amendment No. 1 are in bold.

AMENDMENT NO. 1
ATTACHMENT C – FEE SCHEDULE

				Cost				
Tank Name	**Location**	**Size**	**Tank Type**	**Year 1**	**Year 2**	**Year 3**	**Year 4**	**Year 5**
Tank 1	209 6th Avenue West Bradenton, FL 34205	250 KG	Elevated	$3,846.00	~~**$5,575.00**~~ **$151,152.00**	~~**$4,123.00**~~ **$151,152.00**	~~**$94,313.00**~~ **$151,152.00**	~~**$305,349.00**~~ **$151,152.00**
Tank 2	2905 6th Avenue West Bradenton FL. 34205	400 KG	Elevated	$3,846.00	$5,575.00	$4,123.00	$5,977.00	~~**$272,562.00**~~ **$195,617.00**
Tank 3	1915 8th Avenue East Bradenton FL. 34208	300 KG	Elevated	$3,846.00	$5,818.00	$4,123.00	$5,977.00	$4,420.00
Tank 4	1901 17th Avenue West Bradenton FL. 34205	300 KG	Elevated	$5,385.00	~~**$190,414.00**~~ **$143,031.00**	$5,773.00	$4,269.00	$6,189.00
Tank 5	2901 59th Street West Bradenton FL. 34209	500 KG	Hydropillar	~~**$318,333.00**~~ **$132,448.00**	~~**$5,575.00**~~ **$216,262.00**	~~**$4,123.00**~~ **$216,262.00**	$5,977.00	$159,515.00
Tank 6	4851 San Ortebello Drive Bradenton FL. 34205	500 KG	Pedosphere	~~**$168,863.00**~~ **$106,151.00**	$106,131.00	$4,123.00	$5,977.00	$4,421.00
			TOTAL	~~**$504,119.00**~~ **$255,522.00**	~~**$319,088.00**~~ **$627,969.00**	~~**$26,388.00**~~ **$385,556.00**	~~**$122,490.00**~~ **$179,329.00**	~~**$752,456.00**~~ **$521,314.00**
							TOTAL 5 YEAR PRICE	~~**$1,724,541.00**~~ **$1,969,690.00**

Changes to this attachment are indicated using underlined text to show additions and strikethrough text to show deletions. Changes made pursuant to this Amendment No. 1 are in bold.

AGENDA ITEM NO. 6.w

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Marcus Kerber, Purchasing

ITEM TYPE: Agreement

AGENDA SECTION: CONSENT AGENDA

SUBJECT: First Contract Extension of Contract for Subrogation Recovery Services with Alternate Claims Management, LLC

SUGGESTED ACTION: Approve the Agreement for the Mayor's signature.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The City and Contractor entered into the Contract on December 18th, 2024, whereby Contractor agreed to supply the City with subrogation recovery services. Both parties wish to renew the Contract for an additional one (1) year period.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed and edited by Attorney Rudacille.

SUGGESTED MOTION:
Motion to approve the first contract extension for subrogation recovery services with Alternate Claims Management, LLC.

ATTACHMENTS:
First Contract Extension of Contract for Subrogation Recovery Services with Alternate Claims Management, LLC

First Contract Extension of Contract for Subrogation Recovery Services between Alternative Claims Management, LLC and the City of Bradenton

This FIRST CONTRACT EXTENSION of the Contract for Subrogation Recovery Services (the "Extension"), is made this 10th day of December 2025, between the CITY OF BRADENTON (hereinafter, the "City"), a municipal corporation of the State of Florida located at 101 Old Main Street, Bradenton, Florida 34205, and ALTERNATIVE CLAIMS MANAGEMENT, LLC (hereinafter, the "Contractor"), a Texas limited liability company with a principal address of 8610 North New Braunfels Avenue, San Antonio, Texas 78217.

WITNESSETH

WHEREAS, the City and Contractor entered into the Contract on December 18th, 2024, whereby Contractor agreed to supply the City with subrogation recovery services, as described in the Contract; and

WHEREAS, the initial term of the Contract expires on December 18th, 2025, and the Contract provides the parties with the option to renew for four (4) additional one (1) year periods;

WHEREAS, the parties wish to renew the Contract for an additional one (1) year period

WHEREAS, the parties desire that, except as amended by the terms of this Extension, all other terms, covenants, and conditions of the Contract and the rights and obligations of the City and the Contractor, shall remain in full force and effect and are hereby ratified and affirmed.

NOW, THEREOFRE, the City and the Contractor, for and in consideration of the provisions, mutual promises, covenants and conditions hereinafter set forth or recited, agree as follows:

1. **Recitals**. The recitals in the "WHEREAS" clauses are incorporated by reference and made a part of this Extension.

2. **Extension of the Term of the Contract**. The Contract is hereby extended for an additional one (1) year term through December 18th, 2026.

3. **Affirmation**. Except as amended by the terms of this Extension, all other terms, covenants, and conditions of the Contract, and the rights and obligations of the parties thereunder, shall remain in full force and effect and are hereby ratified and affirmed.

4. **Counterparts**. This Extension may be executed in separate counterparts by the parties as may be deemed necessary and convenient, each of which, when so executed, shall be deemed an original, but all such counterparts shall constitute one and the same instrument. A party's original signature on this Extension may be provided by facsimile or scanned and e-mailed and shall be effective upon transmission to the other party hereto.

IN WITNESS WHEREOF, the parties hereto accepted, made, and executed this Extension, upon the terms and conditions above stated, this 10th day of December 2025.

Steve Battista

Steve Battista, as VP of Sales
Alternative Claims Management, LLC

11/14/25
Date

Gene Brown
Mayor, City of Bradenton

Date

Erin Jones

Erin Jones, NIGP-CPP, CPPO, CPPB, FCCM
Purchasing Manager, City of Bradenton

11/18/2025
Date

5391640v1

AGENDA ITEM NO. 7.a

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Jamie Schindewolf, Planning & Community Development

ITEM TYPE: Resolution

AGENDA SECTION: BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS

SUBJECT: **Quasi-Judicial**: RESOLUTION 25-99 - PUBLIC HEARING
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0021 TO OPERATE A DRIVE-THRU RESTAURANT FACILITY IN THE T-5 (URBAN CENTER) ZONING DISTRICT FOR PROPERTY LOCATED AT 126 5TH AVENUE DRIVE EAST, 604 2ND STREET EAST, AND 608 2ND STREET EAST, BRADENTON, FL (PARCELS 3174300008, 3174500003 AND 3174400006) BRADENTON, FLORIDA, AND MORE PARTICULARLY DESCRIBED HEREIN; MAKING FINDINGS OF FACT AND CONCLUSIONS OF LAW; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

SUGGESTED ACTION:

Approval or denial of Resolution 25-99.

If the action is to approve, staff recommends the following stipulations be applied to the approval:

1. The site plan and elevations shall be reviewed through the Form-based Code review process.
2. During the Site Improvement Permitting phase, the site plan shall be reviewed for compliance with the Florida Fire and Building Codes and with City of

Bradenton Form-based Code and Land Use regulations, as applicable.
3. During the Site Improvement Permitting phase, the site plan shall be reviewed to confirm that it reflects safe and logical traffic circulation and pedestrian access.

Is this item Quasi-Judicial?
Yes

Does this item require a public hearing?
Yes

EXPLANATION:
The applicant is seeking approval of a Special Use Permit for a Drive Thru for property located at 126 5th Avenue Drive East, 604 2nd Street East, and 608 2nd Street East, Bradenton, FL, also identified as Parcel Numbers 3174300008, 3174500003, and 3174400006. The subject property is zoned T-5 (Urban Center), with a future land use of UCBD (Urban Central Business District). The properties are approximately 0.3696 acres.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by City Attorney Rudacille.

SUGGESTED MOTION:
Motion to approve or deny Resolution 25-99 with the stipulations recommended by staff.

ATTACHMENTS:
Resolution 25-99
Application
Staff Report

RESOLUTION 25-99

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0021 TO OPERATE A DRIVE-THRU RESTAURANT FACILITY IN THE T-5 (URBAN CENTER) ZONING DISTRICT FOR PROPERTY LOCATED AT 126 5TH AVENUE DRIVE EAST, 604 2ND STREET EAST, AND 608 2ND STREET EAST, BRADENTON, FL (PARCELS 3174300008, 3174500003 AND 3174400006) BRADENTON, FLORIDA, AND MORE PARTICULARLY DESCRIBED HEREIN; MAKING FINDINGS OF FACT AND CONCLUSIONS OF LAW; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, VOTT PARTNERS LLC (the "Property Owner"), owns the property located at 126 5th Avenue Drive East, 604 2nd Street East, and 608 2nd Street East (parcel IDs 3174300008, 3174500003 and 3174400006) Bradenton, Florida, more particularly described in Exhibit "A" (the "Property"), and

WHEREAS, the City of Bradenton Comprehensive Plan's Future Land Use Map designates the Property as Urban Central Business District (UCBD); and

WHEREAS, the City of Bradenton Official Zoning Map classifies the Property under the Urban Center (T-5) zoning district; and

WHEREAS, the City of Bradenton Form Based Code Table 4.7 identifies uses in the T-5 zoning district; and

WHEREAS, the City of Bradenton Form Based Code Table 4.7 identifies Drive-Through Facilities as a Special Use in the T-5 zoning district; and

WHEREAS, Abed Suwaity, agent for the Property Owner submitted an application for a Special Use Permit to operate a Drive Through Restaurant Facility; and

WHEREAS, the Planning Commission held a noticed public hearing on November 19, 2025 at which the Board received testimony and evidence from the applicant and City Planning staff; and

WHEREAS, the City Council held a noticed public hearing on December 10, 2025, at which the Council received testimony and evidence from City Planning staff and members of the public in attendance.

NOW, THEREFORE, the City Council makes the following Findings of Fact and Conclusions of Law and issues the Final Order as follows:

Section 1. Findings of Fact and Conclusions of Law. After considering the evidence on the record and that presented at public hearing, including the staff report and the recommendation of the Planning Commission, the City Council hereby makes the following Findings of Fact and Conclusions of Law:

a. The Whereas clauses contained herein are hereby adopted as Findings of Fact.

b. The Property Owner is requesting approval of a Special Use Permit to operate a Drive Through Restaurant Facility as generally shown on the Conceptual Site Plan attached hereto as Exhibit "B".

c. The Planning Commission, which is designated as the local planning agency, determined that the project as proposed is consistent with the Comprehensive Plan and meets the criteria for approval under the Land Use Regulations.

d. The Planning Commission recommended approval with the stipulations recommended by Staff.

The proposed use with stipulations meets Section 3.3.2 of the Land Use Regulations, as further described below.

a. The tract of land is suitable for the type of use proposed by virtue of its location, topography, shape and the nature of surrounding development.
b. Access point are provided on two frontages and located so as to best suit the use and property.
c. All buildings are located an adequate distance from property lines and streets.
d. Any nuisance or hazardous feature of the use is adequately screened, buffered or separated.
e. Adequate ingress and egress to property and proposed structures, with particular regard for automobiles and pedestrian safety and convenience, and emergency access, are provided.
f. Off-street parking and loading areas are appropriately located and designed There will be no smoke, noise, glare, dust, vibrations, fumes, pollution and other effects of the use on adjoining properties.
g. Refuse and service areas are appropriately located and designed to address availability, adequacy and effect upon surrounding properties.
h. Utilities are available and adequate to serve the property in a similar manner to surrounding properties.

i. Sufficient screening is provided to protect surrounding properties from view of the premises; and internal noises from the use.
j. Proposed signage and exterior lighting adequately address glare, traffic safety and compatibility and harmony with surrounding properties.
k. The proposed use does not hinder the development of nearby vacant properties or adversely affect their economic value.
l. The land and/or building which are to be used are adequate.
m. The use is generally compatible with adjacent properties and other property in the district, including proposed hours of operation.
n. The proposed use will not adversely affect the environmental quality of the district.
o. The proposed use is consistent with the City's Comprehensive Plan.

Section 2. Order. Based upon the foregoing, a Special Use Permit is hereby approved and issued for the Property, to allow a Drive Through Restaurant Facility as generally shown on the conceptual Site Plan attached hereto as Exhibit "B", with the following stipulations:

1. The site plan and elevations shall be reviewed through the Form-based Code review process.
2. During the Site Improvement Permitting phase, the site plan shall be reviewed for compliance with the Florida Fire and Building Codes and with City of Bradenton Form-based Code and Land Use regulations, as applicable.
3. During the Site Improvement Permitting phase, the site plan shall be reviewed to confirm that it reflects safe and logical traffic circulation and pedestrian access.

Section 3. State and Federal Permits. Issuance of this development permit by the City does not in any way create any right on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the City for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. The applicant must obtain all applicable state and federal permits before commencing development or use.

Section 4. Severability. In the event that any portion or section of this Resolution is determined to be invalid, illegal or unconstitutional by a court of competent

jurisdiction, such decisions shall in no manner affect the remaining portions or sections of the Resolution which shall remain in full force and effect.

Section 5. Effective Date. This Resolution shall be effective upon adoption.

ADOPTED WITH A QUORUM PRESENT AND VOTING BY THE CITY COUNCIL OF THE CITY OF BRADENTON this 10TH DAY OF DECEMBER, 2025.

ATTEST:

Tamara Melton CITY CLERK	Gene Brown MAYOR

APPROVED AS TO FORM:

Scott Rudacille
CITY ATTORNEY

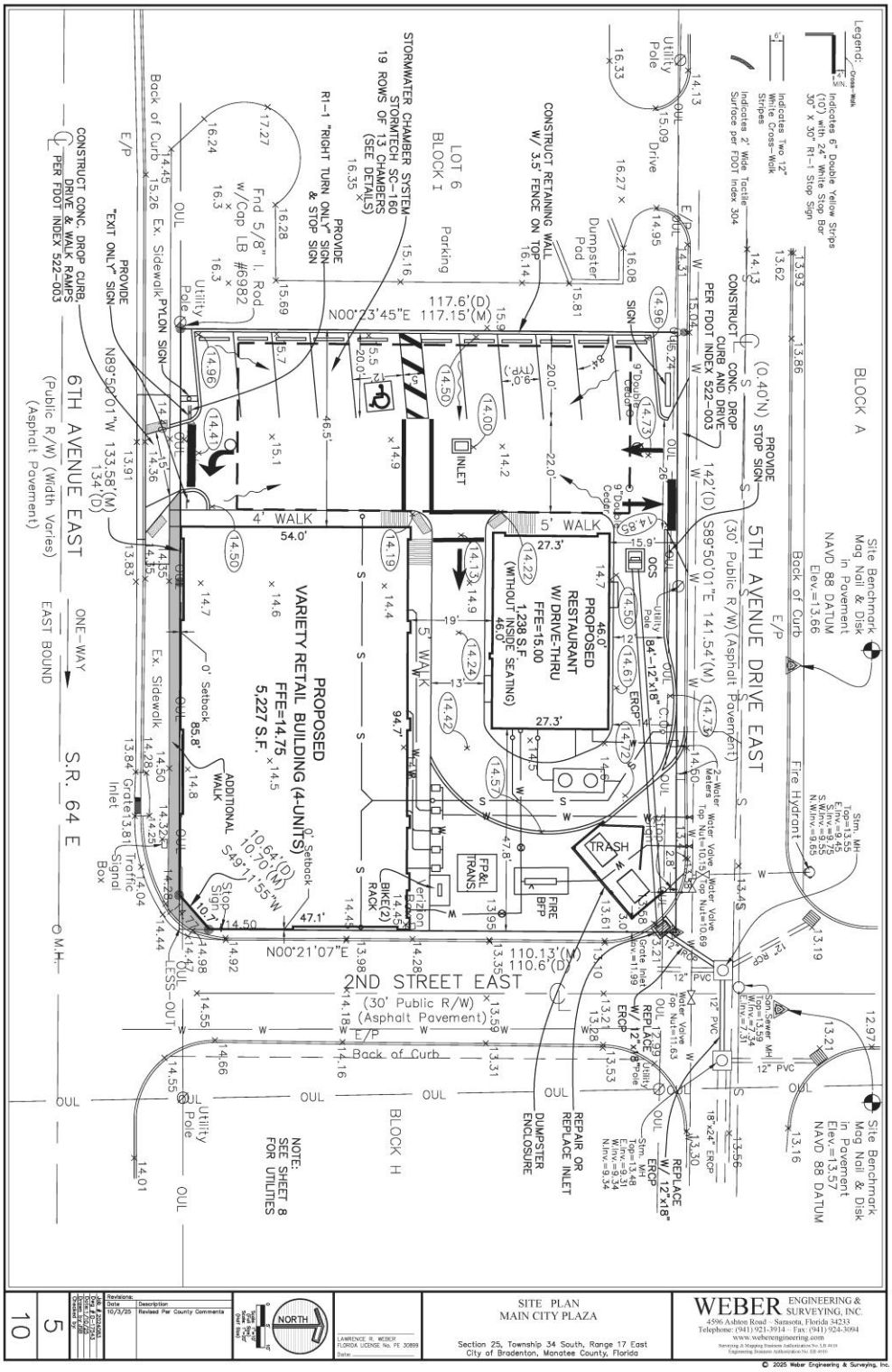
EXHIBIT A

S1/2 OF LOTS 9 & 10 BLK I HIGH SCHOOL ADD, LESS RD R/W DESC AS: THAT PORTION OF THE S1/2 OF LOT 10 BLK I OF SD SUB BEING DESC AS FOLLOWS: BEG AT THE SE COR OF SD LOT 10; TH N 89 DEG 41 MIN 29 SEC W 8 FT ALG THE S LN OF SD LOT 10; TH N 49 DEG 10 MIN 04 SEC E 10.64 FT TO THE E LN OF SD LOT 10; TH S 00 DEG 24 MIN 46 SEC W 7 FT ALG SD E LN TO THE POB.

N1/2 OF LOTS 9 & 10 BLK I HIGH SCHOOL ADD PI#31745.0000/3

E1/2 OF LOT 7, LOT 8 BLK I HIGH SCHOOL ADD PI#31743.0000/8

EXHIBIT B


SITE PLAN
MAIN CITY PLAZA
Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida
WEBER ENGINEERING & SURVEYING, INC.
4596 Ashton Road - Sarasota, Florida 34233
Telephone: (941) 921-3914 - Fax: (941) 924-3094
www.weberengineering.com
NORTH
PROPOSED VARIETY RETAIL BUILDING (4-UNITS)
FFE=14.75
5,227 S.F.
PROPOSED RESTAURANT W/ DRIVE-THRU
FFE=15.00
1,238 S.F.
(WITHOUT INSIDE SEATING)
46.0' SEATING
5TH AVENUE EAST
(30' Public R/W) (Asphalt Pavement)
6TH AVENUE EAST
(Public R/W) (Width Varies)
(Asphalt Pavement)
2ND STREET EAST
(30' Public R/W)
(Asphalt Pavement)
S.R. 64 E
EAST BOUND
ONE-WAY
BLOCK A
BLOCK H
LOT 6
BLOCK I
Parking
4' WALK
5' WALK
54.0'
ADDITIONAL WALK
0' Setback
85.8'
47.1'
94.7'
47.8'
TRASH
FP&L TRANS.
FIRE BFP
BIKE(2) RACK
Verizon Box
Stop Sign
Traffic Signal Box
Grate Inlet
Ex. Sidewalk
Back of Curb
E/P
Fire Hydrant
Dumpster Pad
DUMPSTER ENCLOSURE
REPAIR OR REPLACE INLET
REPLACE 12"x18" ERCP
REPLACE 12"x18" ERCP W/ 12"x18" Utility Pole
CONSTRUCT CONC. DROP CURB & WALK RAMPS PER FDOT INDEX 522-003
CONSTRUCT CONC. DROP CURB AND DRIVE PER FDOT INDEX 522-003
CONSTRUCT RETAINING WALL W/ 3.5' FENCE ON TOP
STORMWATER CHAMBER SYSTEM STORMTECH SC-160 19 ROWS OF 13 CHAMBERS (SEE DETAILS)
PROVIDE R1-1 "RIGHT TURN ONLY" SIGN & STOP SIGN
PROVIDE "EXIT ONLY" SIGN
PROVIDE STOP SIGN
PYLON SIGN
INLET
Utility Pole
Fnd 5/8" I. Rod w/Cap LB #6982
Site Benchmark Mag Nail & Disk in Pavement NAVD 88 DATUM Elev.=13.66
Site Benchmark Mag Nail & Disk in Pavement NAVD 88 DATUM Elev.=13.57
Sim. MH- Top=13.55 E.Inv.=9.45 S.W.Inv.=9.55 N.W.Inv.=9.65
Sim. ERCP- Top=13.48 E.Inv.=9.31 W.Inv.=9.34 N.Inv.=9.34
Sim. Manhole MH- Top=13.59 N.Inv.=7.34 S.Inv.=7.31
Water Valve Top Nut=10.15
Water Valve Top Nut=10.69
Water Valve Top Nut=11.63
2-Water Meters
Cable Pedestal
Electric Pedestal
Gate Valve Inv.=11.99
Gate Inlet Inv.=11.21
Utility Pole #4-12"x18"
OCS
NOTE: SEE SHEET 8 FOR UTILITIES
LESS-OUT
OUL
PVC
ERCP
Drive 1 Access
Drive 2 Access
Revisions:
Date
Description
10/3/25
Revised Per County Comments
LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:
© 2025 Weber Engineering & Surveying, Inc.

PLN-SUP-25-0021

Menu Reports Help

File Date: 10/10/2025

Application Status: New

Assigned To:

Application Name:

Application Detail: Detail

Scope of Work: To Build a Retail Plaza with multiple tenants a main building and 7 stacked stand alone drive thru building.

Application Type: Special Use Permit

Documents:

File Name	Document Group	Category	Description	Type	Document Status	Docum
Doc - Oct 10, 2025 - 1...	PLANNING	Other	Authorization Agent...	application/pdf	Uploaded	10/10/2
Main City Plaza - Site...	PLANNING	Other	Site plans show dim...	application/pdf	Uploaded	10/10/2
Main City Plaza Traffi...	PLANNING	Other	Traffic Analysis	application/pdf	Uploaded	10/10/2
signed and sealed surv...	PLANNING	Signed Findings...	Signed and sealed s...	application/pdf	Uploaded	10/10/2
Letter of Request Spec...	PLANNING	Signed Form Bas...	Signed letter for s...	application/pdf	Uploaded	10/10/2
Main City Plaza - Comp...	PLANNING	Other	Plans showing light...	application/pdf	Uploaded	10/10/2
Main City Plaza Landsc...	PLANNING	Other	Plans showing more ...	application/pdf	Uploaded	10/10/2

Show all

Address: 608 2ND St E, BRADENTON, FL 34208

Owner Name: VOTT PARTNERS LLC

Owner Address: 4054 SAWYER RD, SARASOTA, FL 34233

Parcel No: 3174400006

Licensed Professionals Info:

Primary	License Number	License Type	Name	Business Name	Business License #

Application Comments:

View ID	Comment	Date

Initiated by Product: ACA

Contact Info:

Name	Organization Name	Contact Type	Status
Abed Suwaity	Physicians Group	Applicant	Active
Abed Suwaity	Physicians Group	Authorized Agent	Active

Job Value: $0.00

Total Fee Assessed: $0.00

Total Fee Invoiced: $0.00

Balance: $0.00

Custom Fields: **SPECIAL USE**

Type	Other
Other	Retail Plaza

MEETING INFORMATION

Meeting Type	Date	Status

Workflow Status:

Task	Assigned To	Status	Status Date	Action By
Intake	Jamie Schindewolf			
Case Manager				
Building Review				
Public Works Review				
Planning Review				
Fire Review				
Other Reviews				
Review Consolidation				
DRC				
Planning Commission				
City Council #1				
City Council #2				

Condition Status:

Name	Short Comments	Status	Apply Date	Severity	Action By

Scheduled/Pending Inspections:

Inspection Type	Scheduled Date	Inspector	Status	Comments

Resulted Inspections:

Inspection Type	Inspection Date	Inspector	Status	Comments

Agent Authorization Form

Department of Planning & Community Development
101 Old Main Street, Bradenton, FL 34205
Ph: (941) 932-9400
www.cityofbradenton.com

bradenton
The Friendly City

PLANNING & ZONING AGENT AUTHORIZATION FORM

Property Address: 608 2nd Street East, Bradenton FL 34208

I, Gary Kompothecras, the registered property owner(s) of the above noted property, do hereby authorize

Abed Suwaity — Print Name of Agent
Vott Partners — Company Name

to act on my behalf and take all actions necessary for the processing, issuance and acceptance of this permit or certification and any and all standards and conditions applicable.

AGENT AUTHORIZATION — REQUIRED

Signature of Owner(s)

4054 Sawyer Rd, Sarasota, FL 34233
Owner(s) Address (if different than property above)

Signature of Agent

4054 Sawyer Rd, Sarasota, FL 34233. 941-232-1750
Agent Address and Phone

STATE OF FLORIDA, MANATEE COUNTY

The Foregoing instrument was acknowledged before me by means of X physical presence or online notarization, this 30 day of SEPT, produced _____ respectively, as identification and who did (did not) take an oath:

NOTARY — REQUIRED

Signature

Jill M. Mersek, Notary Public
Print Name

State of Florida
My Commission Expires: 1/24/27

JILL M. MERSEK
Notary Public - State of Florida
Commission # HH 353377
My Comm. Expires Jan 24, 2027
Bonded through National Notary Assn.

Letter of Request – Special Use Permit Application

Abed Suwaity/Vott Partners
608 2nd Street East
Bradenton, FL 34208
Date: 10/09/2025

To:
City of Bradenton Planning Department
101 Old Main Street
Bradenton, FL 34205

RE: Request for Special Use Permit — Retail Strip center to be built "Main City Plaza"

Dear Planning Department,

I am writing to formally request your review and consideration of the attached Special Use Application for the property located at 608 2nd Street East, Bradenton, FL 34208. In accordance with Section 3.3 of the City of Bradenton Land Use Regulations, we have provided detailed findings of fact addressing each of the Special Use review criteria as outlined.

We respectfully request that the City of Bradenton evaluate our application based on the following considerations:

1. Adequacy of Ingress and Egress
The proposed use offers safe and accessible ingress and egress for both vehicular and pedestrian traffic. Access points have been designed to ensure emergency vehicle accessibility and traffic flow without obstruction.

2. Off-Street Parking and Loading Areas
The proposed layout complies with all parking and loading regulations. It maintains safe pedestrian access, limits external disturbances, and minimizes environmental effects on adjacent properties.

3. Refuse and Service Areas
Refuse areas are fully enclosed and screened, with accessibility that does not interfere with neighboring properties, and in full compliance with sanitation codes.

4. Utilities
The property has adequate and available utilities, including water, sewer, electric, and telecommunications, compatible with surrounding infrastructure.

5. Screening and Buffering
Proper screening and separation elements are incorporated into the site design to mitigate any potential nuisance or hazardous features.

6. Proposed Signs and Exterior Lighting
All signage and lighting will adhere to City codes, incorporating glare reduction, traffic safety considerations, and aesthetic compatibility.

7. Effect on Surrounding Property Values
The proposed use will not hinder nearby development or devalue neighboring properties. In fact, it is expected to support enhanced property value and area improvement.

8. Adequacy of Land or Building for Proposed Use
The site is appropriate in size, scale, and condition to support the intended use without overextension or non-compliance.

9. Compatibility with Adjacent Properties
The project is compatible with the surrounding neighborhood and is considerate of operating hours to maintain harmony with adjacent uses.

10. Environmental Quality of the District
The proposed use will uphold environmental quality standards, with no negative impact to air, noise, or water resources.

11. Consistency with the Comprehensive Plan
The proposed Special Use aligns with the City of Bradenton Comprehensive Plan and contributes to economic, infrastructural, and land use goals.

Thank you for your time and attention to this request. We look forward to working together to ensure our proposal meets the standards and expectations of the City of Bradenton.

Sincerely,
Abed Suwaity
Abed Suwaity

FINAL SITE PLAN
MAIN CITY PLAZA

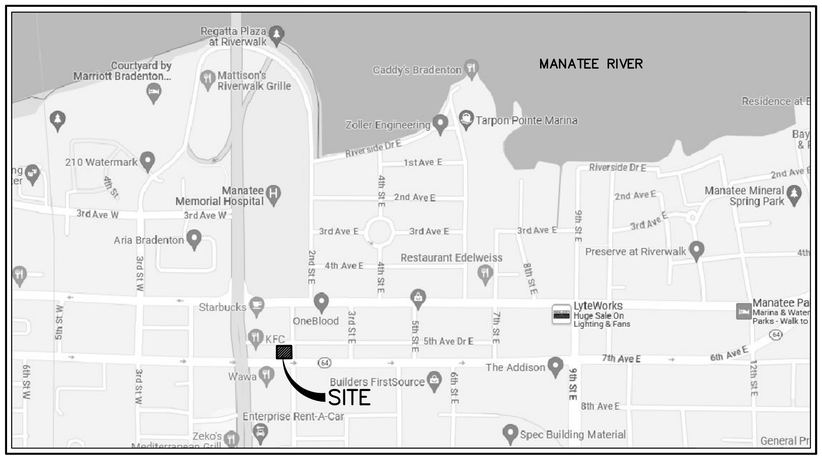
CALL 48 HOURS BEFORE YOU DIG
IT'S THE LAW! DIAL 811
811 Know what's below. Call before you dig.
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

City of Bradenton
Section 26, Township 34 South, Range 17 East
Manatee County, Florida

SITE DATA:

1. Project Area: 16,558 S.F. (0.380 Ac.)
2. Existing Zoning: Form Based Code, Zone BR_T5
3. Existing Land Use: Residential, Vacant
4. Proposed Zoning: No Change = 100.0%
   = 0%
5. Proposed Land Use: Commercial = 31.4%
   = 37.9%
6. Area Calculations:
   - Total Area: 16,558 S.F. (0.380 Ac.)
   - Existing Impervious Area: 0 S.F. (0.000 Ac.)
   - Proposed Impervious Area: 9,132 S.F. (0.210 Ac.)
   - Building Coverage: 6,272 S.F. (0.144 Ac.)

   Parking
   6,465 S.F. Floor Area x 1 Sp./500 S.F.= 13 Sp. Required
   11 Spaces– Provided
7. This site is located in FEMA Flood Zone X
   Panel 120981C0306 G, dated 8/10/21
8. The site is not located in a floodway.
9. Sewage Disposal: Existing Connection to City of Bradenton Public Works Sewer System.
10. Water Supply: Site is served by City of Bradenton Public Works Water System.
11. Stormwater Facilities: On–Site Stormwater Treatment and Attenuation Will Be Provided.
12. All improvements (building, parking, etc will be owned and maintained by the owner and will not be dedicated to the public.



LOCATION MAP
Not To Scale

NORTH

INDEX OF SHEETS

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Utility Plan	8
Utility Details	9
Erosion Control Plan	10
Vehicle Turning Template	TT–1

OWNER / DEVELOPER
Vott Partners, LLC
4054 Sawer Rd
Sarasota, Florida 34233

SITE ENGINEER / SURVEYOR
Weber Engineering & Surveying, Inc.
4596 Ashton Road
Sarasota, Florida 34233
Phone: (941) 921–3914

NOTE:
1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH CITY OF BRADENTON PUBLIC WORKS AND UTILITIES INFRASTRUCTURE SPECIFICATIONS

WEBER ENGINEERING & SURVEYING, INC.
4596 Ashton Road – Sarasota, Florida 34233
Telephone: (941) 921-3914 – Fax: (941) 924-3094
www.weberengineering.com
Surveying & Mapping Business Authorization No. LB 4010
Engineering Business Authorization No: EB 4010

© 2025 Weber Engineering & Surveying, Inc.

TITLE SHEET
MAIN CITY PLAZA
Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

Revisions:	Description
Date	Revised Per County Comments
10/3/25	

Job # 2024083
Dwg # D–17543
Date: 1/10/25
Drawn by: JSB
Checked by:

1
10

GENERAL:
1. THE CONTRACTOR MUST REVIEW AND RETAIN A COPY OF THE ENVIRONMENTAL RESOURCE PERMIT AND MODIFICATIONS IN GOOD CONDITION AT THE CONSTRUCTION SITE. THE COMPLETE PERMIT MUST BE AVAILABLE FOR REVIEW UPON REQUEST BY WATER MANAGEMENT DISTRICT REPRESENTATIVES.

2. THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES AS SOON AS PRACTICABLE AS REQUIRED BY THE PLANS. ADDITIONAL BEST MANAGEMENT PRACTICES SHALL BE IMPLEMENTED AS DICTATED BY CONDITIONS AT NO ADDITIONAL COSTS TO THE OWNER THROUGHOUT ALL PHASES OF CONSTRUCTION.

3. BEST MANAGEMENT PRACTICES (BMP'S) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE, OR LOCAL REQUIREMENTS OR MANUAL OF PRACTICE, AS APPLICABLE. REFER TO STATE OF FLORIDA EROSION AND SEDIMENT CONTROL DESIGNER AND REVIEWER MANUAL (LATEST EDITION) AND THE FLORIDA STORMWATER, EROSION, AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL (FDEP LATEST EDITION).

4. THE CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY THE PERMITTING AGENCY OR OWNER.

5. IF DEWATERING IS REQUIRED, THE CONTRACTOR SHALL OBTAIN ANY APPLICABLE REQUIRED PERMITS. THE CONTRACTOR IS TO COORDINATE WITH THE OWNER AND THE ENGINEER PRIOR TO ANY EXCAVATION.

6. FIELD DENSITY TESTS SHALL BE TAKEN AT INTERVALS IN ACCORDANCE WITH THE LOCAL JURISDICTIONAL AGENCY OR TO FDOT STANDARDS. IN THE EVENT THAT THE CONTRACT DOCUMENTS AND THE JURISDICTIONAL AGENCY REQUIREMENTS ARE NOT IN AGREEMENT, THE MOST STRINGENT SHALL GOVERN.

7. EROSION/SEDIMENT CONTROL BEST MANAGEMENT PRACTICES (BMP) IN ADDITION TO THOSE PRESENTED ON THE PLANS SHALL BE IMPLEMENTED AS NECESSARY TO PREVENT TURBID DISCHARGES FROM FLOWING ONTO ADJACENT PROPERTY OR ROADWAYS. CONTROLS SHALL BE DESIGNED, INSTALLED AND MAINTAINED AS REQUIRED BY THE ENGINEER AND/OR CONTRACTOR TO ENSURE SURFACE WATER QUALITY CONDITIONS ARE IN COMPLIANCE WITH THE WATER QUALITY STANDARDS.

8. CONSTRUCTION OPERATIONS SHALL BE RESTRICTED TO THOSE AREAS WHERE IT IS NECESSARY TO PERFORM FILLING OR EXCAVATION TO ACCOMPLISH THE WORK SHOWN ON THE DRAWINGS AND TO THOSE AREAS WHICH MUST BE ENTERED TO CONSTRUCT TEMPORARY OR PERMANENT STRUCTURES. AS SOON AS THE CONDITIONS WILL PERMIT, RIVERS, STREAMS, IMPOUNDMENT, STORMWATER STORAGE AND CONVEYANCE SYSTEMS AND ANY ONSITE RECEIVING WATER BODIES SHALL BE PROMPTLY CLEARED OF ALL OBSTRUCTIONS PLACED THEREIN OR CAUSED BY CONSTRUCTION OPERATIONS. RUNOFF FROM UNSTABILIZED AREAS SHALL BE DIRECTED TO EITHER THE OFFSITE POND OR TREATED THROUGH SILT FENCES BEFORE DISCHARGING FROM THE PROPERTY.

EROSION PRACTICES:

9. THE CONTRACTOR SHALL INSTALL FILTER FABRIC OVER ALL DRAINAGE STRUCTURES FOR THE DURATION OF CONSTRUCTION AND UNTIL ACCEPTANCE OF THE PROJECT BY THE OWNER. ALL DRAINAGE STRUCTURES SHALL BE CLEANED OF DEBRIS AS REQUIRED DURING AND AT THE END OF CONSTRUCTION TO PROVIDE POSITIVE DRAINAGE FLOWS.

10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONTROL OF DUST AND DIRT RISING AND SCATTERING IN THE AIR DURING CONSTRUCTION AND SHALL PROVIDE WATER SPRINKLING OR OTHER SUITABLE METHODS OF CONTROL. THE CONTRACTOR SHALL COMPLY WITH ALL GOVERNING REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION.

11. THE CONTRACTOR SHALL TAKE ALL REQUIRED MEASURES TO CONTROL TURBIDITY, INCLUDING BUT NOT LIMITED TO THE INSTALLATION OF TURBIDITY BARRIERS AT ALL LOCATIONS WHERE THE POSSIBILITY OF TRANSFERRING SUSPENDED SOLIDS INTO THE RECEIVING WATER BODY EXISTS DUE TO THE PROPOSED WORK. TURBIDITY BARRIERS MUST BE MAINTAINED IN EFFECTIVE CONDITION AT ALL LOCATIONS UNTIL CONSTRUCTION IS COMPLETED AND DISTURBED SOIL AREAS ARE STABILIZED. THEREAFTER, THE CONTRACTOR MUST REMOVE THE BARRIERS. AT NO TIME SHALL THERE BE ANY OFF-SITE DISCHARGE WHICH VIOLATES STATE WATER QUALITY STANDARDS.

12. STAKED SILT SCREENS – WILL BE INSTALLED ACCORDING TO THE PLANS TO PROTECT OFFSITE AREAS FROM ANY POSSIBLE ADVERSE EFFECTS FROM SEDIMENTS. SEDIMENT WILL BE REMOVED FROM THE UPSTREAM SIDE OF ANY SILT SCREEN ONCE THE ACCUMULATED SEDIMENT REACHES 1/3 THE HEIGHT OF THE SILT SCREEN. ANY SEDIMENT DEPOSITS OR SOIL DISTURBANCE CREATED DURING THE INSTALLATION AND REMOVAL OF SILT SCREEN SHALL BE DRESSED TO CONFORM TO THE FINISHED GRADE. THE SILT SCREEN SHALL BE INSPECTED ALONG WITH THE REST OF THE PROJECT ONCE EVERY SEVEN DAYS OR WITHIN 24 HOURS OF A RAINFALL EVENT EXCEEDING 0.5". WHERE DEFICIENCIES EXIST, ADDITIONAL SILT FENCES SHALL BE INSTALLED OR REPLACED. ATTACHMENT OF SILT SCREEN TO EXISTING TREES WILL NOT BE PERMITTED UNLESS APPROVED BY THE PROJECT ENGINEER.

13. INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING, OR DETERIORATION.

STABILIZATION:

14. THE WORK SPECIFIED IN THIS SECTION CONSISTS OF MEASURES REQUIRED TO CONTROL EROSION AND TRANSPORT OF SEDIMENTS WITHIN AND FROM THE PROJECT AREA, SO AS TO PREVENT THE DEGRADATION OF RECEIVING WATERS, DETRIMENTAL EFFECTS ON PUBLIC OR PRIVATE PROPERTY ADJACENT TO THE PROJECT AND DAMAGE WITHIN THE PROJECT AREA. THESE MEASURES WILL INCLUDE THE CONSTRUCTION AND MAINTENANCE OF TEMPORARY AND PERMANENT EROSION CONTROLS.

15. ON-SITE AND OFF SITE SOIL STOCKPILE AND BORROW AREAS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION THROUGH IMPLEMENTATION OF BEST MANAGEMENT PRACTICES. STOCKPILE AND BORROW AREA LOCATIONS SHALL BE NOTED ON THE BEST MANAGEMENT PRACTICES PLAN.

16. SLOPES SHALL BE LEFT IN A ROUGHENED CONDITION DURING THE GRADING PHASE TO REDUCE RUNOFF VELOCITIES AND EROSION.

17. PERMANENT SODDING WILL BE INSPECTED FOR BARE SPOTS, WASHOUTS, AND HEALTHY GROWTH. ANY DEFICIENCIES SHALL BE CORRECTED.

18. ALL CUT OR FILL SLOPES SHALL BE 4 (HORIZONTAL): 1 (VERTICAL) OR FLATTER UNLESS OTHERWISE SHOWN.

19. ALL CONSTRUCTION SHALL BE STABILIZED AT THE END OF EACH WORKING DAY, THIS INCLUDES BACK FILLING OF TRENCHES FOR UTILITY CONSTRUCTION AND PLACEMENT OF GRAVEL OR BITUMINOUS PAVING FOR ROAD CONSTRUCTION.

20. ALL UNPAVED AREAS UNLESS OTHERWISE INDICATED IN PLANS DISTURBED BY CONSTRUCTION SHALL BE REGRADED AND SODDED.

21. THE CONTRACTOR SHALL GRADE THE SITE TO THE ELEVATIONS INDICATED AND SHALL REGRADE WASHOUTS WHERE THEY OCCUR AFTER EVERY RAINFALL UNTIL VEGETATION IS WELL ESTABLISHED OR ADEQUATE STABILIZATION OCCURS.

22. SOD, WHERE CALLED FOR IN THE PLANS, MUST BE INSTALLED AND MAINTAINED ON EXPOSED SLOPES WITHIN 48 HOURS OF COMPLETING FINAL GRADING, AND AT ANY OTHER TIME AS NECESSARY, TO PREVENT EROSION, SEDIMENTATION OR TURBID DISCHARGES.

23. TEMPORARY STABILIZATION – SOIL STOCK PILES AND DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY TEMPORARILY CEASES FOR AT LEAST 21 DAYS WILL BE STABILIZED WITHIN 7 DAYS FROM THE LAST CONSTRUCTION ACTIVITY IN THAT AREA. THESE AREAS SHALL BE STABILIZED WITH TEMPORARY SEED AND MULCH. THE SURFACE AREAS OF UNPROTECTED ERODIBLE EARTH EXPOSED BY CLEARING AND GRUBBING, EXCAVATION OR FILLING OPERATIONS SHALL BE KEPT TO A MINIMUM AS PRACTICAL.

24. PERMANENT STABILIZATION – ALL DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY CEASED WILL BE STABILIZED BY SOD OR SEED AND MULCH IN ACCORDANCE WITH THE LANDSCAPING PLANS AND/OR CONSTRUCTION PLANS.

25. STRIP TOPSOIL AND ORGANIC MATTER FROM ALL AREAS OF THE SITE AS REQUIRED. IN SOME CASES TOPSOIL MAY BE STOCKPILED ON SITE FOR PLACEMENT WITHIN LANDSCAPED AREAS BUT ONLY AS DIRECTED BY THE OWNER.

26. ALL SLOPES AND AREAS DISTURBED BY CONSTRUCTION SHALL BE GRADED AS PER PLANS. THE AREAS SHALL THEN BE SODDED AS SPECIFIED IN THE PLANS, FERTILIZED, AND MAINTAINED UNTIL HARDY GRASS GROWTH IS ESTABLISHED IN ALL AREAS. ANY AREAS DISTURBED FOR ANY REASON PRIOR TO FINAL ACCEPTANCE OF THE JOB SHALL BE CORRECTED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. ALL EARTHEN AREAS WILL BE SODDED AND MULCHED AS SHOWN ON THE PLANS. OFFSITE VEHICLE TRACKING:

27. CONTRACTOR SHALL DENOTE ON PLAN THE TEMPORARY PARKING AND STORAGE AREA WHICH SHALL ALSO BE USED AS THE EQUIPMENT MAINTENANCE AND CLEANING AREA, EMPLOYEE PARKING AREA, AND AREA FOR LOCATING PORTABLE FACILITIES, OFFICE TRAILERS, AND TOILET FACILITIES. THE TEMPORARY PARKING AND STORAGE AREA SHALL BE KEPT IN GOOD CONDITION (SUITABLE FOR PARKING AND STORAGE). THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE TEMPORARY PARKING AS CONDITIONS DEMAND.

28. THE CONSTRUCTION ENTRANCES SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE CONSTRUCTION ENTRANCES AS CONDITIONS DEMAND. SEE SOIL TRACKING PREVENTION DEVICE DETAIL.

29. MONITORING OF OFFSITE TRACKING OF SEDIMENTS AT THE ENTRANCES IS ESSENTIAL WHERE SILT FENCE WILL NOT BE PLACED TO ENABLE ACCESS TO THE SITE. IF IT APPEARS THAT SIGNIFICANT AMOUNTS OF SEDIMENT ARE BEING TRACKED OFF THE SITE, GRAVEL ENTRANCES OR OTHER EQUIVALENT MEASURES ARE RECOMMENDED TO HELP DISLODGE THE SOIL, SEDIMENT AND DIRT BEFORE THE VEHICLES LEAVE THE SITE.

30. ALL WASH WATER (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DETAINED AND PROPERLY TREATED OR DISPOSED.

31. IF THE ACTION OF VEHICLES TRAVELING OVER THE GRAVEL CONSTRUCTION ENTRANCES IS NOT SUFFICIENT TO REMOVE THE MAJORITY OF DIRT OR MUD, THEN THE TIRES MUST BE WASHED BEFORE THE VEHICLES ENTER A PUBLIC ROAD. IF WASHING IS USED, PROVISIONS MUST BE MADE TO INTERCEPT THE WASH WATER AND TRAP THE SEDIMENT BEFORE IT IS CARRIED OFF THE SIGHT.

32. ALL MATERIALS SPILLED, DROPPED, WASHED, OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED AS SOON AS POSSIBLE.

WASTE DISPOSAL:

33. MATERIALS PRESENT ONSITE DURING CONSTRUCTION WILL INCLUDE THOSE NORMALLY ASSOCIATED WITH THIS TYPE OF CONSTRUCTION: CONCRETE, STEEL REINFORCING BARS AND RELATED MATERIALS, LUMBER, PAINTS, PETROLEUM BASED PRODUCTS.

34. SUFFICIENT PRECAUTIONS SHOULD BE TAKEN TO PREVENT POLLUTION OF WATER BODIES DIRECTLY OR INDIRECTLY WITH FUELS, OILS, BITUMENS, CALCIUM CHLORIDE, OR OTHER HARMFUL MATERIALS.

35. ALL MATERIALS STORED ONSITE WILL BE STORED IN A NEAT, ORDERLY MANNER IN THEIR APPROPRIATE CONTAINERS AND, IF POSSIBLE, UNDER A ROOF OR OTHER ENCLOSURE. AN EFFORT WILL BE MADE TO STORE ONLY ENOUGH PRODUCTS REQUIRED FOR THIS PROJECT.

36. PRODUCTS WILL BE KEPT IN THEIR ORIGINAL CONTAINERS WITH SAFETY DATA AND THE ORIGINAL MANUFACTURER'S LABEL UNLESS THEY ARE NOT RESEALABLE. WHENEVER POSSIBLE, ALL OF A PRODUCT WILL BE USED BEFORE DISPOSING OF THE CONTAINER. IF SURPLUS PRODUCT MUST BE DISPOSED OF, MANUFACTURERS' OR LOCAL AND STATE RECOMMENDED METHODS FOR PROPER DISPOSAL WILL BE FOLLOWED.

37. SUBSTANCES WILL NOT BE MIXED WITH ONE ANOTHER UNLESS RECOMMENDED BY THE MANUFACTURER. MANUFACTURERS' RECOMMENDATIONS FOR PROPER USE AND DISPOSAL WILL BE FOLLOWED.

38. THE SITE WILL BE INSPECTED DAILY TO ENSURE PROPER USE AND DISPOSAL OF MATERIALS.

39. PETROLEUM PRODUCTS – ALL ONSITE VEHICLES WILL BE MONITORED FOR LEAKS AND RECEIVE REGULAR PREVENTIVE MAINTENANCE TO REDUCE THE CHANCE OF LEAKAGE. PETROLEUM PRODUCTS WILL BE STORED IN TIGHTLY SEALED CONTAINERS THAT ARE CLEARLY LABELED. ANY ASPHALT SUBSTANCES USED ONSITE WILL BE APPLIED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.

40. PAINTS – ALL CONTAINERS WILL BE TIGHTLY SEALED AND STORED WHEN NOT IN USE. EXCESS PAINT WILL NOT BE DISCHARGED TO THE STORWATER MANAGEMENT SYSTEM, OR RECEIVING WATER BUT WILL BE PROPERLY DISPOSED OF ACCORDING TO MANUFACTURERS' INSTRUCTIONS OR STATE AND LOCAL REGULATIONS.

41. ANY SPILLS INCLUDING FUEL AND OTHER PETROLEUM PRODUCTS SHALL BE CONTAINED, CLEANED UP AND REPORTED IMMEDIATELY AFTER DISCOVERY. MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP WILL BE CLEARLY POSTED AND SITE PERSONNEL WILL BE MADE AWARE OF THE PROCEDURES AND THE LOCATIONS OF THE INFORMATION AND CLEANUP SUPPLIES. MATERIALS AND EQUIPMENT NECESSARY FOR SPILL CLEANUP WILL BE KEPT IN THE MATERIAL STORAGE AREA THAT IS ONSITE. EQUIPMENT AND MATERIALS WILL INCLUDE BROOMS, DUST PANS, GLOVES AND PLASTIC AND METAL TRASH CONTAINERS, ETC. SPECIFICALLY FOR THIS PURPOSE.

42. THE SPILL AREA WILL BE KEPT WELL VENTILATED AND PERSONNEL WILL WEAR APPROPRIATE PROTECTIVE CLOTHING TO PREVENT INJURY FROM CONTACT WITH A HAZARDOUS SUBSTANCE.

43. THE CONTRACTOR SHALL REPORT ANY SPILL, INCLUDING TOXIC OR HAZARDOUS MATERIAL,TO THE OWNERS REPRESENTATIVE, PUBLIC UTILITIES AND APPROPRIATE STATE, FDEP (IF APPLICABLE), OR LOCAL GOVERNMENT AGENCY, REGARDLESS OF THE SIZE.

44. THE SPILL PREVENTION PLANS WILL BE ADJUSTED TO INCLUDE MEASURES TO PREVENT THIS TYPE OF SPILL FROM REOCCURRING AND HOW TO CLEAN UP THIS TYPE OF SPILL IF THERE IS ANOTHER ONE. A DESCRIPTION OF THE SPILL, ITS CAUSE, AND THE CLEANUP MEASURES WILL ALSO BE INCLUDED.

45. WASTE MATERIALS – ALL WASTE MATERIALS WILL BE COLLECTED AND STORED IN METAL DUMPSTERS AND THEN HAULED TO AN APPROVED DISPOSAL SITE. THE DUMPSTERS WILL MEET ALL COUNTY AND STATE SOLID WASTE MANAGEMENT REGULATIONS. ALL TRASH AND CONSTRUCTION DEBRIS FROM THE SITE WILL BE DEPOSITED IN THE DUMPSTER. NO CONSTRUCTION WASTE WILL BE BURIED ON THE SITE. ALL PERSONNEL WILL BE INSTRUCTED IN THE CORRECT PROCEDURE FOR WASTE DISPOSAL. EMPLOYEE WASTE AND OTHER LOOSE MATERIALS, E.G., CUPS, CANS, BAGS, ETC., WILL BE COLLECTED SO AS TO PREVENT THE RELEASE OF "FLOATABLES" DURING RUNOFF EVENTS.

46. HAZARDOUS WASTE – ALL HAZARDOUS WASTE MATERIALS WILL BE DISPOSED OF IN THE MANNER SPECIFIED BY LOCAL OR STATE REGULATIONS, OR BY THE MANUFACTURER.

47. SANITARY WASTE – ALL SANITARY WASTE WILL BE COLLECTED FROM THE PORTABLE UNITS IN A TIMELY MANNER MEETING ALL LOCAL AND STATE REGULATIONS.

48. SUFFICIENT OIL AND GREASE ABSORBING MATERIALS AND FLOATATION BOOMS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO CONTAIN AND CLEAN-UP FUEL OR CHEMICAL SPILLS AND LEAKS.

49. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL ON SITE. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.

50. RUBBISH, TRASH, GARBAGE, LITTER, OR OTHER SUCH MATERIALS SHALL BE DEPOSITED INTO SEALED CONTAINERS. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORM WATER DISCHARGE INTO DRAINAGE DITCHES OR WATERS OF THE STATE.

MONITORING:

59. THE CONTRACTOR SHALL ENSURE THAT ADJACENT PROPERTIES ARE NOT IMPACTED BY WIND EROSION OR EMISSIONS OF UNCONFINED PARTICULATE MATTER IN ACCORDANCE WITH RULE 62-296.320(4)(C)1., FLORIDA ADMINISTRATIVE CODE, FROM THE CONSTRUCTION SITE BY TAKING ADEQUATE MEASURES TO STABILIZE AFFECTED AREAS.

60. ALL CONTROL MEASURES SHALL BE INSPECTED BY A QUALIFIED PERSON AT LEAST ONCE EVERY SEVEN (7) DAYS AND WITHIN 24 HOURS OF ANY RAINFALL EXCEEDING 0.5 INCHES. IF CLEANING OR REPAIR IS NECESSARY, IT WILL BE INITIATED WITHIN 24 HOURS OF ITS REPORTING.

61. ALL MEASURES STATED ON THE BEST MANAGEMENT PLAN, SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL NO LONGER REQUIRED FOR A COMPLETED PHASE OF WORK OR FINAL STABILIZATION OF THE SITE.

62. PERMANENT EROSION CONTROL FEATURES SHALL BE INCORPORATED INTO THE PROJECT AT THE EARLIEST PRACTICAL TIME. TEMPORARY CONTROL FEATURES WILL BE USED TO CORRECT CONDITIONS THAT DEVELOP DURING CONSTRUCTION WHICH WERE NOT FORESEEN AT THE TIME OF DESIGN TO CONTROL EROSION PRIOR TO THE TIME IT IS PRACTICAL TO CONSTRUCT PERMANENT CONTROL FEATURES.

63. TEMPORARY EROSION CONTROL MAY BE USED IN CONTROLLING EROSION IN AREAS WHERE CONDITIONS NOT UNDER THE CONTROL OF THE CONTRACTOR, PRECLUDE COMPLETION OF A SECTION OF A PROJECT IN A CONTINUOUS MANNER, AND FOR CONTROLLING EROSION IN AREAS WHERE CONSTRUCTION OPERATIONS MUST BE PERFORMED SUBSEQUENTLY THAT WILL CAUSE DAMAGE TO PERMANENT EROSION CONTROL FEATURES. TEMPORARY EROSION AND WATER POLLUTION CONTROL FEATURES SHALL CONSIST OF, BUT NOT BE LIMITED TO, GRASS, TEMPORARY MULCHING, SANDBAGGING, SEDIMENT BASINS, SEDIMENT CHECKS/EARTH DITCH CHECKS, BERMS, FLOATING TURBIDITY BARRIERS, HAY BALES AND SILT FENCE.

64. AREAS WHERE THE GROUND HAS BEEN DISTURBED AND CONSTRUCTION ACTIVITIES TEMPORARILY WILL CEASE FOR MORE THAN 21 DAYS SHALL BE STABILIZED WITH A TEMPORARY SEED AND MULCH WITHIN 7 DAYS OF THE LAST DISTURBANCE. ONCE CONSTRUCTION ACTIVITY CEASES PERMANENTLY IN AN AREA WHERE THE GROUND HAS BEEN DISTURBED, THAT AREA WILL BE STABILIZED WITH SOD OR OTHER SUITABLE STABILIZATION MATERIALS. AFTER THE SITE IS STABILIZED, ALL EXCESS SEDIMENTS AND DEBRIS WILL BE REMOVED FROM THE PONDS AND STORMWATER CONVEYANCE SYSTEM/STRUCTURES RECEIVING DIRECT RUNOFF FROM THE AREA.

65. DUE TO GRADE CHANGES DURING THE DEVELOPMENT OF THE PROJECT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING THE EROSION CONTROL MEASURES (SILT FENCES, ETC.) TO PREVENT EROSION.

66. ALL DRAINAGE STRUCTURES WILL BE INSPECTED FOR DEPTH OF SEDIMENTS. SEDIMENTS WILL BE REMOVED WHEN DESIGN CAPACITY HAS BEEN REDUCED.

67. SILT FENCES SHALL BE REPAIRED TO THEIR ORIGINAL CONDITION IF DAMAGED. THE SILT SCREEN SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. WHERE DEFICIENCIES EXIST, ADDITIONAL SILT FENCES SHALL BE INSTALLED OR REPLACED. SEDIMENT WILL BE REMOVED FROM THE UPSTREAM SIDE OF ANY SILT SCREEN ONCE THE ACCUMULATED SEDIMENT REACHES 1/3 THE HEIGHT OF THE SILT SCREEN. ANY SEDIMENT DEPOSITS OR SOIL DISTURBANCE CREATED DURING THE INSTALLATION AND REMOVAL OF SILT SCREEN SHALL BE DRESSED TO CONFORM TO THE FINISHED GRADE.

68. THE CONTRACTOR SHALL REPORT, TO OWNERS REPRESENTATIVE, ALL OFFSITE SURFACE WATER DISCHARGES WITH TURBIDITY IN EXCESS OF 29 NTUS (NEPHELOMETRIC TURBIDITY UNITS) ABOVE BACKGROUND LEVEL WITHIN 24 HOURS AFTER OCCURRENCE. NOTIFICATION SHALL INCLUDE CAUSE OF THE PROBLEM, CORRECTIVE ACTIONS TAKEN AND INSTALLATION OF ADDITIONAL EROSION/SEDIMENT CONTROLS NOT SHOWN ON THE APPROVED CONSTRUCTION DRAWINGS.

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Surveying & Mapping Business Authorization No. LB 4010
Engineering Business Authorization No: EB 4010
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TITLE SHEET
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

Revisions:
Date | Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

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GENERAL NOTES

REFERENCED DATA

1. TOPOGRAPHIC SURVEY PERFORMED BY WEBER ENGINEERING & SURVEYING, INC., A LICENSED PROFESSIONAL LAND SURVEYOR.

2. THE SURVEY INFORMATION CONTAINED HEREIN WAS OBTAINED FOR DESIGN PURPOSES AND MAY NOT BE AN ADEQUATE REPRESENTATION OF ACTUAL CONDITIONS FOR PROJECT CONSTRUCTION. ANY EXISTING CONTOURS SHOWN REPRESENT INTERPOLATIONS/EXTRAPOLATIONS FROM THE BEST AVAILABLE SURVEY DATA. ALL RISKS RESULTING FROM THE USE OR INTERPRETATION OF THE SURVEY DATA SHOWN SHALL BE BORNE BY THE CONTRACTOR.

3. GEOTECHNICAL INVESTIGATION AND RECOMMENDATIONS HAVE NOT BEEN PERFORMED.

GENERAL

4. THE CONTRACTOR SHALL COMPLY WITH ALL CONDITIONS AND REQUIREMENTS OF ALL PERMITS (FDEP, SWFWMD, ETC) OBTAINED FOR THIS PROJECT.

5. CONSTRUCTION MATERIALS QUALITY AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE PROJECT AND FDOT SPECIFICATIONS AND STANDARDS, AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.

6. THE CONTRACTOR IS ADVISED NOT TO SCALE FROM DRAWINGS BUT TO FIELD VERIFY ALL DIMENSIONS. THE DIMENSIONS OF SPECIFIED AND FURNISHED PRODUCTS AND MATERIALS TAKE PRECEDENCE OVER DIMENSIONS INDICATED ON THE DRAWINGS. IF SIGNIFICANT DEVIATIONS OCCUR, THE CONTRACTOR SHALL NOTIFY THE ENGINEER AT LEAST 72 HOURS PRIOR TO CONSTRUCTION FOR A DETERMINATION AND RESOLUTION.

CONSTRUCTION LAYOUT/LIMITS OF CONSTRUCTION

7. THE CONTRACTOR SHALL OBTAIN THE SERVICES OF A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF FLORIDA FOR LAYOUT. PROOF OF LICENSE SHALL BE SUBMITTED TO THE ENGINEER BEFORE BEGINNING LAYOUT.

8. NO DISTURBANCE SHALL BE ALLOWED OUTSIDE OF THE RIGHT OF WAYS AND/OR THE LIMITS OF CONSTRUCTION SHOWN ON THE DRAWINGS UNLESS APPROVED BY THE OWNER OR SPECIFICALLY NOTED ON THE DRAWINGS.

EXISTING CONDITIONS

9. LOCATIONS, ELEVATIONS, AND DIMENSIONS OF EXISTING UTILITIES, STRUCTURES, AND OTHER FEATURES ARE SHOWN BASED ON THE BEST INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF THESE DRAWINGS BUT ARE NOT PURPORTED TO BE ABSOLUTELY CORRECT. THERE MAY BE OTHER IMPROVEMENTS, UTILITIES, ETC. WHICH ARE WITHIN THE PROJECT AREA. CONTRACTOR SHALL VERIFY, PRIOR TO CONSTRUCTION, THE LOCATIONS, ELEVATIONS, DIMENSIONS, TYPES, AND CONDITIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND OTHER FEATURES (WHETHER OR NOT SHOWN ON THE DRAWINGS) AFFECTING HIS WORK.

10. PRIOR TO SHOP DRAWING PREPARATION AND SUBMITTAL AND PURCHASE OF RELATED MATERIALS, THE CONTRACTOR SHALL FIELD VERIFY (POT HOLE) EXISTING UTILITIES (LOCATION, SIZE, MATERIALS OF CONSTRUCTION, OUTSIDE DIAMETER, WALL THICKNESS, ROUNDNESS, ELEVATIONS, ETC.) TO WHICH CONNECTION(S) WILL BE MADE. CONTRACTOR SHALL INCLUDE FIELD MEASUREMENTS ON SHOP DRAWINGS.

11. THE CONTRACTOR SHALL NOTIFY THE OWNER AND ENGINEER IN WRITING IMMEDIATELY IF CONFLICTS BETWEEN THE DRAWINGS AND ACTUAL CONDITIONS ARE DISCOVERED. THE CONTRACTOR SHALL ACCURATELY RECORD ANY SUCH CONFLICTS ON THE RECORD DRAWINGS.

12. ANY PROPERTY CORNERS, MONUMENTS, OR BENCH MARKS WITHIN THE PROJECT AREA SHALL BE PROTECTED UNLESS OTHERWISE INDICATED FOR DEMOLITION. IF ANY SUCH ITEMS ARE IN DANGER OF DAMAGE OR HAVE BEEN DAMAGED, THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER IMMEDIATELY AND REPLACE/RESTORE THESE ITEMS AT NO ADDITIONAL COST TO THE OWNER. IF OWNER CHOOSES TO SELF PERFORM THE WORK OR INCURS RELATED EXPENSES, THE CONTRACTOR SHALL REIMBURSE THE OWNER FOR ALL COSTS ASSOCIATED WITH THE EFFORT.
UTILITY COORDINATION.

13. THE CONTRACTOR SHALL NOTIFY ALL UTILITIES NEAR THE PROJECT AREA AT LEAST 48 HOURS PRIOR TO CONSTRUCTION. THIS SHALL INCLUDE NOTIFYING "SUNSHINE STATE ONE CALL OF FLORIDA" AT LEAST 48 HOURS PRIOR TO ANY DIGGING WORK TO HAVE ALL EXISTING UTILITIES LOCATED. THE PHONE NUMBER IS 1-800-432-4770 AND THE WEB SITE IS WWW.CALLSUNSHINE.COM. IN INSTANCES WHERE DIGGING OCCURS IN WETLANDS, THE NOTIFICATION PERIOD SHALL BE INCREASED FROM AT LEAST 48 HOURS TO AT LEAST 10 DAYS.

14. FLORIDA LAW (FS 553.851) REQUIRES THAT PERSONS MAKING EXCAVATIONS IN PUBLIC STREETS, ALLEYS, RIGHT-OF-WAYS OR UTILITY EASEMENTS MUST FIRST OBTAIN INFORMATION ON LOCATIONS OF UNDERGROUND GAS PIPELINES.

15. THE CONTRACTOR SHALL PRESERVE AND MAINTAIN EXISTING UTILITIES, STRUCTURES, AND OTHER FEATURES WITHIN THE PROJECT AREA. ANY DAMAGE SHALL BE REPAIRED BY AND AT THE EXPENSE OF THE CONTRACTOR TO THE SATISFACTION OF THE OWNER.

16. THE CONTRACTOR IS RESPONSIBLE FOR BRACING, SHORING, OR PROVIDING OTHER MEANS NECESSARY TO PROTECT AND SUPPORT EXISTING UTILITIES, STRUCTURES, AND OTHER FEATURES (EXPOSED OR UNEXPOSED) THAT MAY BE IMPACTED BY HIS WORK.

17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING POWER/TELEPHONE COMPANIES AND ARRANGING TO HAVE UTILITIES POLES HELD AND/OR GUY WIRES REMOVED AND REPLACED, IF NECESSARY FOR CONSTRUCTION, AT NO ADDITIONAL COST TO THE OWNER.
SAFETY.

18. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO BECOME FAMILIAR WITH THE OSHA EXCAVATION SAFETY STANDARDS AND TO ABIDE BY THEM AS COVERED UNDER THE FLORIDA TRENCH SAFETY ACT.

19. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CONSTRUCTION SAFETY RESTORATION.

20. ALL PAVING, STABILIZED EARTH, DRIVEWAYS, CURBS, SIDEWALKS, FENCES, SOD, LANDSCAPING, CULVERTS, ETC. DISTURBED BY CONSTRUCTION ACTIVITIES SHALL BE RESTORED BY AND AT THE EXPENSE OF THE CONTRACTOR TO THE SATISFACTION OF THE OWNER.

ACCESS/MAINTENANCE OF FACILITIES

21. THE CONTRACTOR SHALL PROVIDE ACCESS TO ALL EXISTING UTILITIES/FACILITIES AND MAINTAIN UNINTERRUPTED SERVICES THROUGHOUT THE CONTRACT PERIOD.

PIPING NOTES

22. LAY PIPE TO UNIFORM GRADE BETWEEN INDICATED ELEVATION POINTS. CONTRACTOR SHALL TAKE CARE TO PROVIDE PROPER GRADE ELEVATIONS AND ALIGNMENTS.

23. SIZE OF FITTINGS SHOWN ON PLANS SHALL CORRESPOND TO THE ADJACENT STRAIGHT RUN OF PIPE UNLESS NOTED OTHERWISE. TYPE OF JOINT AND FITTING MATERIAL SHALL BE AS SPECIFIED FOR THE ADJACENT STRAIGHT RUN OF PIPE UNLESS NOTED OTHERWISE.

24. PIPE HANGERS AND SUPPORTS ARE NOT SHOWN UNLESS A SPECIAL TYPE OR CONFIGURATION IS REQUIRED. FINAL SUPPORTS, LOCATIONS, AND TYPES SHALL BE DETERMINED BY THE CONTRACTOR AND INCLUDED IN THE PIPELINE DRAWING SUBMITTALS FOR REVIEW AND APPROVAL BY THE ENGINEER PRIOR TO INSTALLATION. MAXIMUM SPACING SHALL BE AS SPECIFIED.
UTILITY SEPARATION.

25. EACH PROPOSED UTILITY SHALL BE LAID TO ACHIEVE THE MINIMUM HORIZONTAL SEPARATION BETWEEN IT AND OTHER UTILITIES IN ACCORDANCE WITH THE TYPICAL UTILITY HORIZONTAL SEPARATION DETAIL AND FDEP REQUIREMENTS.

26. AT LOCATIONS WHERE A PROPOSED UTILITY CROSSES ANOTHER UTILITY, THE PROPOSED UTILITY SHALL BE INSTALLED IN ACCORDANCE WITH THE TYPICAL UTILITY CONFLICT DETAIL AND FDEP REQUIREMENTS.

27. IN THE EVENT THAT A UTILITY CONFLICT CAN NOT BE RESOLVED BY MAKING A MINOR ROUTE ADJUSTMENT OR BY UTILIZING THE TYPICAL UTILITY CONFLICT DETAIL, THE CONTRACTOR SHALL SUBMIT A RELOCATION PLAN TO THE ENGINEER FOR APPROVAL PRIOR TO COMMENCING WORK. ALL RELOCATIONS EFFORTS SHALL BE SUBJECT TO THE APPROVAL OF THE ENGINEER AND ANY AFFECTED UTILITY COMPANIES.

MAINTENANCE OF TRAFFIC

28. THE CONTRACTOR SHALL REFER TO THE LATEST FLORIDA DEPARTMENT OF TRANSPORTATION ROADWAY AND TRAFFIC DESIGN STANDARDS FOR FDOT DESIGN INDEXES AND THE LATEST FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION AS SUPPLEMENTS TO THE INFORMATION AND DETAILS PROVIDED IN THESE CONSTRUCTION DRAWINGS.

29. ALL REFERENCED FDOT STANDARD INDEX DRAWINGS CAN BE FOUND AT HTTPS://WWW.FDOT.GOV/

30. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SAFE MAINTENANCE OF PEDESTRIAN AND VEHICULAR TRAFFIC AT ALL TIMES DURING THE DURATION OF THE PROJECT.

31. THE CONTRACTOR SHALL MAINTAIN TRAFFIC IN ACCORDANCE WITH FDOT STANDARD INDEX 600 SERIES AND THE TECHNICAL SPECIFICATIONS. THE CONTRACTOR SHALL FURNISH, ERECT, AND MAINTAIN ALL NECESSARY TRAFFIC CONTROL AND SAFETY DEVICES THROUGHOUT THE PROJECT. ONE TRAFFIC LANE MUST BE MAINTAINED AT ALL TIMES WITH USE OF FLAGGER. ALL TRAFFIC LANES MUST BE OPEN FOR TRAFFIC AT THE CLOSE OF WORKDAYS. ALL SIGNING, BARRICADES, LIGHTING, AND FLAGGERS SHALL BE INCLUDED IN THE LUMP SUM COST.

32. ALL PAVEMENT MARKINGS SHALL MEET CURRENT MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES. STANDARDS, AND SHALL BE PAINTED IN ACCORDANCE WITH FDOT STANDARD SPECIFICATION SECTION 710.

33. ALL EXISTING SIGNS AND MAILBOXES SHALL BE REMOVED AND REPLACED AS REQUIRED DURING CONSTRUCTION.

PAVING

1. ALL PAVING, CONSTRUCTION, MATERIALS, AND WORKMANSHIP WITHIN CITY'S RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH LOCAL OR CITY SPECIFICATIONS AND STANDARDS (LATEST EDITION) OF FDOT SPECIFICATIONS AND STANDARDS (LATEST EDITION) IF NOT COVERED BY LOCAL OR CITY REGULATIONS.

2. TRAFFIC CONTROL ON ALL FDOT, LOCAL AND CITY RIGHTS-OF-WAY SHALL MEET THE REQUIREMENTS OF THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (U.S. DOT/FHA) AND THE REQUIREMENTS OF THE STATE AND ANY LOCAL AGENCY HAVING JURISDICTION. IN THE EVENT THAT THAT CONTRACT DOCUMENTS AND THE JURISDICTIONAL AGENCY REQUIREMENTS ARE NOT IN AGREEMENT. THE MOST STRINGENT SHALL GOVERN.

3. ALL AREAS INDICATED AS PAVEMENT SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE TYPICAL PAVEMENT SECTIONS AS INDICATED ON THE DRAWINGS.

4. WHERE EXISTING PAVEMENT IS INDICATED TO BE REMOVED AND REPLACED, THE CONTRACTOR SHALL SAW CUT A MINIMUM 2"DEEP FOR A SMOOTH AND STRAIGHT JOINT AND REPLACE THE PAVEMENT WITH THE SAME TYPE AND DEPTH OF MATERIAL AS EXISTING OR AS INDICATED.

5. IF NEW PAVEMENT MEETS THE EXISTING PAVEMENT, THE CONTRACTOR SHALL SAW CUT THE EXISTING PAVEMENT A MINIMUM 2" DEEP FOR A SMOOTH AND STRAIGHT JOINT AND MATCH THE EXISTING PAVEMENT ELEVATION WITH THE PROPOSED PAVEMENT UNLESS OTHERWISE INDICATED.

6. THE CONTRACTOR SHALL ENSURE THAT ISLAND PLANTING AREAS AND OTHER PLANTING AREAS ARE NOT COMPACTED AND DO NOT CONTAIN ROAD BASE MATERIALS. THE CONTRACTOR SHALL ALSO EXCAVATE AND REMOVE ALL UNDESIRABLE MATERIAL FROM ALL AREAS ON THE SITE TO BE PLANTED AND PROPERLY DISPOSED OF IN A LEGAL MANNER.

7. THE CONTRACTOR SHALL INSTALL ALL UNDERGROUND STORM WATER PIPING PER MANUFACTURER'S RECOMMENDATIONS.

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Surveying & Mapping Business Authorization No. LB 4810
Engineering Business Authorization No: EB 4810

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TITLE SHEET
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

Revisions:
Date | Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

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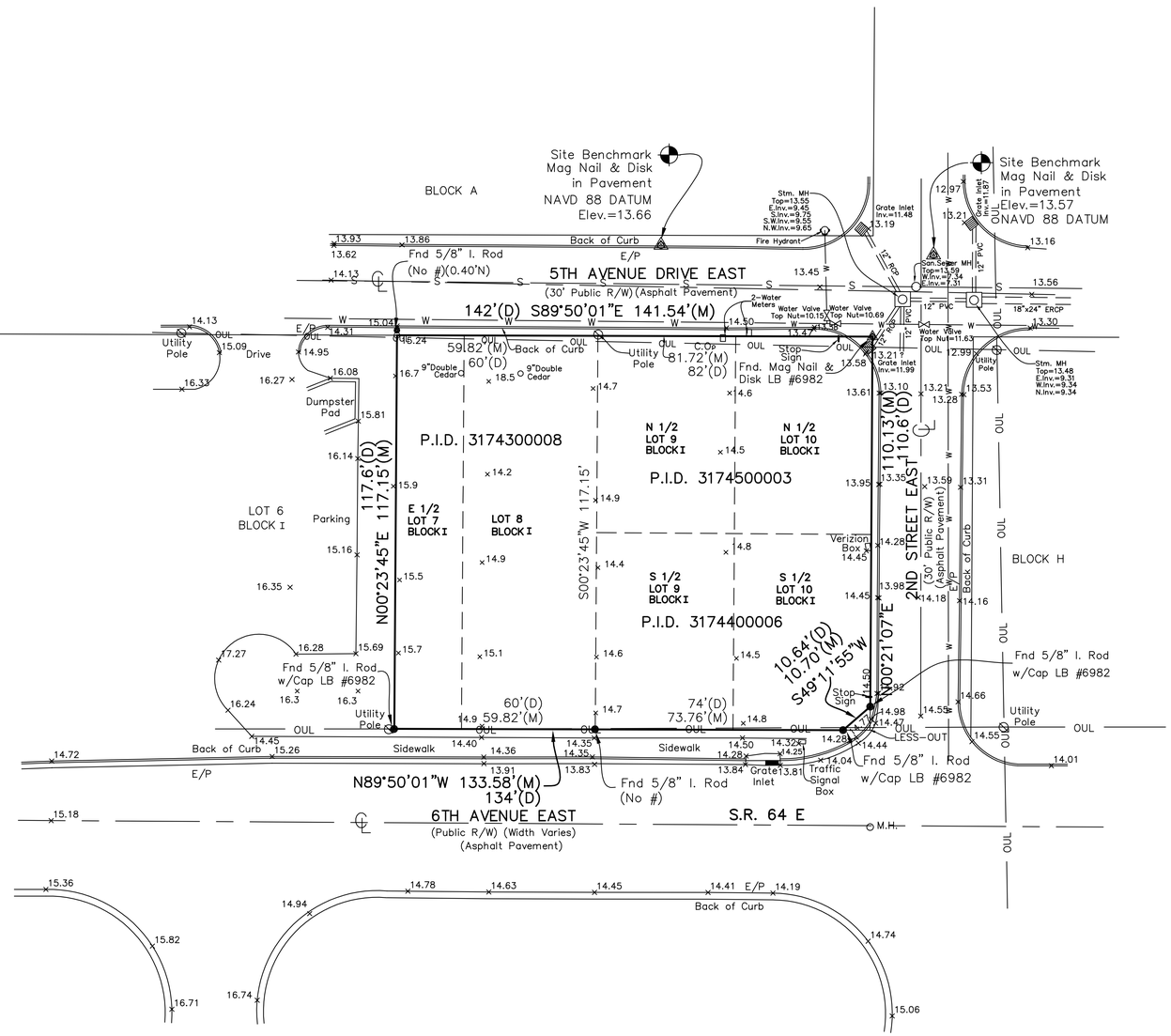

NAVE 88 DATUM

LEGAL DESCRIPTION:

Lot 8, 9, 10 and the east half of Lot 7, Block I, High School Addition, as per plat thereof recorded in Plat Book 2, Page 41, Public Records of Manatee County, Florida, Less road right-of-way described as follows: Begin at the southeast corner of said Lot 10, thence North 89°41'29" West 8 feet along the south line of said Lot 19; thence North 49°10'04" East 10.64 feet to the east line of said Lot 10; thence South 00°24'46" West 7 feet along the said east line to the Point-of-Beginning.

Containing 16,558 sq. ft. (0.380 acre)

NOTES:

1. Subject to all easements and restrictions of record.
2. Improvements such as, but not limited to, underground utilities, landscape features, etc. have not been located or graphically shown.
3. Date of most recent field survey: 7/28/2024
4. This property appears on FEMA Flood Map # 120981C0306 F,dated 8/10/2021, Zone: X
5. This survey performed with___ without X benefit of Title Abstract.
6. Bearings, if shown, based on the Northerly R/W line of 6th Avenue East having a bearing of N89°50'01"W (assumed).
7. No lot line easements shown on record plat.
8. The expected use of the land, as classified in the Standards of Practice (5J-17 FAC), is "Suburban". The minimum relative distance accuracy for this type of boundary survey is 1 foot in 7,500 feet. The accuracy obtained by measurement and calculation of a closed geometric figure was found to exceed this requirement.
9. Elevations based on NGS Benchmark #U-695 with a published elevation of 11.16, NAVD 88 DATUM.

LEGEND:

Fnd.	Found	P.C.P.	Permanent Control Point
Pro	Pro-rated Distance	P.R.M.	Permanent Reference Monument
C.M.	Concrete Monument	(R)	Indicates Radial Bearing
N	North	C.L.F.	Chain Link Fence
S	South	C.B.	Concrete Block
E	East	Esmt.	Easement
W	West	P.B./Pg.	Plat Book/Page
P	Plat Dimension	O.R./Pg.	Official Record Book/Page
M	Measured Dimension	Str.	Structure
R/W	Right of way	R=	Radius of Curve
E/P	Edge of Pavement	Δ=	Delta of Curve
D	Deed Dimension	L=	Arc Length of Curve
O.A.	Overall Dimension	Ch=	Chord Length of Curve
B-B	Back to Back Curb Dimension		Indicates Spot Elevation
O.U.L.	Overhead Utility Line		
○	Indicates a 5/8" I. Rod w/Cap #3868 Set		

Certified to:
Vott Partners, LLC

SURVEYOR'S CERTIFICATION

I hereby certify that this boundary and topographic survey was prepared under my direction and supervision, that it is a true representation of the land as shown and described hereon to the best of my knowledge and belief and that it meets the "Standards of Practice for land surveying in the State of Florida" Chapter 5J-17, Florida Administrative Code pursuant to Section 472.027 Florida Statutes.

Date of Certificate: _____

_____
Lawrence R. Weber
Professional Surveyor and Mapper
Florida License No. 3868

WEBER ENGINEERING & SURVEYING, INC.
4596 Ashton Road - Sarasota, Florida 34233
Telephone: (941) 921-3914 - Fax: (941) 924-3094
www.weberengineering.com
Surveying & Mapping Business Authorization No. LB 4010
Engineering Business Authorization No: EB 4010

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BOUNDARY & TOPOGRAPHIC SURVEY
MAIN CITY PLAZA
LOTS 8, 9, 10 AND THE EAST HALF OF LOT 7 BLOCK I, HIGH SCHOOL ADDITION, P.B. 2, PG. 41
Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

NORTH
0 10' 20'
Scale: 1"=20' (Full Size)
Scale: 1"=40' (Half Size)

Revisions: Date / Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

4
10

Legend:

Cross-Walk 4' MIN.

Indicates 6" Double Yellow Strips (10') with 24" White Stop Bar 30" X 30" R1-1 Stop Sign

Indicates Two 12" White Cross-Walk Stripes

Indicates 2' Wide Tactile Surface per FDOT Index 304

BLOCK A

Site Benchmark
Mag Nail & Disk
in Pavement
NAVD 88 DATUM
Elev.=13.66

Back of Curb

E/P

Fire Hydrant

Stm. MH
Top=13.55
E.Inv.=9.45
S.Inv.=9.75
S.W.Inv.=9.55
N.W.Inv.=9.65

Site Benchmark
Mag Nail & Disk
in Pavement
Elev.=13.57
NAVD 88 DATUM

San.Sewer MH
Top=13.59
W.Inv.=7.34
E.Inv.=7.31

12" RCP

12" PVC

18"x24" ERCP

PROVIDE STOP SIGN

CONSTRUCT CONC. DROP CURB AND DRIVE PER FDOT INDEX 522-003

5TH AVENUE DRIVE EAST
(30' Public R/W)(Asphalt Pavement)

142'(D) S89°50'01"E 141.54'(M)

2-Water Meters

Water Valve Top Nut=10.15

Water Valve Top Nut=10.69

Water Valve Top Nut=11.63

Utility Pole

Drive

Dumpster Pad

SIGN

9"Double Cedar

26'

OCS

84'-12"x18" ERCP

Stop Sign

Grate Inlet Inv.=11.99

REPLACE W/ 12"x18" ERCP

Stm. MH
Top=13.48
E.Inv.=9.31
W.Inv.=9.34
N.Inv.=9.34

REPAIR OR REPLACE INLET

DUMPSTER ENCLOSURE

46.0'
PROPOSED
RESTAURANT
W/ DRIVE-THRU
FFE=15.00
1,238 S.F.
(WITHOUT INSIDE SEATING)
46.0'

5' WALK

27.3'

TRASH

FIRE BFP

FP&L TRANS.

CONSTRUCT RETAINING WALL W/ 3.5' FENCE ON TOP

20.0'

22.0'

84'

INLET

LOT 6
BLOCK I

Parking

117.6'(D)
117.15'(M)
N00°23'45"E

STORMWATER CHAMBER SYSTEM
STORMTECH SC-160
19 ROWS OF 13 CHAMBERS
(SEE DETAILS)

5' WALK

94.7'

Verizon Box

BIKE(2) RACK

2ND STREET EAST
(30' Public R/W)
(Asphalt Pavement)

BLOCK H

PROPOSED
VARIETY RETAIL BUILDING (4-UNITS)
FFE=14.75
5,227 S.F.

4' WALK

54.0'

0' Setback

47.1'

N00°21'07"E

10.64'(D)
10.70'(M)
S49°11'55"W

ADDITIONAL WALK

85.8'

Stop Sign

10.7'

NOTE:
SEE SHEET 8
FOR UTILITIES

PROVIDE R1-1 "RIGHT TURN ONLY" SIGN & STOP SIGN

Fnd 5/8" I. Rod
w/Cap LB #6982

PYLON SIGN

PROVIDE "EXIT ONLY" SIGN

N89°50'01"W 133.58'(M)
134'(D)

CONSTRUCT CONC. DROP CURB, DRIVE & WALK RAMPS PER FDOT INDEX 522-003

6TH AVENUE EAST
(Public R/W) (Width Varies)
(Asphalt Pavement)

ONE-WAY
EAST BOUND

S.R. 64 E

M.H.

Ex. Sidewalk

Grate Inlet

Traffic Signal Box

LESS-OUT

Utility Pole

OUL

OUL 12.99

REPLACE W/ 12"x18" ERCP

REPLACE W/ 12"x18" ERCP

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SITE PLAN
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

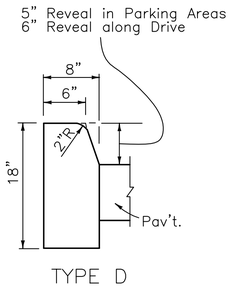
NORTH
0 5' 10'
Scale: 1"=10' (Full Size)
Scale: 1"=20' (Half Size)

Revisions:	Description
Date	Revised Per County Comments
10/3/25	

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

5

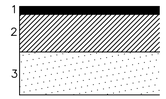
10



TYPE D

CONCRETE CURB

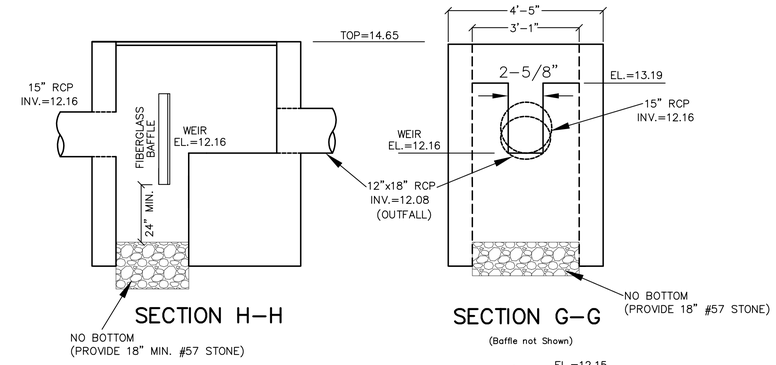
NOT TO SCALE



1. One (1) Course of 1 1/2" Thickness Type S-I Asphaltic concrete (compacted thickness) Meeting the Requirements of SCTP-331
2. 7" shell base compacted to 98% of max. density AASHTO T-180 (Modified) Min. LBR 100, Meeting the Requirements of SCTP-250
   Alternate: 7" Thickness Graded Aggregate - Crushed Concrete, Min LBR 100. Meeting the Requirements of SCTP-204
3. 8" Compacted subgrade 98% of max. density AASHTO T-180 Min. LBR 40, Type B Stabilizing Meeting the Requirements of SCTP-160

ASPHALT PAVEMENT SECTION

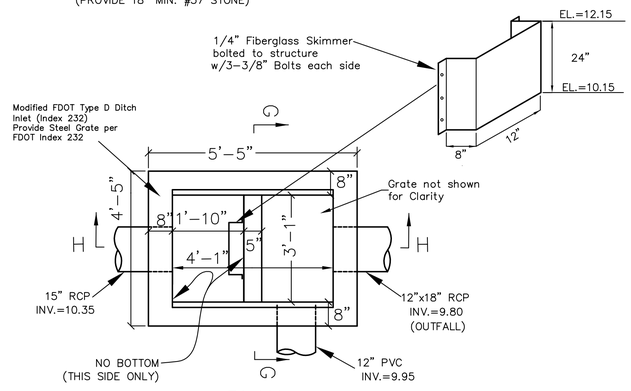
NOT TO SCALE



SECTION H-H

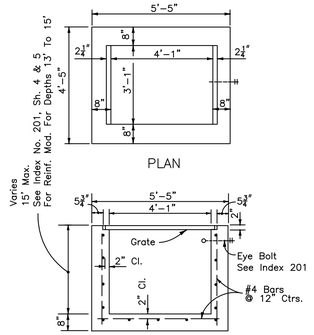
SECTION G-G

(Baffle not Shown)



PLAN

OCS DETAIL

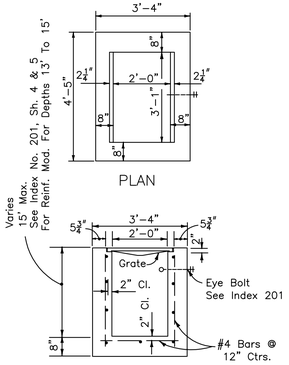


PLAN

SECTION

TYPE D

Recommended Maximum Pipe Size:
3'-1" Wall-24" Pipe
4'-1" Wall-36" Pipe

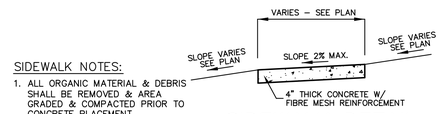


PLAN

SECTION

TYPE C

Recommended Maximum Pipe Size:
2'-0" Wall-18" Pipe
3'-1" Wall-24" Pipe

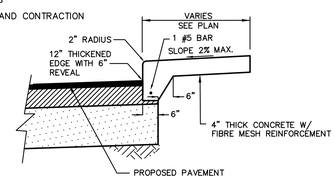


SIDEWALK NOTES:

1. ALL ORGANIC MATERIAL & DEBRIS SHALL BE REMOVED & AREA GRADED & COMPACTED PRIOR TO CONCRETE PLACEMENT
2. THE MINIMUM COMPRESSIVE STRENGTH OF THE CONCRETE SHALL BE 3,000 PSI @ 28 DAYS
3. PROVIDE EXPANSION AND CONTRACTION JOINTS

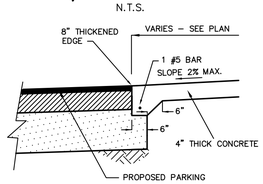
SIDEWALK DETAIL

N.T.S.



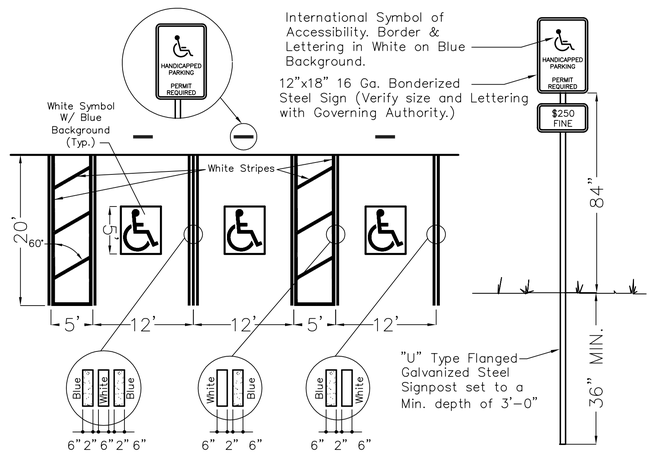
DETAIL - PAVEMENT @ WALK W/ 6" REVEAL

N.T.S.



DETAIL - PAVEMENT FLUSH W/ WALK

N.T.S.



Each such parking space shall be conspicuously outlined in blue paint, and shall be posted and maintained with a permanent, above grade sign bearing the international symbol of accessibility or the caption "PARKING BY DISABLED PERMIT ONLY," or bearing both such symbol and caption. Such signs shall not be obscured by a vehicle parked in the space. All handicapped parking spaces must be signed and marked in accordance with the standards adopted by the Dept. of Transportation.

TYPICAL HANDICAP SPACE DETAIL

Not To Scale

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MISCELLANEOUS DETAILS
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

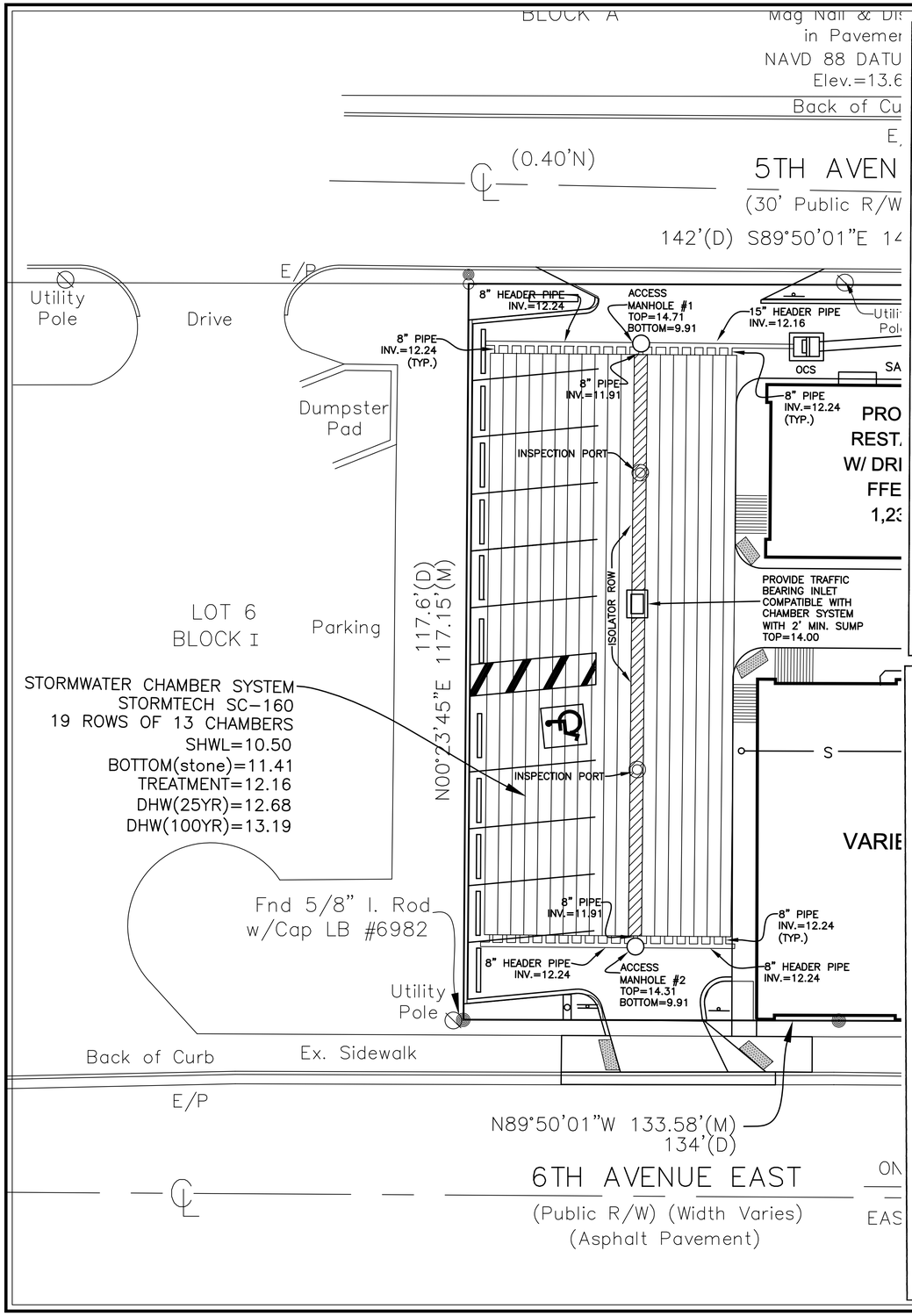
LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

Revisions:
Date | Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

6

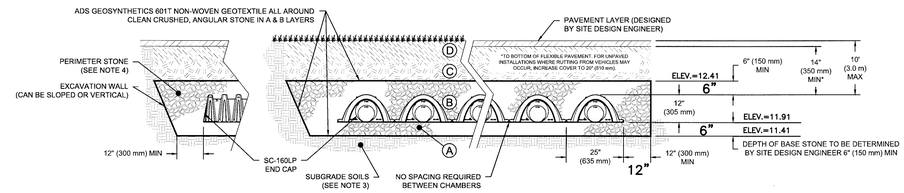
10



ACCEPTABLE FILL MATERIALS: STORMTECH SC-160LP CHAMBER SYSTEMS

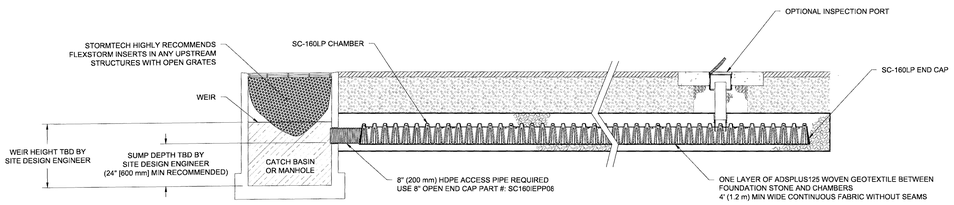
	MATERIAL LOCATION	DESCRIPTION	AASHTO MATERIAL CLASSIFICATIONS	COMPACTION / DENSITY REQUIREMENT
D	**FINAL FILL:** FILL MATERIAL FOR LAYER 'D' STARTS FROM THE TOP OF THE 'C' LAYER TO THE BOTTOM OF FLEXIBLE PAVEMENT OR UNPAVED FINISHED GRADE ABOVE. NOTE THAT PAVEMENT SUBBASE MAY BE PART OF THE 'D' LAYER	ANY SOIL/ROCK MATERIALS, NATIVE SOILS, OR PER ENGINEER'S PLANS. CHECK PLANS FOR PAVEMENT SUBGRADE REQUIREMENTS.	N/A	PREPARE PER SITE DESIGN ENGINEER'S PLANS. PAVED INSTALLATIONS MAY HAVE STRINGENT MATERIAL AND PREPARATION REQUIREMENTS.
C	**INITIAL FILL:** FILL MATERIAL FOR LAYER 'C' STARTS FROM THE TOP OF THE EMBEDMENT STONE ('B' LAYER) TO 14" (355 mm) ABOVE THE TOP OF THE CHAMBER. NOTE THAT PAVEMENT SUBBASE MAY BE A PART OF THE 'C' LAYER.	GRANULAR WELL-GRADED SOIL/AGGREGATE MIXTURES, <35% FINES OR PROCESSED AGGREGATE. MOST PAVEMENT SUBBASE MATERIALS CAN BE USED IN LIEU OF THIS LAYER.	AASHTO M145[1] A-1, A-2-4, A-3 OR AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57, 8, 67, 68, 7, 78, 8, 89, 9, 10	BEGIN COMPACTIONS AFTER 12" (300 mm) OF MATERIAL OVER THE CHAMBERS IS REACHED. COMPACT ADDITIONAL LAYERS IN 6" (150 mm) MAX LIFTS TO A MIN. 95% PROCTOR DENSITY FOR WELL GRADED MATERIAL AND 95% RELATIVE DENSITY FOR PROCESSED AGGREGATE MATERIALS. ROLLER GROSS VEHICLE WEIGHT NOT TO EXCEED 12,000 lbs (53 kN). DYNAMIC FORCE NOT TO EXCEED 20,000 lbs (89 kN).
B	**EMBEDMENT STONE:** FILL SURROUNDING THE CHAMBERS FROM THE FOUNDATION STONE ('A' LAYER) TO THE 'C' LAYER ABOVE.	CLEAN, CRUSHED, ANGULAR STONE	AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57	NO COMPACTION REQUIRED.
A	**FOUNDATION STONE:** FILL BELOW CHAMBERS FROM THE SUBGRADE UP TO THE FOOT (BOTTOM) OF THE CHAMBER.	CLEAN, CRUSHED, ANGULAR STONE	AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57	PLATE COMPACT OR ROLL TO ACHIEVE A FLAT SURFACE.[2,3]

PLEASE NOTE:
1. THE LISTED AASHTO DESIGNATIONS ARE FOR GRADATIONS ONLY. THE STONE MUST ALSO BE CLEAN, CRUSHED, ANGULAR. FOR EXAMPLE, A SPECIFICATION FOR #4 STONE WOULD STATE: "CLEAN, CRUSHED, ANGULAR NO. 4 (AASHTO M43) STONE".
2. STORMTECH COMPACTION REQUIREMENTS ARE MET FOR 'A' LOCATION MATERIALS WHEN PLACED AND COMPACTED IN 6" (150 mm) (MAX) LIFTS USING TWO FULL COVERAGES WITH A VIBRATORY COMPACTOR.
3. WHERE INFILTRATION SURFACES MAY BE COMPROMISED BY COMPACTION, FOR STANDARD DESIGN LOAD CONDITIONS, A FLAT SURFACE MAY BE ACHIEVED BY RAKING OR DRAGGING WITHOUT COMPACTION EQUIPMENT. FOR SPECIAL LOAD DESIGNS, CONTACT STORMTECH FOR COMPACTION REQUIREMENTS.
4. ONCE LAYER 'C' IS PLACED, ANY SOIL/MATERIAL CAN BE PLACED IN LAYER 'D' UP TO THE FINISHED GRADE. MOST PAVEMENT SUBBASE SOILS CAN BE USED TO REPLACE THE MATERIAL REQUIREMENTS OF LAYER 'C' OR 'D' AT THE SITE DESIGN ENGINEER'S DISCRETION.



NOTES:

1. CHAMBERS SHALL MEET THE REQUIREMENTS OF ASTM F2418-16a, "STANDARD SPECIFICATION FOR POLYPROPYLENE (PP) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
2. CHAMBERS SHALL BE DESIGNED, TESTED AND ALLOWABLE LOAD CONFIGURATIONS DETERMINED IN ACCORDANCE WITH ASTM F2787, "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS". LOAD CONFIGURATIONS SHALL INCLUDE: 1) INSTANTANEOUS (<1 MIN) AASHTO DESIGN TRUCK LIVE LOAD ON MINIMUM COVER 2) MAXIMUM PERMANENT (75-YR) COVER LOAD AND 3) ALLOWABLE COVER WITH PARKED (1-WEEK) AASHTO DESIGN TRUCK.
3. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR ASSESSING THE BEARING RESISTANCE (ALLOWABLE BEARING CAPACITY) OF THE SUBGRADE SOILS AND THE DEPTH OF FOUNDATION STONE WITH CONSIDERATION FOR THE RANGE OF EXPECTED SOIL MOISTURE CONDITIONS.
4. PERIMETER STONE MUST BE EXTENDED HORIZONTALLY TO THE EXCAVATION WALL FOR BOTH VERTICAL AND SLOPED EXCAVATION WALLS.
5. REQUIREMENTS FOR HANDLING AND INSTALLATION:
   - TO MAINTAIN THE WIDTH OF CHAMBERS DURING SHIPPING AND HANDLING, CHAMBERS SHALL HAVE INTEGRAL, INTERLOCKING STACKING LUGS
   - TO ENSURE A SECURE JOINT DURING INSTALLATION AND BACKFILL, THE HEIGHT OF THE CHAMBER JOINT SHALL NOT BE LESS THAN 1.5"
   - TO ENSURE THE INTEGRITY OF THE ARCH SHAPE DURING INSTALLATION, a) THE ARCH STIFFNESS CONSTANT AS DEFINED IN SECTION 6.2.8 OF ASTM F2418 SHALL BE GREATER THAN OR EQUAL TO 400 LBS/IN/IN. AND b) TO RESIST CHAMBER DEFORMATION DURING INSTALLATION AT ELEVATED TEMPERATURES (ABOVE 73° F / 23° C), CHAMBERS SHALL BE PRODUCED FROM REFLECTIVE GOLD OR YELLOW COLORS.



SC-160LP ISOLATOR ROW PLUS DETAIL
NTS

INSPECTION & MAINTENANCE

STEP 1) INSPECT ISOLATOR ROW PLUS FOR SEDIMENT
- A. INSPECTION PORTS (IF PRESENT)
  - A.1. REMOVE/OPEN LID ON NYLOPLAST INLINE DRAIN
  - A.2. REMOVE AND CLEAN FLEXSTORM FILTER IF INSTALLED
  - A.3. USING A FLASHLIGHT AND STADIA ROD, MEASURE DEPTH OF SEDIMENT AND RECORD ON MAINTENANCE LOG
  - A.4. LOWER A CAMERA INTO ISOLATOR ROW PLUS FOR VISUAL INSPECTION OF SEDIMENT LEVELS (OPTIONAL)
  - A.5. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.
- B. ALL ISOLATOR PLUS ROWS
  - B.1. REMOVE COVER FROM STRUCTURE AT UPSTREAM END OF ISOLATOR ROW PLUS
  - B.2. USING A FLASHLIGHT, INSPECT DOWN THE ISOLATOR ROW PLUS THROUGH OUTLET PIPE
    - i) MIRRORS ON POLES OR CAMERAS MAY BE USED TO AVOID A CONFINED SPACE ENTRY
    - ii) FOLLOW OSHA REGULATIONS FOR CONFINED SPACE ENTRY IF ENTERING MANHOLE
  - B.3. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.

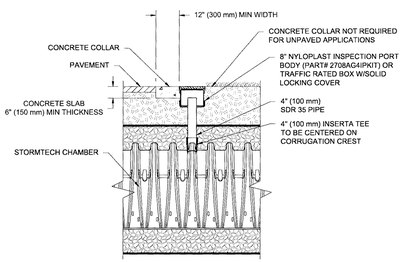
STEP 2) CLEAN OUT ISOLATOR ROW PLUS USING THE JETVAC PROCESS
- A. A FIXED CULVERT CLEANING NOZZLE WITH REAR FACING SPREAD OF 45° (1.1 m) OR MORE IS PREFERRED
- B. APPLY MULTIPLE PASSES OF JETVAC UNTIL BACKFLUSH WATER IS CLEAN
- C. VACUUM STRUCTURE SUMP AS REQUIRED

STEP 3) REPLACE ALL COVERS, GRATES, FILTERS, AND LIDS; RECORD OBSERVATIONS AND ACTIONS.

STEP 4) INSPECT AND CLEAN BASINS AND MANHOLES UPSTREAM OF THE STORMTECH SYSTEM.

NOTES

1. INSPECT EVERY 6 MONTHS DURING THE FIRST YEAR OF OPERATION. ADJUST THE INSPECTION INTERVAL BASED ON PREVIOUS OBSERVATIONS OF SEDIMENT ACCUMULATION AND HIGH WATER ELEVATIONS.
2. CONDUCT JETTING AND VACTORING ANNUALLY OR WHEN INSPECTION SHOWS THAT MAINTENANCE IS NECESSARY.



NOTE:
INSPECTION PORTS MAY BE CONNECTED THROUGH ANY CHAMBER CORRUGATION CREST.

4" PVC INSPECTION PORT DETAIL (SC SERIES CHAMBER)
NTS

SC-160LP
STANDARD CROSS SECTION
DATE: 05-10-19 DRAWN: KR CHECKED: KR
PROJECT #:
DESCRIPTION
DATE DRWN CHKD

SC-160
ISOLATOR ROW PLUS DETAILS
DATE: 05/28/20 DRAWN: ALI CHECKED: ALI
PROJECT #: —
DESCRIPTION
DATE DRWN CHKD

Revisions:
Date | Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

SHEET 1 OF 1

7

10

MISCELLANEOUS DETAILS
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

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LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

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NOTE:
1. THE EXISTING SANITARY SERVICE CLEANOUT SHALL BE REVIEWED WITH THE CITY INSPECTOR PRIOR TO CONNECTION TO VERIFY ADEQUATE CONDITION OF THE EXISTING SERVICE

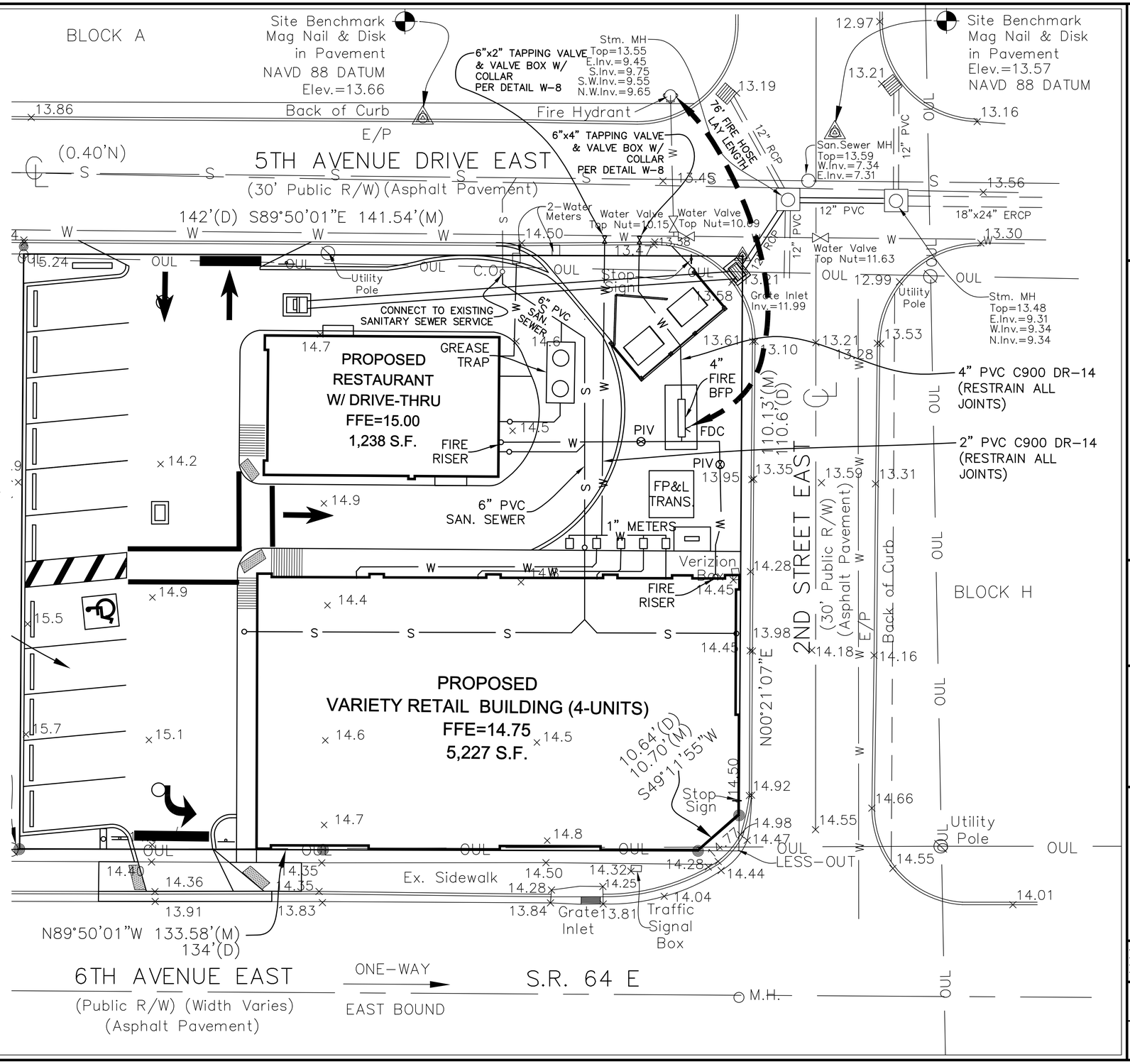
2. THE EXISTING UNUSED WATER SERVICES SHALL BE CAPPED AT THE CURB STOP WITH ALL DOWNSTREAM PIPING IN THE ROW REMOVED.

LEDGEND

PVI – POST INDICATOR VALVE

BFP – BACKFLOW PREVENTER

FDC – FIRE DEPARTMENT CONNECTION



WEBER ENGINEERING & SURVEYING, INC.
4596 Ashton Road – Sarasota, Florida 34233
Telephone: (941) 921-3914 – Fax: (941) 924-3094
www.weberengineering.com
Surveying & Mapping Business Authorization No. LB 4010
Engineering Business Authorization No: EB 4010

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UTILITY PLAN
MAIN CITY PLAZA
Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

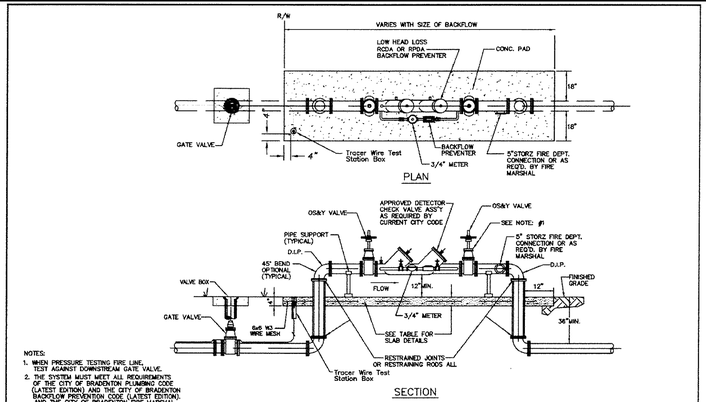
LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

NORTH
0 5' 10'
Scale: 1"=10' (Full Size)
Scale: 1"=20' (Half Size)

Revisions:	Description
Date	
10/3/25	Revised Per County Comments

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

8
10

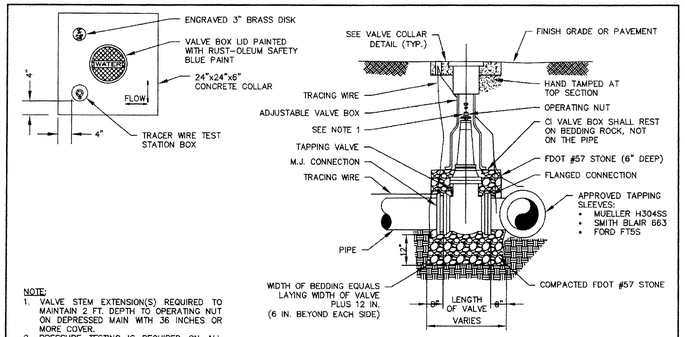


NOTES:
1. WHEN PRESSURE TESTING FIRE LINE, TEST AGAINST DOWNSTREAM GATE VALVE.
2. THE SYSTEM MUST MEET ALL REQUIREMENTS OF THE CITY OF BRADENTON PLUMBING CODE (LATEST EDITION) AND THE CITY OF BRADENTON PUBLIC WORKS CONSTRUCTION STANDARDS, (LATEST EDITION), AND THE CITY OF BRADENTON FIRE MARSHAL REQUIREMENTS.
3. PAINT BACKFLOW ASSEMBLY RUST-OLEUM SAFETY RED.
4. CHAMFER ALL EXPOSED EDGES OF CONCRETE

REV.	DATE	DESCRIPTION	BY
1	AUG-2010	TRACER WIRE	SBK

CITY OF BRADENTON, FLORIDA
PUBLIC WORKS AND UTILITIES
DEPARTMENT OF ENGINEERING

WATER DISTRIBUTION	DATE
TYPICAL HORIZONTAL FIRE LINE BACKFLOW PREVENTER	2/07
	SHEET NO. W-10



NOTE:
1. VALVE STEM EXTENSION(S) REQUIRED TO MAINTAIN 2 FT. DEPTH TO OPERATING NUT ON DEPRESSED MAIN WITH 36 INCHES OR MORE COVER.
2. PRESSURE TESTING IS REQUIRED ON ALL TAPPING SLEEVES AND SADDLES PRIOR TO ANY PIPE INSTALLATION AT THE VALVE. TESTING MUST BE WITNESSED BY CITY OF BRADENTON ENGINEERING SECTION STAFF.
3. VALVE BOXES REQUIRED FOR ALL LINES OR SERVICES EQUAL TO OR GREATER THAN 2 INCHES.

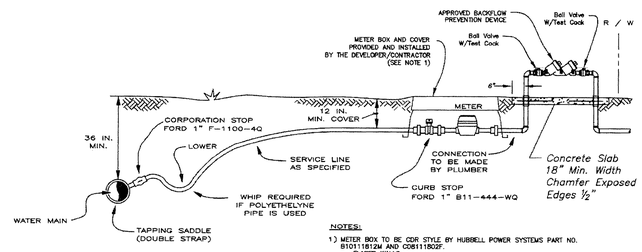
WET TAPPING SLEEVE AND VALVE DETAIL

N.T.S.

REV.	DATE	DESCRIPTION	BY
2	JAN. 2017	NOTES AND TAPPING SLEEVES	SBK
1	8/4/15	ADDITIONAL TAPPING SLEEVES	SBK

CITY OF BRADENTON, FLORIDA
PUBLIC WORKS AND UTILITIES
DEPARTMENT OF ENGINEERING

WATER DISTRIBUTION	DATE
TYPICAL WET TAPPING SLEEVE AND VALVE DETAIL	6/14
	SHEET NO. W-8



NOTES:
1) METER BOX TO BE CDR STYLE BY HUBBELL POWER SYSTEMS PART NO. B101118I2M AND C08111802F.
• FLARED WALLS
• MOUSEHOLE BOTH ENDS
• BLUE SKID RESISTANT READER LID WITH 6"x9" CAST IRON OPENING; NO BOLTS; UNDER 90°

TYPICAL WATER METER INSTALLATION

REV.	DATE	DESCRIPTION	BY
2	11/18/2013	CONC. SLAB AT BACKFLOW	SBK
1	4/22/2013	METER BOX NOTE	SBK

CITY OF BRADENTON, FLORIDA
PUBLIC WORKS AND UTILITIES
DEPARTMENT OF ENGINEERING

WATER DISTRIBUTION	DATE
TYPICAL WATER METER INSTALLATION	2/07
	SHEET NO. W-3

LOCATION OF PUBLIC WATER SYSYEM MAINS IN ACCORDANCE WITH F.A.C. RULE 62-555.314

Other Pipe	Horizontal Separation	Crossings (1)	Joint Spacing & Crossings (Full Joint Centered)
Storm Sewer, Stormwater Force Main, Reclaimed Water (2)	Water Main — 3 ft. minimum	Water Main — 12 inches is the minimum, except for storm sewer, then 6 inches is the minimum and 12 inches is preferred	Alternate 3 ft. minimum: Water Main
Vacuum Sanitary Sewer	Water Main — 10 ft. preferred, 3 ft. minimum	Water Main — 12 inches preferred, 6 inches minimum	Alternate 3 ft. minimum: Water Main
Gravity or Pressure Sanitary Sewer, Sanitary Sewer Force Main, Reclaimed Water (4)	Water Main — 10 ft. preferred, 6 ft. minimum (3)	Water Main — 12 inches is the minimum, except for gravity sewer, then 6 inches is the minimum and 12 inches is preferred	Alternate 6 ft. minimum: Water Main
On-Site Sewage Treatment & Disposal System	10 ft. minimum	---	---

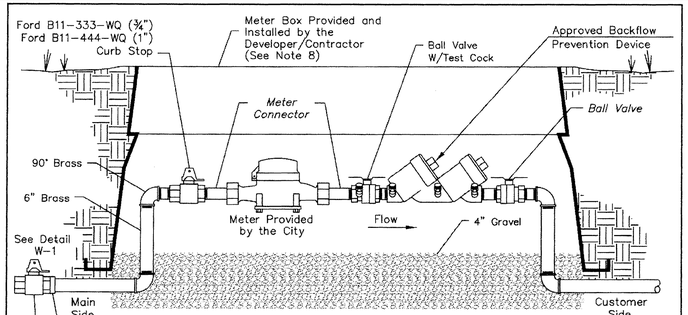
(1) Water main should cross above other pipe. When water main must be below other pipe, the minimum separation is 12 inches.
(2) Reclaimed water regulated under Part III of Chapter 62-610, F.A.C.
(3) 3 ft. for gravity sanitary sewer where the bottom of the water main is laid at least 6 inches above the top of the gravity sanitary sewer.
(4) Reclaimed water not regulated under Part III of Chapter 62-610, F.A.C.

Disclaimer – This document is provided for your convenience only. Please refer to F.A.C. Rule 62-555.314 for additional coordination requirements.

REV.	DATE	DESCRIPTION	BY

CITY OF BRADENTON, FLORIDA
PUBLIC WORKS AND UTILITIES
DEPARTMENT OF ENGINEERING

WATER DISTRIBUTION	DATE
WATER MAIN SEPARATION CHART	6/13
	SHEET NO. W-1



NOTE 8:
METER BOX TO BE CDR STYLE BY HUBBELL POWER SYSTEMS PART NO. B0011312M AND C0011320F
• FLARED WALLS
• MOUSEHOLE BOTH ENDS
• BLUE SKID RESISTANT READER LID WITH 6"x9" CAST IRON OPENING; NO BOLTS; UNDER 90°

TYPICAL SINGLE DEVICE 1" and 3/4" MODELS
WHERE A BACKFLOW PREVENTER IS REQUIRED

NOTES:
1. Backflow Device Must Be Installed Downstream Of Meter, As Close To Meter As Possible.
2. Copper Pipe Type "L" or "K" or Brass Pipe Minimum Schedule 40 Shall be Used to a Minimum Depth of 12" Below Grade.
3. All Piping Must Meet All Requirements of the City of Bradenton–SSBC Plumbing Code and the Backflow Prevention Code.
4. All Piping From Backflow Device to the First Atmospheric Opening or to Each Branch Valve Must be Color Coded Blue.
5. Meter and Meter Connectors Will be Provided By City of Bradenton Public Works Department.
6. Right Where Backflow Prevention is Required With Meter.
7. Paint Entire Assembly Rust-Oleum Safety Blue.

REV.	DATE	DESCRIPTION	BY
1	4/13/2012	ADDED NOTE 8	SBK

CITY OF BRADENTON, FLORIDA
PUBLIC WORKS AND UTILITIES
DEPARTMENT OF ENGINEERING

WATER DISTRIBUTION	DATE
TYPICAL METER SETS W/ BACKFLOW PREVENTERS 1" and 3/4" MODELS	7/10
	SHEET NO. W-5

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UTILITY DETAILS
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

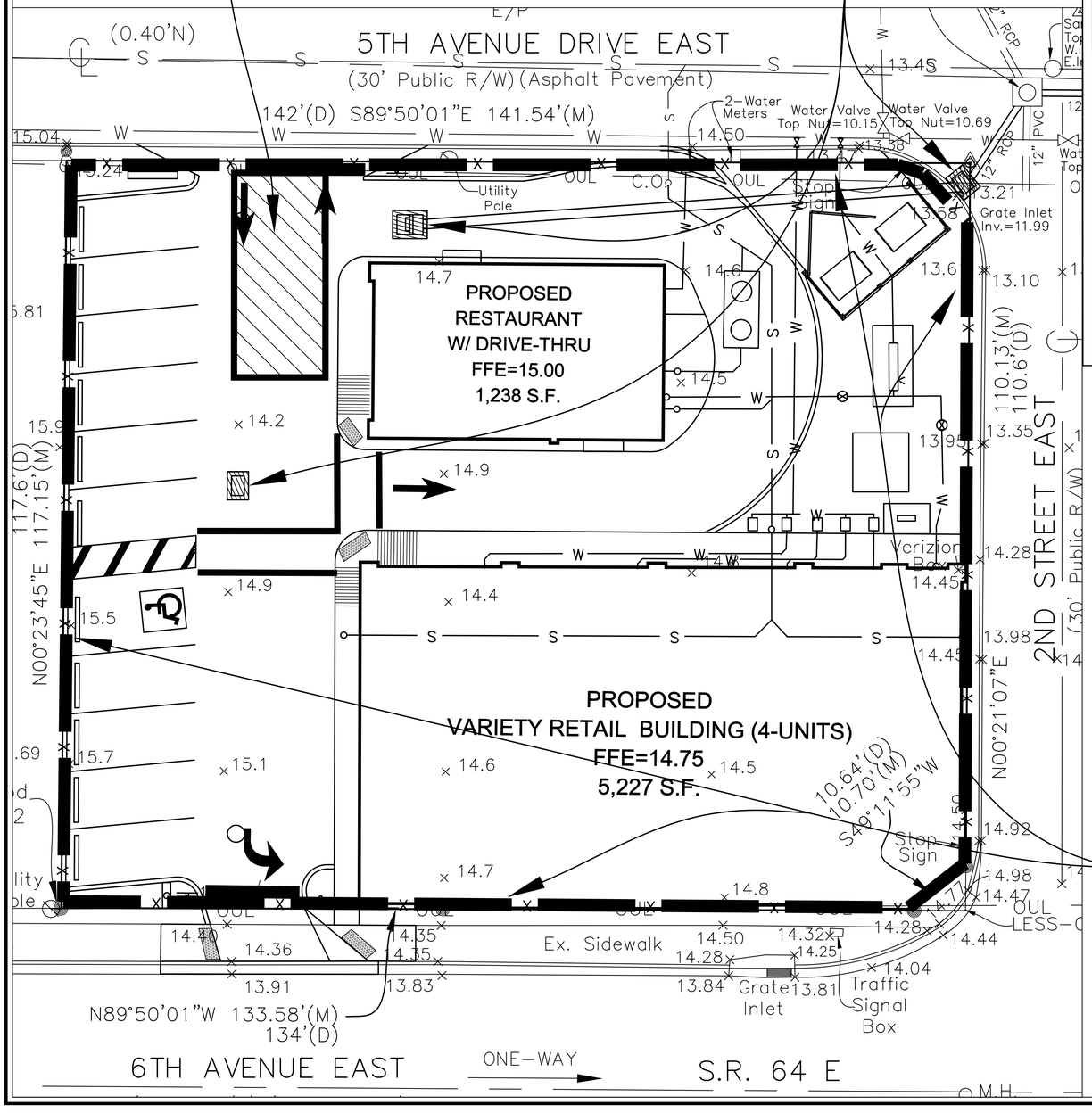
Revisions:
Date | Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

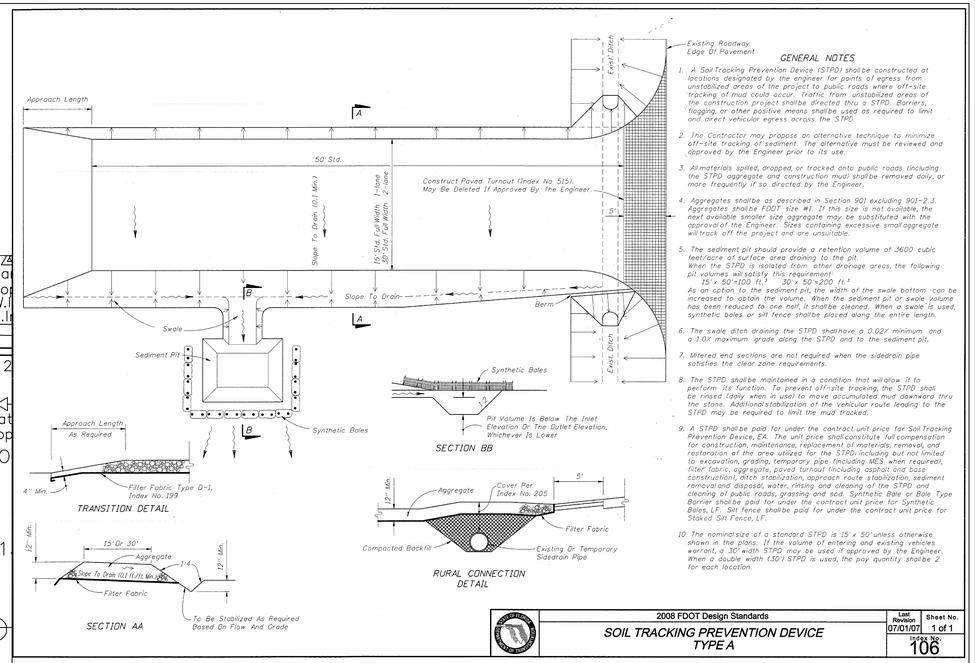
9
10

PLACE 2 LAYERS OF FILTER CLOTH UNDER INLET GRATES
INSPECT WEEKLY AND AFTER EACH RAINFALL EVENT,
CLEAN AND/OR REPLACE AS NECESSARY,
REMOVE UPON COMPLETION OF CONSTRUCTION
(TYPICAL)

SOIL TRACKING PREVENTION DEVICE



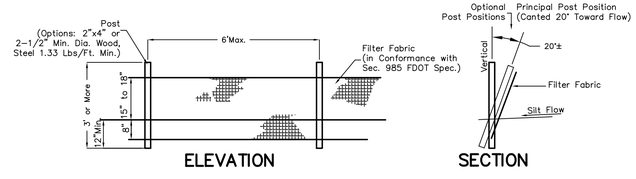
PROVIDE FDOT TYPE III SILT FENCE DURING CONSTRUCTION (PER FDOT INDEX 102) (TYPICAL)



GENERAL NOTES

1. A Soil Tracking Prevention Device (STPD) shall be constructed at locations designated by the engineer for points of egress from unstabilized areas of the project to public roads where off-site tracking of mud could occur. Traffic from unstabilized areas of the construction project shall be directed thru a STPD. Barriers, flagging, or other positive means shall be used as required to limit and direct vehicular egress across the STPD.
2. The Contractor may propose an alternative technique to minimize off-site tracking of sediment. The alternative must be reviewed and approved by the Engineer prior to its use.
3. All materials spilled, dropped, or tracked onto public roads (including the STPD aggregate and construction mud) shall be removed daily, or more frequently if so directed by the Engineer.
4. Aggregates shall be as described in Section 901 excluding 901-2.3. Aggregates shall be FDOT size #1. If this size is not available, the next available smaller size aggregate may be substituted with the approval of the Engineer. Sizes containing excessive small aggregate will track off the project and are unsuitable.
5. The sediment pit should provide a retention volume of 3600 cubic feet/acre of surface area draining to the pit. When the STPD is isolated from other drainage areas, the following pit volumes will satisfy this requirement:
   15' x 50'=100 Ft.^{3} 30' x 50'=200 Ft.^{3}
   As an option to the sediment pit, the width of the swale bottom can be increased to obtain the volume. When the sediment pit or swale volume has been reduced to one half, it shall be cleaned. When a swale is used, synthetic bales, or silt fence shall be placed along the entire length.
6. The swale ditch draining the STPD shall have a 0.02Ft/Ft minimum and a 1.0Ft/Ft maximum grade along the STPD and to the sediment pit.
7. Mitered end sections are not required when the sidedrain pipe satisfies the clear zone requirements.
8. The STPD shall be maintained in a condition that will allow it to perform its function. To prevent off-site tracking, the STPD shall be rinsed (daily when in use) to move accumulated mud downward thru the stone. Additional stabilization of the vehicular route leading to the STPD may be required to limit the mud tracked.
9. A STPD shall be paid for under the contract unit price for Soil Tracking Prevention Device, EA. The unit price shall constitute full compensation for construction, maintenance, replacement of materials, removal, and restoration of the area utilized for the STPD including but not limited to excavation, grading, temporary pipe (including MES when required), filter fabric, aggregate, paved turnout (including asphalt and base construction), ditch stabilization, approach route stabilization, sediment removal and disposal, water, rinsing and cleaning of the STPD and cleaning of public roads, grassing and sod. Synthetic Bale or Bale Type Barrier shall be paid for under the contract unit price for Synthetic Bales, LF. Silt fence shall be paid for under the contract unit price for Staked Silt Fence, LF.
10. The nominal size of a standard STPD is 15' x 50' unless otherwise shown in the plans. If the volume of entering and existing vehicles warrant, a 30' width STPD may be used if approved by the Engineer. When a double width (30') STPD is used, the pay quantity shall be 2 for each location.

2008 FDOT Design Standards	Last Revision 07/01/07	Sheet No. 1 of 1
SOIL TRACKING PREVENTION DEVICE TYPE A	Index No. 106	



F.D.O.T. TYPE III SILT FENCE
Not to Scale

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UTILITY PLAN
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

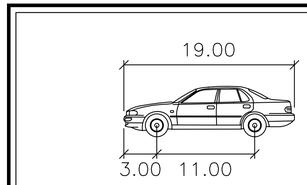
LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

NORTH
0 5' 10'
Scale: 1"=10' (Full Size)
Scale: 1"=20' (Half Size)

Revisions: Date | Description

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

10
10



P	feet
Width	: 7.00
Track	: 6.00
Lock to Lock Time	: 6.0
Steering Angle	: 31.6

BLOCK A

Site Benchmark
Mag Nail & Disk
in Pavement
NAVD 88 DATUM
Elev.=13.66

Back of Curb

E/P

(0.40'N)

5TH AVENUE DRIVE EAST
(30' Public R/W)(Asphalt Pavement)

142'(D) S89°50'01"E 141.54'(M)

Stm. MH
Top=13.55
E.Inv.=9.45
S.Inv.=9.75
S.W.Inv.=9.55
N.W.Inv.=9.65

Fire Hydrant

12" RCP

Site Benchmark
Mag Nail & Disk
in Pavement
Elev.=13.57
NAVD 88 DATUM

San.Sewer MH
Top=13.59
W.Inv.=7.34
E.Inv.=7.31

12" PVC

18"x24" ERCP

2-Water Meters

Water Valve
Top Nut=10.15

Water Valve
Top Nut=10.69

Water Valve
Top Nut=11.63

Utility Pole

Drive

Dumpster Pad

Stop Sign

Grate Inlet
Inv.=11.99

Stm. MH
Top=13.48
E.Inv.=9.31
W.Inv.=9.34
N.Inv.=9.34

PROPOSED
RESTAURANT
W/ DRIVE-THRU
FFE=15.00
1,238 S.F.

26'
22.0'
20.0'
84°
47.8'
3.0'
2.8'

LOT 6
BLOCK I

Parking

117.6'(D)
117.15'(M)
N00°23'45"E

110.13'(M)
110.6'(D)

2ND STREET EAST
(30' Public R/W)
(Asphalt Pavement)

Verizon Box

BLOCK H

PROPOSED
VARIETY RETAIL BUILDING (4-UNITS)
FFE=14.75
5,227 S.F.

46.5'

0' Setback

10.64'(D)
10.70'(M)
S49°11'55"W

N00°21'07"E

Fnd 5/8" I. Rod
w/Cap LB #6982

Utility Pole

Back of Curb

Ex. Sidewalk

Ex. Sidewalk

LESS-OUT

Grate Inlet

Traffic Signal Box

N89°50'01"W 133.58'(M)
134'(D)

6TH AVENUE EAST
(Public R/W) (Width Varies)
(Asphalt Pavement)

ONE-WAY
EAST BOUND

S.R. 64 E

M.H.

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VEHICLE TURNING TEMPLATE
MAIN CITY PLAZA

Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

NORTH
0 5' 10'
Scale: 1"=10' (Full Size)
Scale: 1"=20' (Half Size)

Revisions: Description Date

Job # 2024083
Dwg # D-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

TT-1

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Lawrence R. Weber, PE, PLS
President

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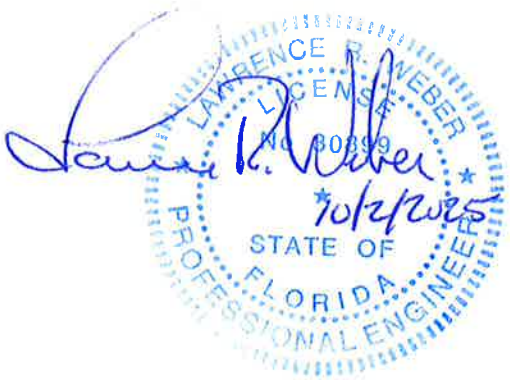
Main City Plaza
Traffic Analysis

Traffic Analysis based on ITE 11th Edition Trip Generation Rates

Description	ITE Code	PM Peak Hour Rate	Unit	PM Peak Hour Trips
Fast Food Restaurant w/o inside seating	935	41.06/1000 s.f.	1,238 s.f.	51
Variety Store	814	4.42/1,000 s.f.	5,227 s.f.	23
Total				74



ITE Trip Generation Manual, 11th Edition
PM Peak Hour Net New Trips by ITE Land Use Category

Land Use Category - ITE 11th Edition	ITE Land Use Code	ITE Average PM Peak Hour Trip Rate[1]	Unit	Pass-By Trip Reduction Factor[3]	Net New Trip Rate	Trip Length Adjustment Factor	Net New Trips
RETAIL							
Tractor Supply Store	810	1.40	1,000 sf GFA	1.00	1.40	1.00	1.40
Construction Equipment Rental	811	0.99	1,000 sf GFA	1.00	0.99	1.00	0.99
Building Materials and Lumber Store	812	2.25	1,000 sf GFA	1.00	2.25	1.00	2.25
Free-Standing Discount Superstore	813	4.33	1,000 sf GFA	0.71	3.07	1.00	3.07
Variety Store	814	6.70	1,000 sf GFA	0.66	4.42	1.00	4.42
Free-Standing Discount Store	815	4.86	1,000 sf GFA	0.80	3.89	1.00	3.89
Hardware/Paint Store	816	2.98	1,000 sf GFA	0.74	2.21	1.00	2.21
Nursery (Garden Center)	817	6.94	1,000 sf GFA	1.00	6.94	1.00	6.94
Nursery (Wholesale)	818	5.24	1,000 sf GFA	1.00	5.24	1.00	5.24
Shopping Center (150K-300K)	820	3.40	1,000 sf GLA	0.71	2.41	1.00	2.41
Shopping Center (300K-900K)	820	3.40	1,000 sf GFA	0.81	2.75	1.00	2.75
Shopping Plaza (40-150K)	821	9.03	1,000 sf GLA	0.60	5.42	1.00	5.42
Strip Retail Plaza (<40K)	822	6.59	1,000 sf GLA	1.00	6.59	1.00	6.59
Factory Outlet Center	823	2.29	1,000 sf GFA	1.00	2.29	1.00	2.29
Automobile Sales (New)	840	2.42	1,000 sf GFA	1.00	2.42	1.00	2.42
Automobile Sales (Used)	841	3.75	1,000 sf GFA	1.00	3.75	1.00	3.75
Recreational Vehicle Sales	842	0.77	1,000 sf GFA	1.00	0.77	1.00	0.77
Automobile Parts Sales	843	4.90	1,000 sf GFA	0.57	2.79	1.00	2.79
Tire Store	848	3.75	1,000 sf GFA	0.75	2.81	1.00	2.81
Tire Superstore	849	2.11	1,000 sf GFA	1.00	2.11	1.00	2.11
Supermarket	850	8.95	1,000 sf GFA	0.76	6.80	1.00	6.80
Convenience Store	851	49.11	1,000 sf GFA	1.00	49.11	1.00	49.11
Discount Club	857	4.19	1,000 sf GFA	0.66	2.77	1.00	2.77
PM Peak Hour Generator Only Farmers Market[2]	858	179.84	Acres	1.00	179.84	1.00	179.84
Wholesale Market[2]	860	1.76	1,000 sf GFA	1.00	1.76	1.00	1.76
Sporting Goods Superstore	861	2.14	1,000 sf GFA	1.00	2.14	1.00	2.14
Home Improvement Superstore	862	0.19	1,000 sf GFA	0.58	0.11	1.00	0.11
Electronic Superstore	863	4.25	1,000 sf GFA	0.60	2.55	1.00	2.55
Toy/Children's Superstore[2]	864	5.00	1,000 sf GFA	1.00	5.00	1.00	5.00
Baby Superstore[2]	865	1.82	1,000 sf GFA	1.00	1.82	1.00	1.82
Pet Supply Superstore	866	3.55	1,000 sf GFA	1.00	3.55	1.00	3.55
Office Supply Superstore	867	2.77	1,000 sf GFA	1.00	2.77	1.00	2.77
Book Superstore[2]	868	15.83	1,000 sf GFA	1.00	15.83	1.00	15.83
Discount Home Furnishings Superstore	869	1.57	1,000 sf GFA	1.00	1.57	1.00	1.57
Bed and Linen Superstore[2]	872	2.22	1,000 sf GFA	1.00	2.22	1.00	2.22
Department Store	875	1.95	1,000 sf GFA	1.00	1.95	1.00	1.95
Apparel Store	876	4.12	1,000 sf GFA	1.00	4.12	1.00	4.12
Arts and Crafts Store [2]	879	6.21	1,000 sf GFA	1.00	6.21	1.00	6.21
Pharmacy/Drug Store without Drive-Through	880	8.51	1,000 sf GFA	0.47	4.00	1.00	4.00
Pharmacy/Drug Store with Drive-Through	881	10.25	1,000 sf GFA	0.51	5.23	1.00	5.23
Marijuana Dispensery	882	18.92	1,000 sf GFA	1.00	18.92	1.00	18.92
Furniture Store	890	0.52	1,000 sf GFA	0.47	0.24	1.00	0.24
Medical Equipment Store[2]	897	1.24	1,000 sf GFA	1.00	1.24	1.00	1.24

ITE Trip Generation Manual, 11th Edition
PM Peak Hour Net New Trips by ITE Land Use Category

Land Use Category - ITE 11th Edition	ITE Land Use Code	ITE Average PM Peak Hour Trip Rate[1]	Unit	Pass-By Trip Reduction Factor[3]	Net New Trip Rate	Trip Length Adjustment Factor	Net New Trips
Liquor Store	899	16.62	1,000 sf GFA	1.00	16.62	1.00	16.62
Walk-in Bank	911	12.13	1,000 sf GFA	1.00	12.13	1.00	12.13
Drive-in Bank	912	21.01	1,000 sf GFA	0.71	14.92	1.00	14.92
Hair Salon[2]	918	1.45	1,000 sf GFA	1.00	1.45	1.00	1.45
Copy, Print and Express Ship Store [2]	920	7.42	1,000 sf GFA	1.00	7.42	1.00	7.42
Food Cart Pod	926	6.16	Food Cart	1.00	6.16	1.00	6.16
Fast Casual Restaurant	930	12.55	1,000 sf GFA	1.00	12.55	1.00	12.55
Fine Dining Restaurant	931	7.80	1,000 sf GFA	0.56	4.37	1.00	4.37
High Turnover (Sit-Down) Restaurant	932	9.05	1,000 sf GFA	0.57	5.16	1.00	5.16
Fast Food Restaurant without Drive-Through	933	33.21	1,000 sf GFA	1.00	33.21	1.00	33.21
Fast Food Restaurant with Drive-Through	934	33.03	1,000 sf GFA	0.45	14.86	1.00	14.86
Fast Food Restaurant with Drive-Through, No Indoor Seating	935	59.50	1,000 sf GFA	0.69	41.06	1.00	41.06
Coffee/Donut Shop without Drive-Through	936	32.29	1,000 sf GFA	1.00	32.29	1.00	32.29
Coffee/Donut Shop with Drive-Through	937	38.99	1,000 sf GFA	1.00	38.99	1.00	38.99
Coffee/Donut Shop with Drive-Through, No Indoor Seating	938	15.08	Drive-Through Lanes	0.02	0.30	1.00	0.30
Quick Lubrication Vehicle Shop [2]	941	8.70	1,000 sf GFA	1.00	8.70	1.00	8.70
Automobile Care Center	942	3.11	1,000 sf GFA	1.00	3.11	1.00	3.11
Auto Parts / Service Center	943	2.06	1,000 sf GFA	1.00	2.06	1.00	2.06
Gasoline/Service Station	944	13.91	Fueling Position	0.43	5.98	1.00	5.98
Gasoline/Service Station w/ Convenience Market (2-4K) & 8 or fewer pumps	945	18.42	Fueling Position	0.44	8.10	1.00	8.10
Gasoline/Service Station w/ Convenience Market (4-5.5K) & 12-20 pumps	945	22.76	Fueling Position	0.25	5.69	1.00	5.69
Gasoline/Service Station w/ Convenience Market (5.5-10K) & 16 pumps	945	26.90	Fueling Position	0.21	5.65	1.00	5.65
Self-Service Car Wash	947	5.54	Wash Stall	1.00	5.54	1.00	5.54
Automated Car Wash	948	14.20	Car Wash Tunnel	1.00	14.20	1.00	14.20
Car Wash and Detail Center[2]	949	13.60	Wash Stall	1.00	13.60	1.00	13.60
Truck Stop	950	15.42	Fueling Position	1.00	15.42	1.00	15.42
Wine Tasting Room	970	7.31	1,000 sf GFA	1.00	7.31	1.00	7.31
Brewery Tap Room[2]	971	9.83	1,000 sf GFA	1.00	9.83	1.00	9.83
Drinking Place	975	11.36	1,000 sf GFA	1.00	11.36	1.00	11.36
OFFICE							
General Office Building	710	1.44	1,000 sf GFA	1.00	1.44	1.00	1.44
Small Office Building	712	2.16	1,000 sf GFA	1.00	2.16	1.00	2.16
Corporate Headquarters Building	714	1.30	1,000 sf GFA	1.00	1.30	1.00	1.30
Single Tenant Office Building	715	1.76	1,000 sf GFA	1.00	1.76	1.00	1.76
Medical-Dental Office Building	720	3.93	1,000 sf GFA	1.00	3.93	1.00	3.93
Government Office Building	730	1.71	1,000 sf GFA	1.00	1.71	1.00	1.71
State Motor Vehicle Department	731	5.20	1,000 sf GFA	1.00	5.20	1.00	5.20
United States Post Office	732	11.21	1,000 sf GFA	1.00	11.21	1.00	11.21
Office Park	750	1.30	1,000 sf GFA	1.00	1.30	1.00	1.30
Research and Development Center	760	0.98	1,000 sf GFA	1.00	0.98	1.00	0.98
Business Park	770	1.22	1,000 sf GFA	1.00	1.22	1.00	1.22

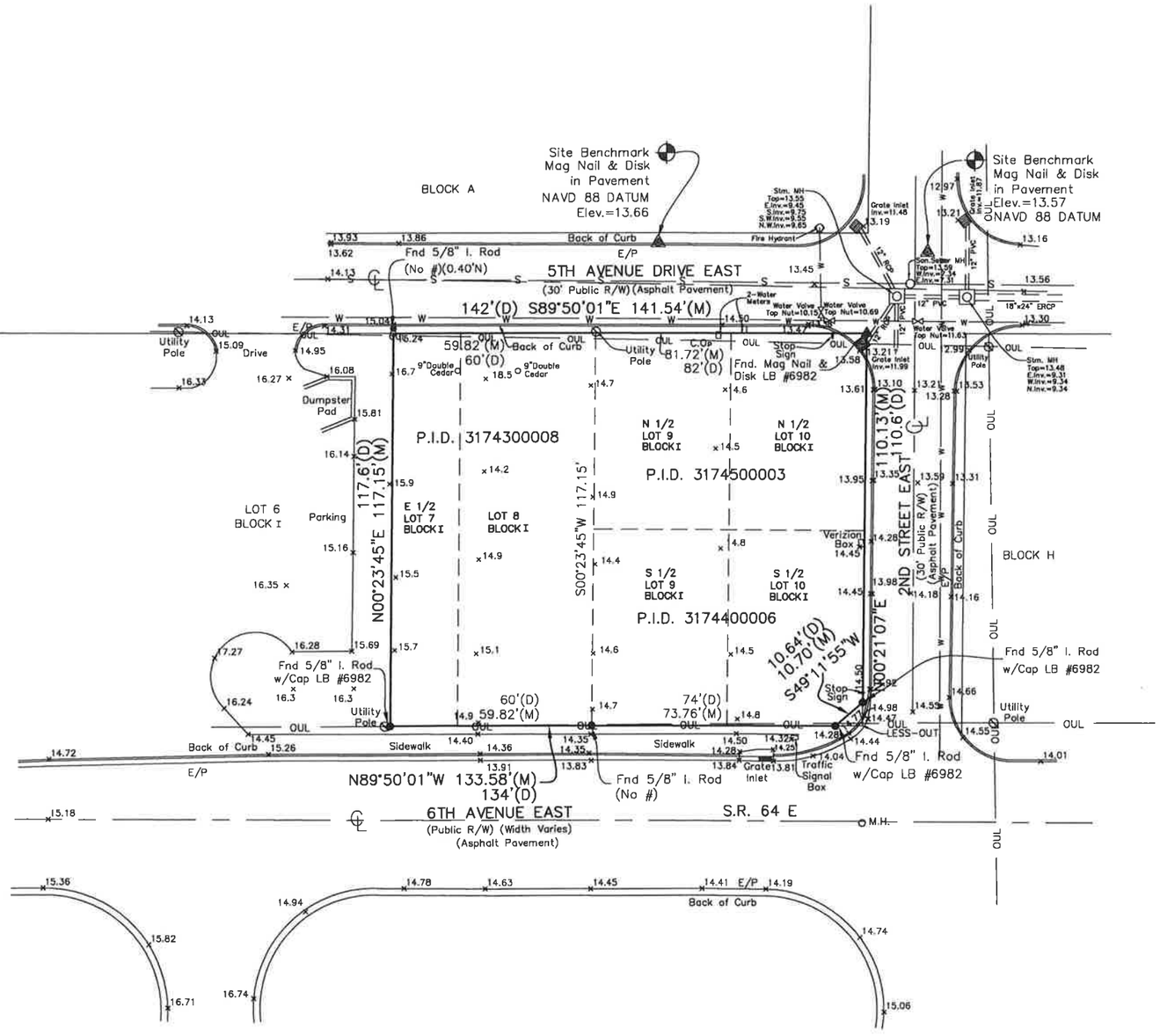
ITE Trip Generation Manual, 11th Edition
PM Peak Hour Net New Trips by ITE Land Use Category

Land Use Category - ITE 11th Edition	ITE Land Use Code	ITE Average PM Peak Hour Trip Rate[1]	Unit	Pass-By Trip Reduction Factor[3]	Net New Trip Rate	Trip Length Adjustment Factor	Net New Trips
INDUSTRIAL & TERMINAL							
General Light Industrial	110	0.65	1,000 sf GFA	1.00	0.65	1.00	0.65
Industrial Park	130	0.34	1,000 sf GFA	1.00	0.34	1.00	0.34
Manufacturing	140	0.74	1,000 sf GFA	1.00	0.74	1.00	0.74
Warehousing	150	0.18	1,000 sf GFA	1.00	0.18	1.00	0.18
Mini-Warehouse (per 100 storage units)	151	1.68	100 storage units	1.00	1.68	1.00	1.68
Mini-Warehouse (per 1000 sf GLA)	151	0.15	1,000 sf GFA	1.00	0.15	1.00	0.15
High-Cube Transload and Short-Term Storage Warehouse	154	0.10	1,000 sf GFA	1.00	0.10	1.00	0.10
High-Cube Fulfillment Center Warehouse	155	0.16	1,000 sf GFA	1.00	0.16	1.00	0.16
High-Cube Parcel Hub Warehouse	156	0.64	1,000 sf GFA	1.00	0.64	1.00	0.64
High-Cube Cold Storage Warehouse	157	0.12	1,000 sf GFA	1.00	0.12	1.00	0.12
Data Center	160	0.09	1,000 sf GFA	1.00	0.09	1.00	0.09
Utilities	170	2.16	1,000 sf GFA	1.00	2.16	1.00	2.16
Specialty Trade Contractor	180	1.93	1,000 sf GFA	1.00	1.93	1.00	1.93
Marijuana Cultivation and Processing Facility[2]	190	0.64	1,000 sf GFA	1.00	0.64	1.00	0.64
Commercial Airport[2]	21	0.00	Employees	1.00	0.00	1.00	0.00
General Aviation Airport[2]	22	1.57	Employees	1.00	1.57	1.00	1.57
Intermodal Truck Terminal	30	1.87	1,000 sq GFA	1.00	1.87	1.00	1.87
Park-and-Ride Lot with Bus	90	0.49	Parking Spaces	1.00	0.49	1.00	0.49

Weekday
PM Peak Hour of Generator Only

* Abbreviations include: GFA = Gross Floor Area, sf = square feet, and GLA = Gross Leasable Area

1. P.M. Peak hour of the adjacent street system used unless not available
2. Indicates there were a limited number of studies for this land use (less than three) so data may not be reliable
3. The Pass-By Trip Reduction Factor reduces the Average Trip Rate based on weekday peak hour Pass-By trip percentages updated with the ITE Trip Generation Manual, 11th Edition



LEGAL DESCRIPTION:

Lot 8, 9, 10 and the east half of Lot 7, Block I, High School Addition, as per plat thereof recorded in Plat Book 2, Page 41, Public Records of Manatee County, Florida, Less road right-of-way described as follows: Begin at the southeast corner of said Lot 10, thence North 89°41'29" West 8 feet along the south line of said Lot 19; thence North 49°10'04" East 10.64 feet to the east line of said Lot 10; thence South 00°24'46" West 7 feet along the said east line to the Point-of-Beginning.

Containing 16,558 sq. ft. (0.380 acre)

NOTES:

1. Subject to all easements and restrictions of record.
2. Improvements such as, but not limited to, underground utilities, landscape features, etc. have not been located or graphically shown.
3. Date of most recent field survey: 7/28/2024
4. This property appears on FEMA Flood Map #120981C0306 F,dated 8/10/2021, Zone: X
5. This survey performed with___ without X benefit of Title Abstract.
6. Bearings, if shown, based on the Northerly R/W line of 6th Avenue East having a bearing of N89°50'01"W (assumed).
7. No lot line easements shown on record plat.
8. The expected use of the land, as classified in the Standards of Practice (5J-17 FAC), is "Suburban". The minimum relative distance accuracy for this type of boundary survey is 1 foot in 7,500 feet. The accuracy obtained by measurement and calculation of a closed geometric figure was found to exceed this requirement.
9. Elevations based on NGS Benchmark #U-695 with a published elevation of 11.16, NAVD 88 DATUM.

LEGEND:

Fnd.	Found	P.C.P.	Permanent Control Point
Pro	Pro-rated Distance	P.R.M.	Permanent Reference Monument
C.M.	Concrete Monument	(R)	Indicates Radial Bearing
N	North	C.L.F.	Chain Link Fence
S	South	C.B.	Concrete Block
E	East	Esmt.	Easement
W	West	P.B./Pg.	Plat Book/Page
P	Plat Dimension	O.R./Pg.	Official Record Book/Page
M	Measured Dimension	Str.	Structure
R/W	Right of way	R=	Radius of Curve
E/P	Edge of Pavement	Δ=	Delta of Curve
D	Deed Dimension	L=	Arc Length of Curve
O.A.	Overall Dimension	Ch=	Chord Length of Curve
B-B	Back to Back Curb Dimension		Indicates Spot Elevation
O.U.L.	Overhead Utility Line		
○	Indicates a 5/8" I. Rod w/Cap #3868 Set		

Certified to:
Vott Partners, LLC

SURVEYOR'S CERTIFICATION

I hereby certify that this boundary and topographic survey was prepared under my direction and supervision, that it is a true representation of the land as shown and described hereon to the best of my knowledge and belief and that it meets the "Standards of Practice for land surveying in the State of Florida" Chapter 5J-17, Florida Administrative Code pursuant to Section 472.027 Florida Statutes.

Date of Certificate: 10/30/2025

Lawrence R. Weber
Professional Surveyor and Mapper
Florida License No. 3868

STATE OF FLORIDA
LAWRENCE R. WEBER
LICENSED
PROFESSIONAL SURVEYOR & MAPPER

WEBER ENGINEERING & SURVEYING, INC.
4596 Ashton Road ~ Sarasota, Florida 34233
Telephone: (941) 921-3914 ~ Fax: (941) 924-3094
www.weberengineering.com
Surveying & Mapping Business Authorization No. LB 4010
Engineering Business Authorization No. EB 4010

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BOUNDARY & TOPOGRAPHIC SURVEY
MAIN CITY PLAZA
LOTS 8, 9, 10 AND THE EAST HALF OF LOT 7 BLOCK I, HIGH SCHOOL ADDITION, P.B. 2, PG. 41
Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida

LAWRENCE R. WEBER
FLORIDA LICENSE No. PE 30899
Date:

NORTH
0 10' 20'
Scale: 1"=20' (Full Size)
Scale: 1"=40' (Half Size)

Revisions: Date / Description

Job # 20240B3
Dwg # 0-17543
Date: 1/10/25
Drawn by: JSB
Checked by:

4
10

A NEW SHELL BUILDING

MAIN CITY PLAZA

608 2ND STREET EAST
BRADENTON, FLORIDA 34208

INDEX OF DRAWINGS

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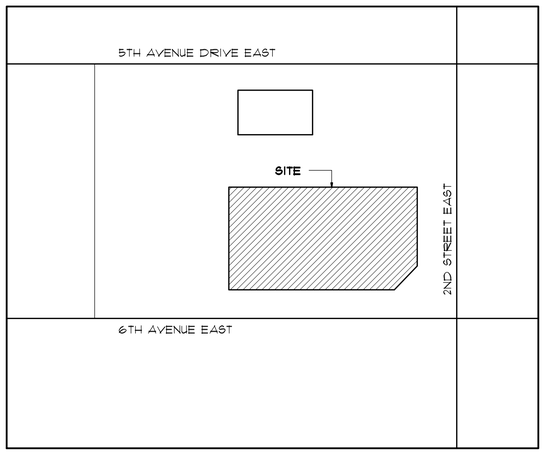
A.04	EXTERIOR ELEVATIONS
A.05	ROOF PLAN
A.06	SECTIONS
A.07	SECTIONS
A.08	EGRESS PLAN / CODE ANALYSIS
A.09	PROJECT MANUAL NOTES
S1	FOUNDATION PLAN
S2	STRUCTURAL FLOOR PLAN
S3	ROOF FRAMING PLAN
S4	STRUCTURAL NOTES
S5	STRUCTURAL DETAILS
S6	STRUCTURAL DETAILS
S7	STRUCTURAL DETAILS
M1.10	MECHANICAL FLOOR PLAN
M1.20	MECHANICAL ROOF PLAN
E1.00	ELECTRICAL SITE PLAN
E1.01	PHOTOMETRIC SITE PLAN
E1.02	SITE LIGHTING CUT SHEETS
E1.10	ELECTRICAL LIGHTING PLAN
E1.11	ELECTRICAL POWER PLAN
E2.00	ELECTRICAL NOTES AND LEGENDS
E2.10	ELECTRICAL SCHEDULES
E3.00	ELECTRICAL RISER / NOTES
P1.10	SANITARY PIPING PLAN
P1.11	WATER PIPING PLAN
P1.12	SANITARY RISER DIAGRAM
P2.00	PLUMBING NOTES / LEGENDS / SCHEDULES
F1.10	FIRE SPRINKLER PLAN
F1.11	FIRE SPRINKLER NOTED AND DETAILS
F2.00	61615 COMPLIANCE LETTER

TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, LAWS OF FLORIDA.
WINDLOADING HAS BEEN DESIGNED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE, SECTION 1609, EIGHTH (2023) EDITION.

ADDITIONAL DESIGN TEAM MEMBERS

STRUCTURAL ENGINEERING
McCALL ENGINEERING LLC
6849 ENERGY COURT
SARASOTA, FLORIDA 34240
(941) 907-9126

MECHANICAL AND ELECTRICAL ENGINEERING
CRAWFORD WILLIAMS ENGINEERING, INC.
6383 PROFESSIONAL PARKWAY EAST
SARASOTA, FLORIDA 34240
(941) 907-0103



SITE LOCATION MAP
NOT TO SCALE

GLG
ARCHITECTS, LLC
5850 DEACON RD.
SARASOTA, FL 34238
(941) 465-0549
GIOVANNI@ARCSBC.COM
LICENSE #AR98632

SEAL

GIOVANNI GIANNINI
REGISTERED ARCHITECT
STATE OF FLORIDA #AR98632

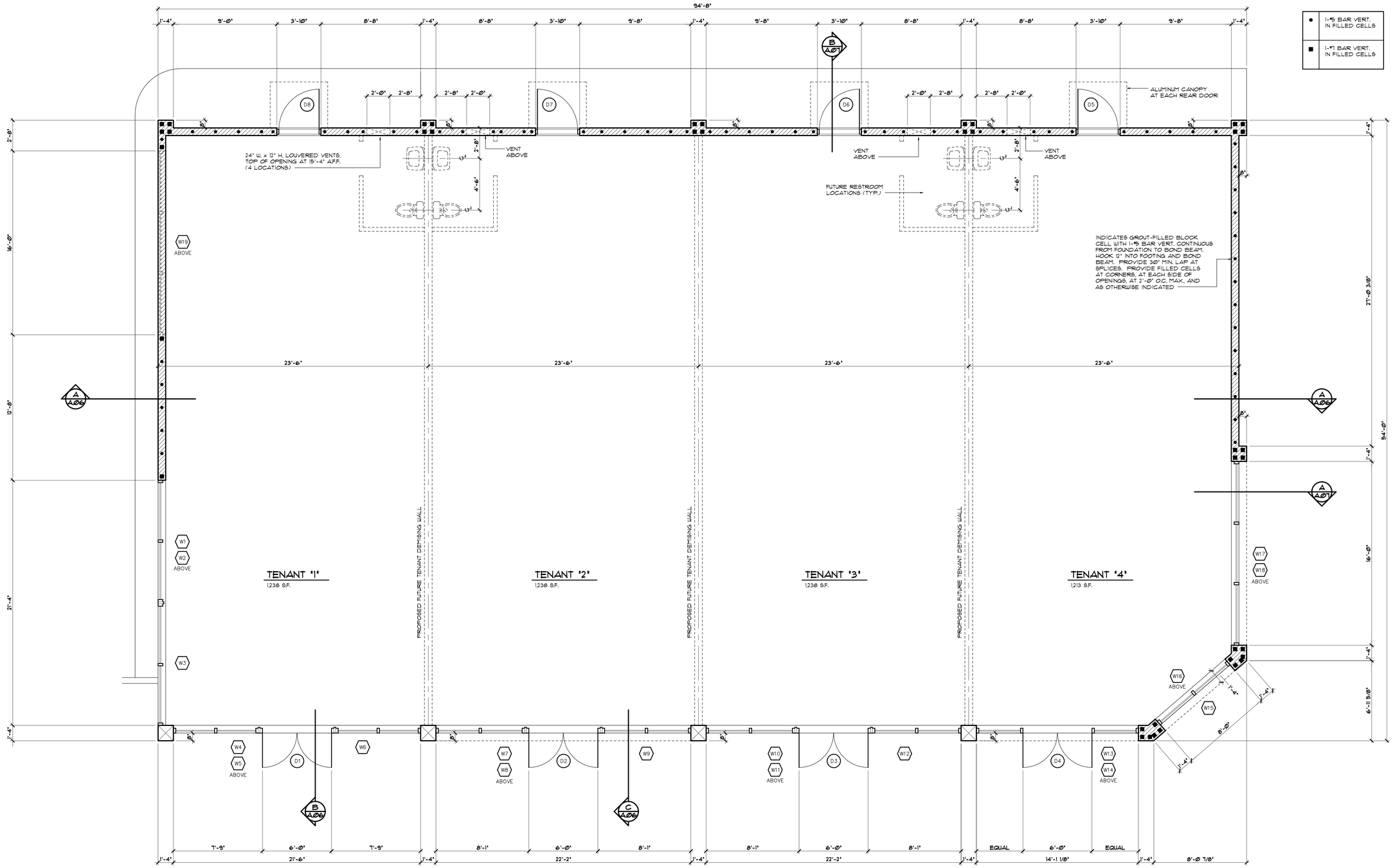
A NEW SHELL BUILDING
MAIN CITY PLAZA
608 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:
CHECKED BY:
FILE:

PROJECT: P2406-0262
DATE: 7/22/25
ISSUE DATE

CS



TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, LAWS OF FLORIDA.
UNCLOADING HAS BEEN DESIGNED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE, SECTION 1609, EIGHTH (2023) EDITION

AREA CALCULATIONS

TOTAL AREA	4,938 S.F.

FLOOR PLAN

SCALE: 1/4" = 1'-0"

GLC ARCHITECTS, LLC
5850 DEACON RD.
SARASOTA, FL 34238
(941) 465-0549
GIOVANNI@ARCSBC.COM
LICENSE #AR98632

SEAL
STATE OF FLORIDA · GIOVANNI L. GIANNINI · AR98632 · REGISTERED ARCHITECT

GIOVANNI GIANNINI
REGISTERED ARCHITECT
STATE OF FLORIDA #AR98632

A NEW SHELL BUILDING

MAIN CITY PLAZA

608 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:
CHECKED BY:
FILE:

PROJECT: P2406-0262

DATE: 7/22/25

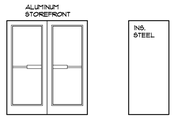
ISSUE DATE

A.01

DOOR SCHEDULE

SYMBOL ○

DOOR TYPE	MARK	SIZE (W x H)	DESCRIPTION	DESIGN WIND PRESSURE SERVICE LOAD (ASD)	RATED DESIGN WIND PRESSURE, SPECIFIED UNIT, PSF (SERVICE LOAD)	REF. # / REMARKS	NOTICE OF ACCEPTANCE ACCEPTANCE NUMBER (OR OTHER APPROVED TEST)
A	D1	(2) 3'-0" x 7'-0"	ALUMINUM STOREFRONT DOOR	ZONE 4 +30.4 / -33.0	+50.0 / -50.0	HW SET #1	FL 16554.1 R14
A	D2	(2) 3'-0" x 7'-0"	ALUMINUM STOREFRONT DOOR	ZONE 4 +30.4 / -33.0	+50.0 / -50.0	HW SET #1	FL 16554.1 R14
A	D3	(2) 3'-0" x 7'-0"	ALUMINUM STOREFRONT DOOR	ZONE 4 +30.4 / -33.0	+50.0 / -50.0	HW SET #1	FL 16554.1 R14
A	D4	(2) 3'-0" x 7'-0"	ALUMINUM STOREFRONT DOOR	ZONE 4 +30.4 / -33.0	+50.0 / -50.0	HW SET #1	FL 16554.1 R14
B	D5	3'-0" x 7'-0"	INSULATED STEEL / HM FRAME (FRAME 4" HIGH AT HEAD)	ZONE 4 +30.4 / -33.0	+75.0 / -75.0	HW SET #2	NOA 23-0821.18 (EXP. 5/05/2028)
B	D6	3'-0" x 7'-0"	INSULATED STEEL / HM FRAME (FRAME 4" HIGH AT HEAD)	ZONE 4 +30.4 / -33.0	+75.0 / -75.0	HW SET #2	NOA 23-0821.18 (EXP. 5/05/2028)
B	D7	3'-0" x 7'-0"	INSULATED STEEL / HM FRAME (FRAME 4" HIGH AT HEAD)	ZONE 4 +30.4 / -33.0	+75.0 / -75.0	HW SET #2	NOA 23-0821.18 (EXP. 5/05/2028)
B	D8	3'-0" x 7'-0"	INSULATED STEEL / HM FRAME (FRAME 4" HIGH AT HEAD)	ZONE 4 +30.4 / -33.0	+75.0 / -75.0	HW SET #2	NOA 23-0821.18 (EXP. 5/05/2028)



DOOR TYPE 'A'

DOOR TYPE 'B'

ENCLOSED STRUCTURE

BASIC WIND SPEED: 150 MPH

RISK CATEGORY II

WIND EXPOSURE: B

INTERNAL PRESSURE COEFFICIENT: +/- 0.18

DOOR SCHEDULE NOTES

1. EXTERIOR DOORS TO RECEIVE GLAZING SHALL BE GLAZED AS DECRIBED IN GLAZING TABLE, THIS SHEET.
2. ALL GLAZED EXTERIOR DOOR ASSEMBLIES SHALL BE IMPACT-RESISTANT AND MEET THE REQUIREMENTS OF SSTD 12, ASTM E 1886, AND ASTM E 1996 OR MIAMI-DADE PA 201, 202, AND 203.
3. STOREFRONT DOORS SHALL BE YKK AP AMERICA 35H SERIES
4. EXTERIOR STEEL DOORS AND FRAMES SHALL BE INGERSOLL-RAND (STEELCRAFT) IR SERIES H16-4 COMMERCIAL FLUSH OUTSWING DOORS
5. ALL EXTERIOR DOOR ASSEMBLIES SHALL BE INSTALLED IN STRICT COMPLIANCE WITH INDICATED NOTICE OF ACCEPTANCE (NOA) OR FLORIDA PRODUCT APPROVAL.
6. ALL HARDWARE SHALL MEET ADA REQUIREMENTS AND THE REQUIREMENTS OF THE FLORIDA BUILDING CODE - ACCESSIBILITY.
7. ALUMINUM FINISH AT STOREFRONT SYSTEM DOORS AND FRAMES SHALL BE BRONZE ANODIZED.

DOOR HARDWARE NOTES

1. PROVIDE ALL MISCELLANEOUS HARDWARE CUSTOMARY TO EACH INSTALLATION, INCLUDING STRIKES, WALL OR FLOOR MOUNTED DOOR BUMPERS WITH CONCEALED, TAMPERPROOF FASTENING, ETC.
2. DOOR HARDWARE FINISH SHALL BE SATIN CHROMIUM UNLESS OTHERWISE NOTED.
3. LOCKING AND LATCHING HARDWARE SHALL BE SCHLAGE UNLESS OTHERWISE NOTED. SEE HARDWARE SETS.
4. FASTENING OF THRESHOLDS TO CONCRETE SLAB SUB-STRATES SHALL BE WITH MACHINE SCREWS INTO DOUBLE EXPANSION CONCRETE ANCHORS. SET THRESHOLDS IN FULL BED OF BUTYL-RUBBER OR POLYISOBUTYLENE MASTIC SEALANT.
5. BUTT HINGES SHALL BE HAGAR 1129, US9P FINISH, 1 1/2 PAIR PER LEAF UNLESS OTHERWISE NOTED (2 PAIR AT DOORS OVER 7'-0" IN HEIGHT.).
6. CLOSERS SHALL BE SURFACE-MOUNTED LCN 4041 OR EQUIVALENT WITH REDUCED OPENING FORCE AND DELAYED ACTION FEATURE, PAINTED FINISH.
7. HARDWARE MOUNTING HEIGHTS SHALL BE IN ACCORDANCE WITH THE DOOR AND HARDWARE INSTITUTE'S 'RECOM-MENDED LOCATIONS FOR BUILDER'S HARDWARE FOR STANDARD STEEL DOORS AND FRAMES' EXCEPT AS OTHERWISE INDICATED.
8. ALL LOCKING DOORS THROUGHOUT SHALL BE MASTER KEYED.

HARDWARE SETS

1. -HINGES: BY DOOR MFR. PER NOA, (3) BUTT PER LEAF
   -CLOSER BY DOOR MFR. (EACH LEAF)
   -STANDARD 5-POINT LOCK: PER NOA
   -PUSH BAR: DOOR MFR STANDARD (EACH LEAF)
   -PULL HANDLE SET: DOOR MFR STANDARD (EACH LEAF)
   -WEATHERSTRIPPING: PER NOA
   -THRESHOLD: BUMPER THRESHOLD, ACCESSIBLE, PER NOA
2. -HINGES (PER TESTED DOOR ASSEMBLY)
   -MORTISE LOCKSET: WITH DEADBOLT FUNCTION, PER NOA
   -CLOSER: PER DOOR HARDWARE NOTE #6
   -PEEP SITE: MOUNT AT 5'-0" AFF.
   -WEATHERSTRIPPING: PER TESTED DOOR ASSEMBLY
   -THRESHOLD: MILL FINISH ALUMINUM WITH SILICONSEAL INSERT, PEMKO 2205AV
   -DOOR SWEEP: BRUSH STYLE, SEALEAZE C380CLA06BL

NOTE: HARDWARE FOR EXTERIOR DOOR ASSEMBLIES SHALL BE AS SPECIFIED, LOCATED, AND INSTALLED PER TESTING LITERATURE NOTED IN DOOR SCHEDULE ABOVE, UNLESS OTHERWISE INDICATED.

WINDOW SCHEDULE

SYMBOL ⬡

MARK	SIZE (W x H)	DESCRIPTION	DESIGN WIND PRESSURE SERVICE LOAD (ASD)	RATED DESIGN WIND PRESSURE, SPECIFIED UNIT, PSF (SERVICE LOAD)	REF. # / REMARKS	NOTICE OF ACCEPTANCE ACCEPTANCE NUMBER (OR OTHER APPROVED TEST)
W1	10'-7" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +28.4 / -31.2	+65.0 / -65.0	-	FL 16218.3 R16
W2	21'-4" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +27.1 / -33.0	+65.0 / -65.0	-	FL 16218.3 R16
W3	10'-7" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +28.4 / -35.9	+65.0 / -65.0	-	FL 16218.3 R16
W4	7'-4 1/2" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +28.4 / -35.9	+65.0 / -65.0	-	FL 16218.3 R16
W5	21'-6" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +27.1 / -33.0	+65.0 / -65.0	-	FL 16218.3 R16
W6	7'-4 1/2" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +28.4 / -31.2	+65.0 / -65.0	-	FL 16218.3 R16
W7	7'-8 1/2" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +28.4 / -31.2	+65.0 / -65.0	-	FL 16218.3 R16
W8	22'-2" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +27.1 / -29.7	+65.0 / -65.0	-	FL 16218.3 R16
W9	7'-8 1/2" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +28.4 / -31.2	+65.0 / -65.0	-	FL 16218.3 R16
W10	7'-8 1/2" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +28.4 / -31.2	+65.0 / -65.0	-	FL 16218.3 R16
W11	22'-2" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +27.1 / -29.7	+65.0 / -65.0	-	FL 16218.3 R16
W12	7'-8 1/2" x 7'-2 1/2" M.O. (LESS DOOR)	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 4 +28.4 / -31.2	+65.0 / -65.0	-	FL 16218.3 R16
W13	14'-1" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +27.1 / -33.0	+65.0 / -65.0	-	FL 16218.3 R16
W14	14'-1" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +27.1 / -33.0	+65.0 / -65.0	-	FL 16218.3 R16
W15	8'-0" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +28.4 / -35.9	+65.0 / -65.0	-	FL 16218.3 R16
W16	8'-0" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +28.4 / -35.9	+65.0 / -65.0	-	FL 16218.3 R16
W17	16'-0" x 7'-2 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +27.1 / -33.0	+65.0 / -65.0	-	FL 16218.3 R16
W18	16'-0" x 5'-7 1/2" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +28.4 / -35.9	+65.0 / -65.0	-	FL 16218.3 R16
W19	16'-0" x 6'-4" M.O.	ALUMINUM STOREFRONT (YKK AP AMERICA YHS-50 FI)	ZONE 5 +27.1 / -33.0	+65.0 / -65.0	-	FL 16218.3 R16

WINDOW SCHEDULE NOTES

1. GLAZING IN STOREFRONT WINDOWS SHALL BE IMPACT RESISTANT LAMINATED IG GLASS PER GLAZING TABLE, THIS SHEET.
2. ALL EXTERIOR WINDOW ASSEMBLIES SHALL BE INSTALLED IN STRICT COMPLIANCE WITH INDICATED NOTICE OF ACCEPTANCE (NOA).
3. FINISH AT ALUMINUM FRAMES SHALL BE BRONZE ANODIZED.
4. REFER TO EXTERIOR ELEVATIONS FOR STOREFRONT FRAME CONFIGURATIONS.
5. FIELD VERIFY ROUGH OPENINGS PRIOR TO ORDERING AND FABRICATING STOREFRONTS.

WINDOW AND DOOR GLAZING

STOREFRONT DOORS (YKK 35H)

LAMI MONOLITHIC
MONO LITE: 1/4" H5 / .090 PVB / 1/4" H5 LAMINATED, CLEAR GLASS (9/16" THICK TOTAL)
LOW-E COATING ON SURFACE 2 OR 3

STOREFRONT WINDOWS (YKK YHS-50 FI)

1 5/16" NOM. LAMI IG
OUTBOARD LITE: 1/4" TEMPERED, CLEAR GLASS
AIR SPACE: 1/2", WITH LOW-E COATING (SURFACE 2 OR 3)
INBOARD LITE: 1/4" H5 / .090 SENTRYGLASS / 1/4" H5 LAMINATED, CLEAR GLASS (9/16" NOM. THICK TOTAL)

NOA'S AND FLORIDA PRODUCT APPROVALS

ALUMINUM STOREFRONT WINDOWS	YKK AP AMERICA SERIES YHS-50 FI	FL 16218.3 R16
ALUMINUM STOREFRONT DOORS	YKK AP AMERICA 35H SERIES	FL 16554.1 R14
INSULATED STEEL DOORS	INGERSOLL-RAND (STEELCRAFT) IR SERIES H16-4	NOA 23-0821.18 (EXP. 05/05/2028)
TPO SINGLE PLY ROOFING	GENFLEX EZ TPO	NOA 24-0418.04 (EXP. 08/29/2025)
WOOD-LOOK STEEL SIDING	DRI-DESIGN "BELLARA"	NOA 24-0522.02 (EXP. 11/18/29)
ACM PANEL FINISH SYSTEM	LAMINATORS INC. "OMEGA-LITE"	NOA 24-1119.01 (EXP. 08/20/2030)

TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, LAWS OF FLORIDA.
WINDLOADING HAS BEEN DESIGNED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE, SECTION 1609, EIGHTH (2023) EDITION.

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SEAL



GIOVANNI GIANNINI
REGISTERED ARCHITECT
STATE OF FLORIDA #AR98632

A NEW SHELL BUILDING

MAIN CITY PLAZA

608 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

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PROJECT: P2406-0262
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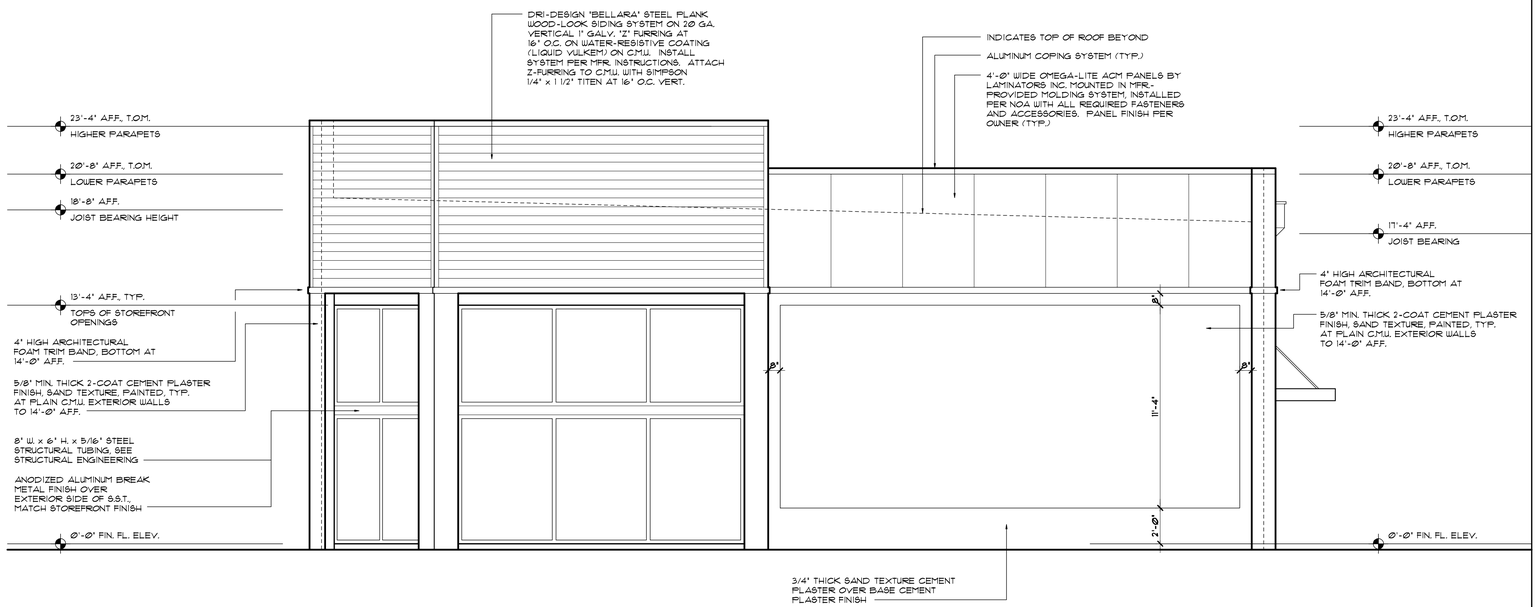
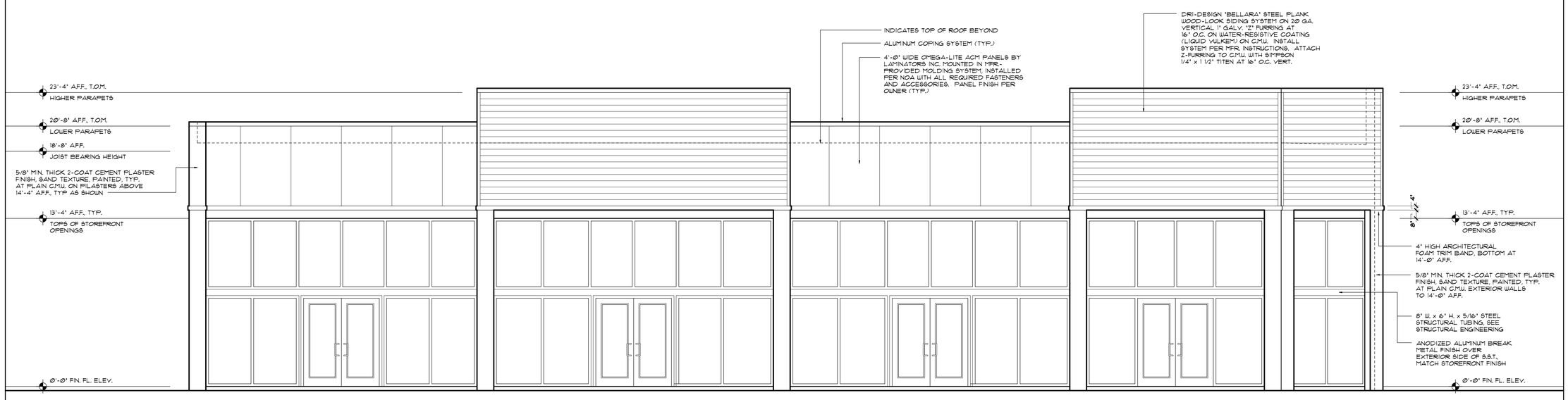


RIGHT SIDE (EAST) ELEVATION

SCALE: 1/4" = 1'-0"



FRONT (SOUTH) ELEVATION

SCALE: 1/4" = 1'-0"

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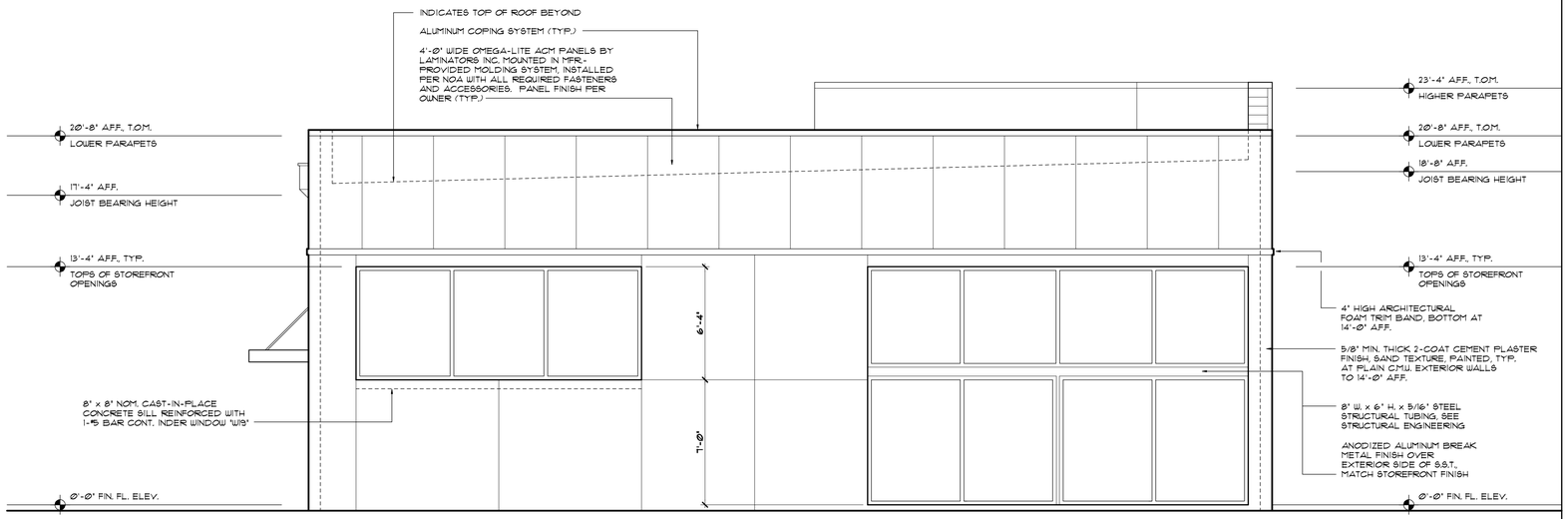
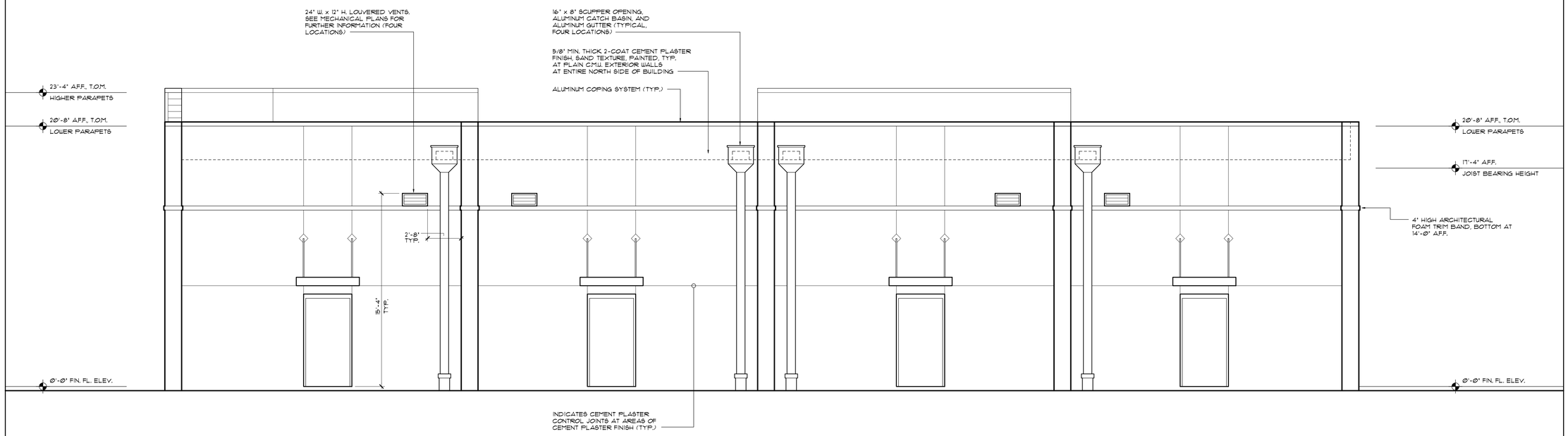


LEFT SIDE (WEST) ELEVATION

SCALE: 1/4" = 1'-Ø"



REAR (NORTH) ELEVATION

SCALE: 1/4" = 1'-Ø"

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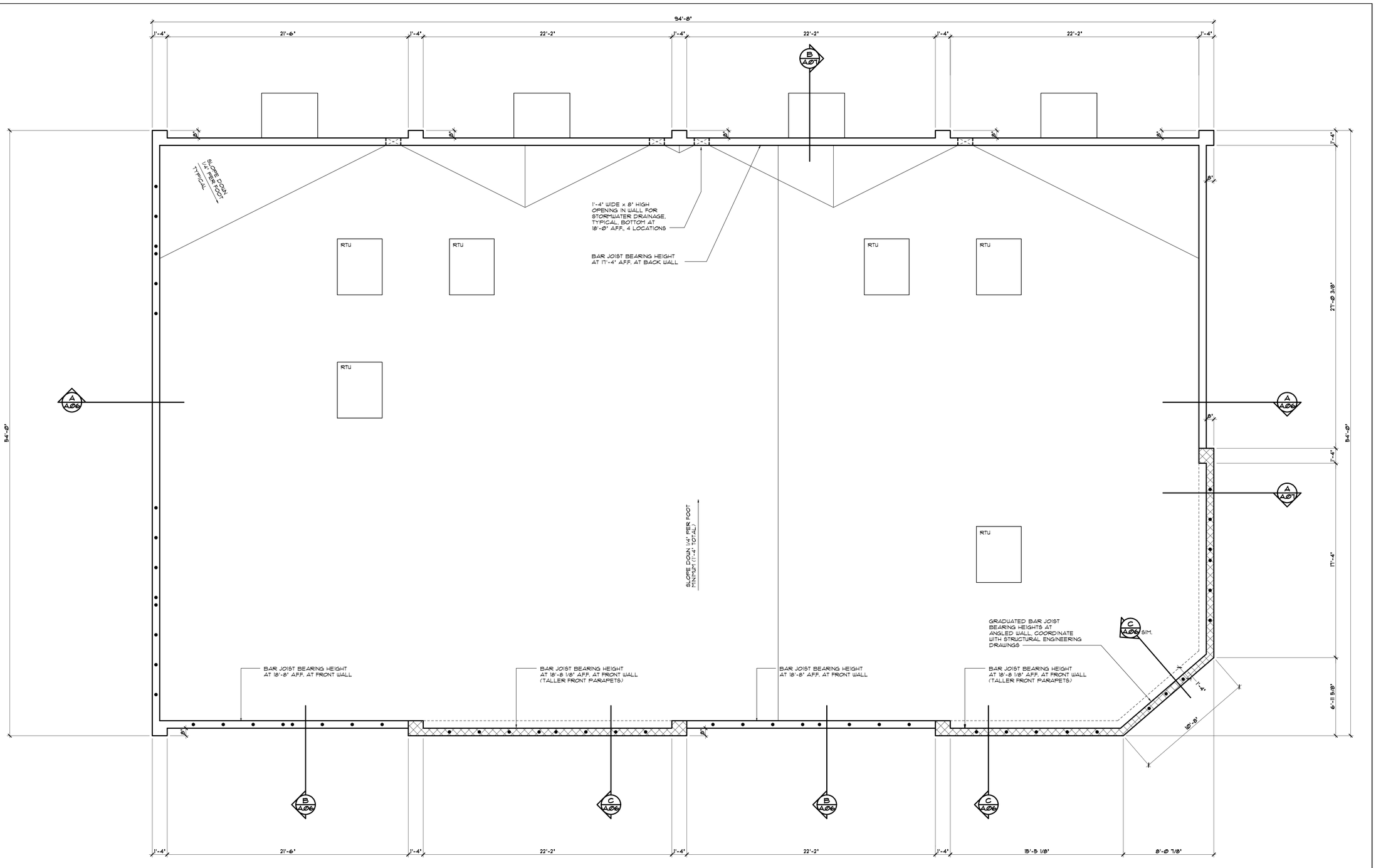

•	1-#5 BAR VERT. IN FILLED CELLS
■	1-#7 BAR VERT. IN FILLED CELLS

ONLY FILLED CELLS NOT SHOWN ON SHEET A-1 ARE INDICATED ON THIS SHEET

WALL HEIGHT LEGEND
TO TOP OF MASONRY

- 20'-8" AFF.
- 23'-4" AFF.

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FLOOR PLAN
SCALE: 1/4" = 1'-0"

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Ø50 GUAGE ALUMINUM COPING SYSTEM WITH CONTINUOUS CLEATS OR ANCHOR PLATE, AND CONCEALED SPLICE JOINT COVERS, ALL OVER FLEXIBLE FLASHING MEMBRANE DRESSED UP AND OVER P.T. WOOD PLATE. SYSTEM SHALL BE RATED TO WITHSTAND 160 MPH WIND LOADING (ULTIMATE)

RIPPED P.T. 2 x 10 CONTINUOUS PLATE WITH 1/2" x 4" EFFECTIVE LENGTH GALV. WEDGE ANCHORS AT 48" O.C. MAX. WITH COUNTERSUNK TOPS (TYP.)

SINGLE-COURSE BOND BEAM AT TOP OF PARAPET, FILLED SOLID WITH CONCRETE, REIN-FORCED WITH 1-#5 BAR CONT.

7 5/8" x 24" CAST IN PLACE CONCRETE TIE BEAM, SEE STRUCTURAL ENGINEERING DRAWINGS FOR FURTHER INFORMATION, BOTTOM AT 11'-4"

FILL CELLS SOLID WITH CONCRETE AT BRIDGING SUPPORT MEMBERS

4'-0" WIDE OMEGA-LITE ACM PANELS BY LAMINATORS INC. MOUNTED IN MFR.-PROVIDED MOLDING SYSTEM, INSTALLED PER NOA WITH ALL REQUIRED FASTENERS AND ACCESSORIES. PANEL FINISH PER OWNER

HENRY AR-BLOCK 31MR FLUID-APPLIED AIR AND WATER BARRIER ON C.M.U. WALL BEHIND ACM PANEL SYSTEM

1" THICK x 4" HIGH ARCHITECTURAL FOAM TRIM BAND, BOTTOM AT 14'-0" AFF.

3/4" THICK SAND TEXTURE CEMENT PLASTER OVER BASE CEMENT PLASTER FINISH, SEE SHEET A-3 FOR DIMENSIONS

8" x 8" x 16" NOM. C.M.U. EXTERIOR WALL WITH HORIZONTAL JOINT REINFORCEMENT EVERY OTHER COURSE (TYP.)

7 5/8" x 16" CAST IN PLACE CONCRETE BOND BEAM WITH 2-#5 BARS TOP AND BOTTOM AND #3 STIRRUPS AT 24" O.C.

BEAM IS LOCATED FROM 8'-8" A.F.F. TO 10'-0" A.F.F.

#5 VERTICAL REINFORCEMENT IN CONCRETE-FILLED CELLS (TYP.) EXTEND FROM FOUNDATION TO BOND BEAM, WITH STANDARD HOOKS INTO EACH, 30" MINIMUM SPLICES

5/8" MIN. THICK 2-COAT CEMENT PLASTER FINISH, SAND TEXTURE, PAINTED, TYP.

3/4" THICK SAND TEXTURE CEMENT PLASTER OVER BASE CEMENT PLASTER FINISH, SEE SHEET A-3 FOR DIMENSIONS

FUTURE CONCRETE SLAB

Ø'-Ø" FIN. FL. ELEV.

GRADE

FILL ALL STEMWALL COURSES SOLID WITH CONCRETE

REFER TO STRUCTURAL ENGINEERING DRAWINGS FOR FURTHER INFORMATION

"GENFLEX" PEEL AND STICK TPO (HW) 60 MIL REINFORCED THERMOPLASTIC POLYOLEFIN MEMBRANE, WHITE, ON 4" THICK (R-30 MIN.) RIGID INSULATION (TYPICAL). PROVIDE ALL FLASHINGS, COUNTERFLASHINGS, AND ACCESSORIES FOR A COMPLETE INSTALLATION PER MANUFACTURER'S WRITTEN INSTRUCTIONS AND RECOMMENDATIONS

FLASH / COUNTERFLASH SYSTEM BY ROOF FINISH MANUFACTURER. PROVIDE COMPLETE SYSTEM WITH ALL COMPONENTS, SEALANTS, AND INSTALLATION PER MFR.'S WRITTEN INSTRUCTIONS

ROOF SYSTEM BASE FLASHING

CANT STRIP WITH 3" MIN. FACE

CONTINUOUS SLOPED LEDGER ANGLE AND EXPANSION BOLTS PER STRUCTURAL ENGINEERING DRAWINGS

1 1/2" GALV. STEEL ROOF DECK PER STRUCTURAL ENGINEERING DRAWINGS

OPEN WEB STEEL BAR JOISTS PER STRUCTURAL ENGINEERING DRAWINGS (18" DEEP AT 5'-0" O.C.)

20'-8"

A SECTION
SCALE: 3/4" = 1'-0"

Ø50 GUAGE ALUMINUM COPING SYSTEM WITH CONTINUOUS CLEATS OR ANCHOR PLATE, AND CONCEALED SPLICE JOINT COVERS, ALL OVER FLEXIBLE FLASHING MEMBRANE DRESSED UP AND OVER P.T. WOOD PLATE. SYSTEM SHALL BE RATED TO WITHSTAND 160 MPH WIND LOADING (ULTIMATE)

RIPPED P.T. 2 x 10 CONTINUOUS PLATE WITH 1/2" x 4" EFFECTIVE LENGTH GALV. WEDGE ANCHORS AT 48" O.C. MAX. WITH COUNTERSUNK TOPS (TYP.)

20'-8" AFF., T.O.M.

8" x 8" x 16" NOM. C.M.U. EXTERIOR WALL WITH HORIZONTAL JOINT REINFORCEMENT EVERY OTHER COURSE (TYP.)

FILL COURSE ABOVE TIE BEAM SOLID WITH CONCRETE

18'-8" AFF., JOIST BRG. HT.

7 5/8" x 64" CAST IN PLACE CONCRETE TIE BEAM BOTTOM AT 13'-4" AFF., SEE STRUCTURAL ENGINEERING DRAWINGS FOR FURTHER INFORMATION

4'-0" WIDE OMEGA-LITE ACM PANELS BY LAMINATORS INC. MOUNTED IN MFR.-PROVIDED MOLDING SYSTEM, INSTALLED PER NOA WITH ALL REQUIRED FASTENERS AND ACCESSORIES. PANEL FINISH PER OWNER

HENRY AR-BLOCK 31MR FLUID-APPLIED AIR AND WATER BARRIER ON C.M.U. WALL BEHIND ACM PANEL SYSTEM

#5 VERTICAL REINFORCEMENT IN CONCRETE-FILLED CELLS (TYP.) EXTEND FROM FOUNDATION TO BOND BEAM, WITH STANDARD HOOKS INTO EACH, 30" MINIMUM SPLICES

1 1/2" THICK x 4" HIGH ARCHITECTURAL FOAM TRIM BAND, BOTTOM AT 14'-0" AFF.

5/8" MIN. THICK 2-COAT CEMENT PLASTER FINISH, SAND TEXTURE, PAINTED, TYP. AT PLAIN C.M.U. EXTERIOR WALLS TO 14'-0" AFF.

8" W. x 6" H. x 5/16" STEEL STRUCTURAL TUBING, SEE STRUCTURAL ENGINEERING

ANODIZED ALUMINUM BREAK METAL FINISH OVER EXTERIOR SIDE OF S.S.T., MATCH STOREFRONT FINISH

IMPACT RESISTANT ALUMINUM STOREFRONT SYSTEM WITH SILL FLASHING

HIGH EDGE OF ADJACENT CONCRETE SIDEWALK AT 1/4" BELOW FIN. FLOOR ELEVATION (TYP.)

1/2" BITUMINOUS JOINT

CONCRETE SIDEWALK WITH LIGHT BROOM FINISH

Ø'-Ø" FIN. FL. ELEV.

FILL ALL STEMWALL COURSES SOLID WITH CONCRETE

REFER TO STRUCTURAL ENGINEERING DRAWINGS FOR FURTHER INFORMATION

SINGLE-COURSE BOND BEAM AT TOP OF PARAPET, FILLED SOLID WITH CONCRETE, REIN-FORCED WITH 1-#5 BAR CONT.

FLASH / COUNTERFLASH SYSTEM BY ROOF FINISH MANUFACTURER. PROVIDE COMPLETE SYSTEM WITH ALL COMPONENTS, SEALANTS, AND INSTALLATION PER MFR.'S WRITTEN INSTRUCTIONS

ROOF SYSTEM BASE FLASHING

CANT STRIP WITH 3" MIN. FACE

"GENFLEX" PEEL AND STICK TPO (HW) 60 MIL REINFORCED THERMOPLASTIC POLYOLEFIN MEMBRANE, WHITE, ON 4" THICK (R-30 MIN.) RIGID INSULATION (TYPICAL). PROVIDE ALL FLASHINGS, COUNTERFLASHINGS, AND ACCESSORIES FOR A COMPLETE INSTALLATION PER MANUFACTURER'S WRITTEN INSTRUCTIONS AND RECOMMENDATIONS

CONTINUOUS EDGE ANGLE AND EXPANSION BOLTS PER STRUCTURAL ENGINEERING DRAWINGS

12 1/4

1 1/2" GALV. STEEL ROOF DECK PER STRUCTURAL ENGINEERING DRAWINGS

OPEN WEB STEEL BAR JOISTS PER STRUCTURAL ENGINEERING DRAWINGS (18" DEEP AT 5'-0" O.C.)

7" x 7" x 1/2" STEEL EMBED PLATE WITH (2) 5/8" DIA. x 8" PLUS 4" HOOK EMBED ANCHORS (TYPICAL AT ALL BAR JOIST BEARING LOCATIONS AT EXTERIOR C.M.U. WALLS), WELD WITH (2) 1/4" x 6" LONG FILLETS

APPLY "LIQUID VULKEM" WATER-PROOFING TREATMENT AT PERIMETER OF ROUGH WINDOW OPENING

6'-11 1/2"

13'-4"

7'-2 1/2"

1'-4"

B SECTION
SCALE: 3/4" = 1'-0"

Ø50 GUAGE ALUMINUM COPING SYSTEM WITH CONTINUOUS CLEATS OR ANCHOR PLATE, AND CONCEALED SPLICE JOINT COVERS, ALL OVER FLEXIBLE FLASHING MEMBRANE DRESSED UP AND OVER P.T. WOOD PLATE. SYSTEM SHALL BE RATED TO WITHSTAND 160 MPH WIND LOADING (ULTIMATE)

RIPPED P.T. 2 x 10 CONTINUOUS PLATE WITH 1/2" x 4" EFFECTIVE LENGTH GALV. WEDGE ANCHORS AT 48" O.C. MAX. WITH COUNTERSUNK TOPS (TYP.)

23'-4" AFF., T.O.M.

DRI-DESIGN "BELLARA" STEEL PLANK WOOD-LOOK SIDING SYSTEM ON 20 GA. VERTICAL 1" GALV. "Z" FURRING AT 16" O.C. ON WATER-RESISTIVE COATING (LIQUID VULKEM) ON C.M.U. INSTALL SYSTEM PER MFR. INSTRUCTIONS. ATTACH Z-FURRING TO C.M.U. WITH SIMPSON 1/4" x 1 1/2" TITEN AT 16" O.C. VERT.

8" x 8" x 16" NOM. C.M.U. EXTERIOR WALL WITH HORIZONTAL JOINT REINFORCEMENT EVERY OTHER COURSE (TYP.)

FILL COURSE ABOVE TIE BEAM SOLID WITH CONCRETE

18'-8 5/32" AFF., JOIST BRG. HT.

#5 VERTICAL REINFORCEMENT IN CONCRETE-FILLED CELLS (TYP.) EXTEND FROM FOUNDATION TO BOND BEAM, WITH STANDARD HOOKS INTO EACH, 30" MINIMUM SPLICES

2" THICK x 4" HIGH ARCHITECTURAL FOAM TRIM BAND, BOTTOM AT 14'-0" AFF.

5/8" MIN. THICK 2-COAT CEMENT PLASTER FINISH, SAND TEXTURE, PAINTED, TYP. AT PLAIN C.M.U. EXTERIOR WALLS

8" W. x 6" H. x 5/16" STEEL STRUCTURAL TUBING, SEE STRUCTURAL ENGINEERING

ANODIZED ALUMINUM BREAK METAL FINISH OVER EXTERIOR SIDE OF S.S.T., MATCH STOREFRONT FINISH

IMPACT RESISTANT ALUMINUM STOREFRONT SYSTEM WITH SILL FLASHING

HIGH EDGE OF ADJACENT CONCRETE SIDEWALK AT 1/4" BELOW FIN. FLOOR ELEVATION (TYP.)

1/2" BITUMINOUS JOINT

CONCRETE SIDEWALK WITH LIGHT BROOM FINISH

Ø'-Ø" FIN. FL. ELEV.

FILL ALL STEMWALL COURSES SOLID WITH CONCRETE

REFER TO STRUCTURAL ENGINEERING DRAWINGS FOR FURTHER INFORMATION

SINGLE-COURSE BOND BEAM AT TOP OF PARAPET, FILLED SOLID WITH CONCRETE, REIN-FORCED WITH 1-#5 BAR CONT.

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ROOF SYSTEM BASE FLASHING

CANT STRIP WITH 3" MIN. FACE

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CONTINUOUS EDGE ANGLE AND EXPANSION BOLTS PER STRUCTURAL ENGINEERING DRAWINGS

12 1/4

1 1/2" GALV. STEEL ROOF DECK PER STRUCTURAL ENGINEERING DRAWINGS

OPEN WEB STEEL BAR JOISTS PER STRUCTURAL ENGINEERING DRAWINGS (18" DEEP AT 5'-0" O.C.)

8"

8"

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CAST IN PLACE CONCRETE BEAM. SEE STRUCTURAL ENGINEERING DRAWINGS FOR FURTHER INFORMATION

APPLY "LIQUID VULKEM" WATER-PROOFING TREATMENT AT PERIMETER OF ROUGH WINDOW OPENING

6'-11 1/2"

13'-4"

7'-2 1/2"

1'-4"

C SECTION
SCALE: 3/4" = 1'-0"

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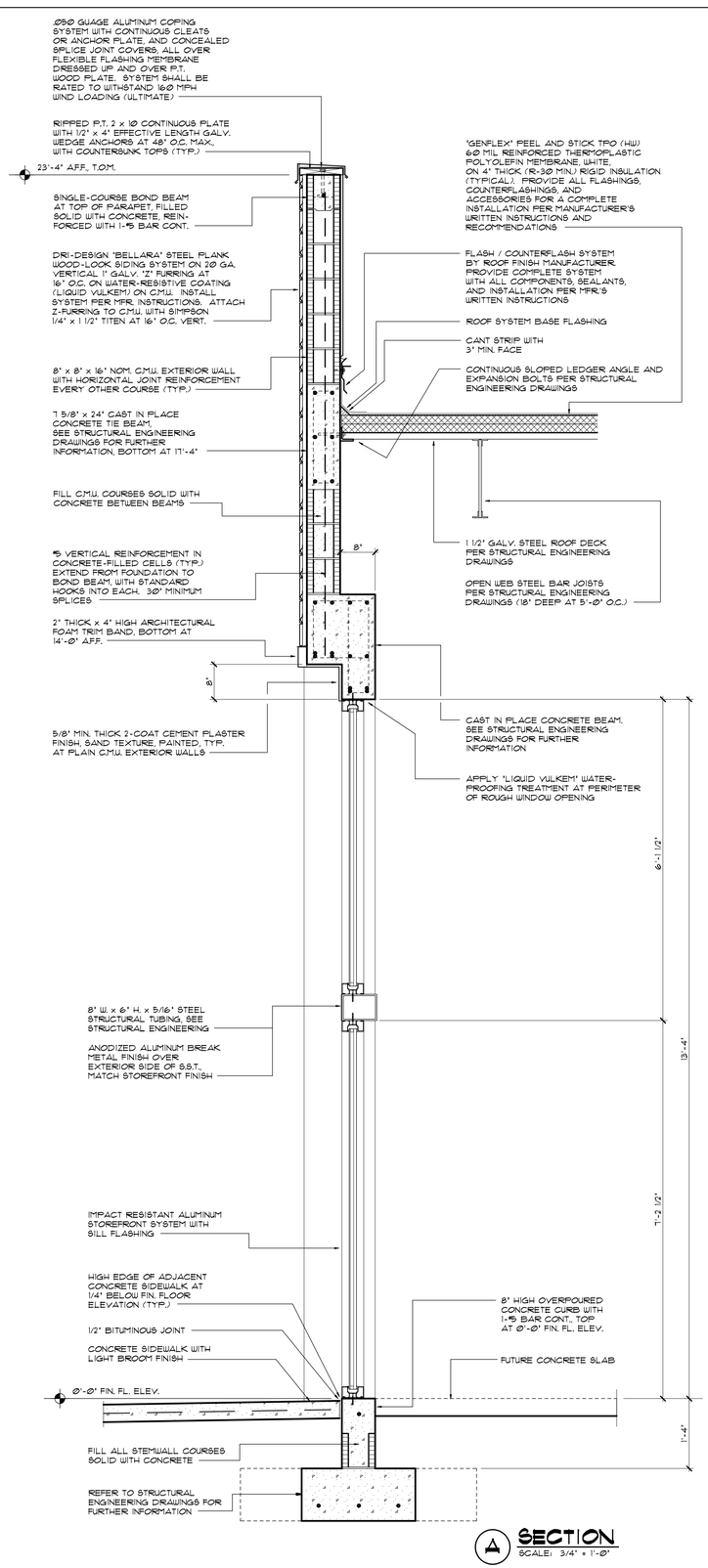

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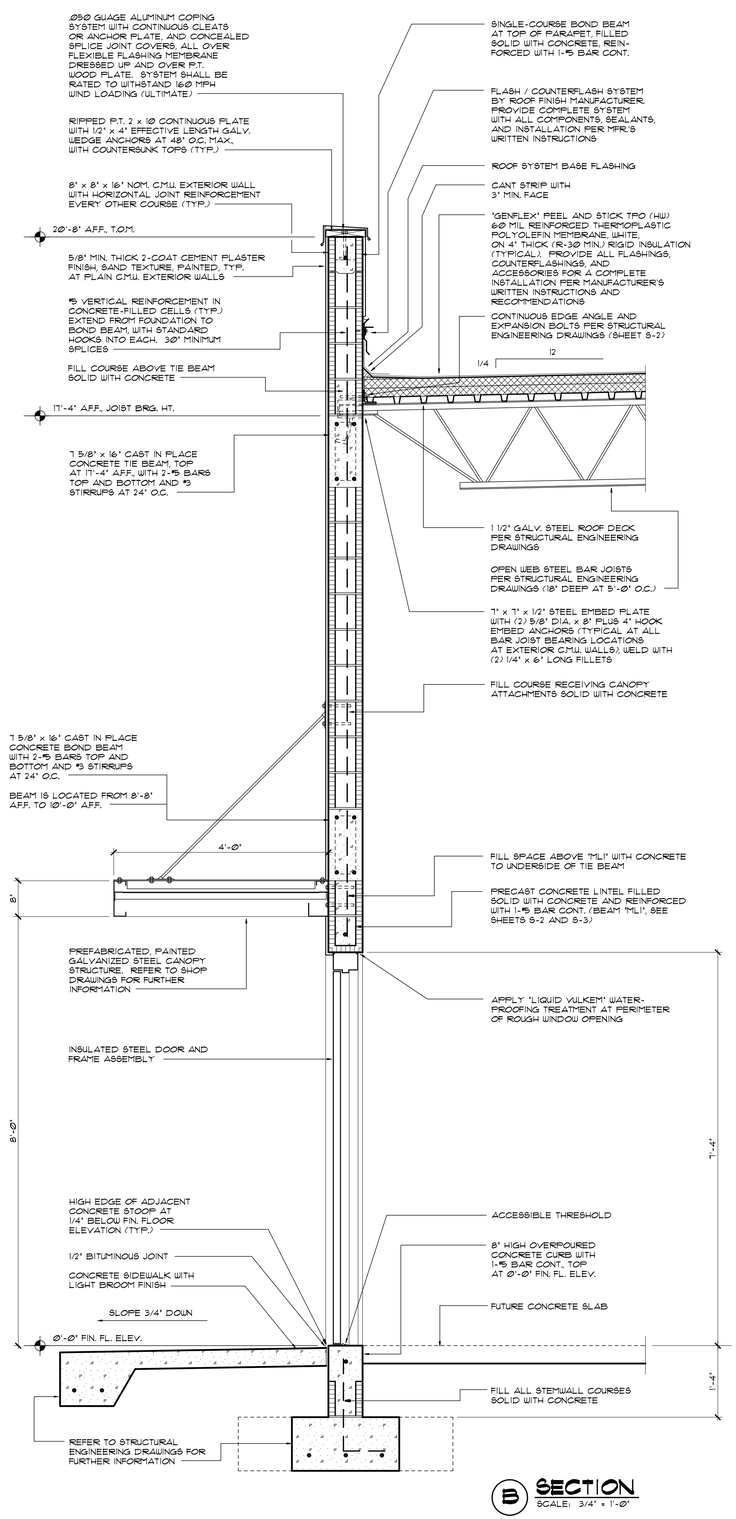

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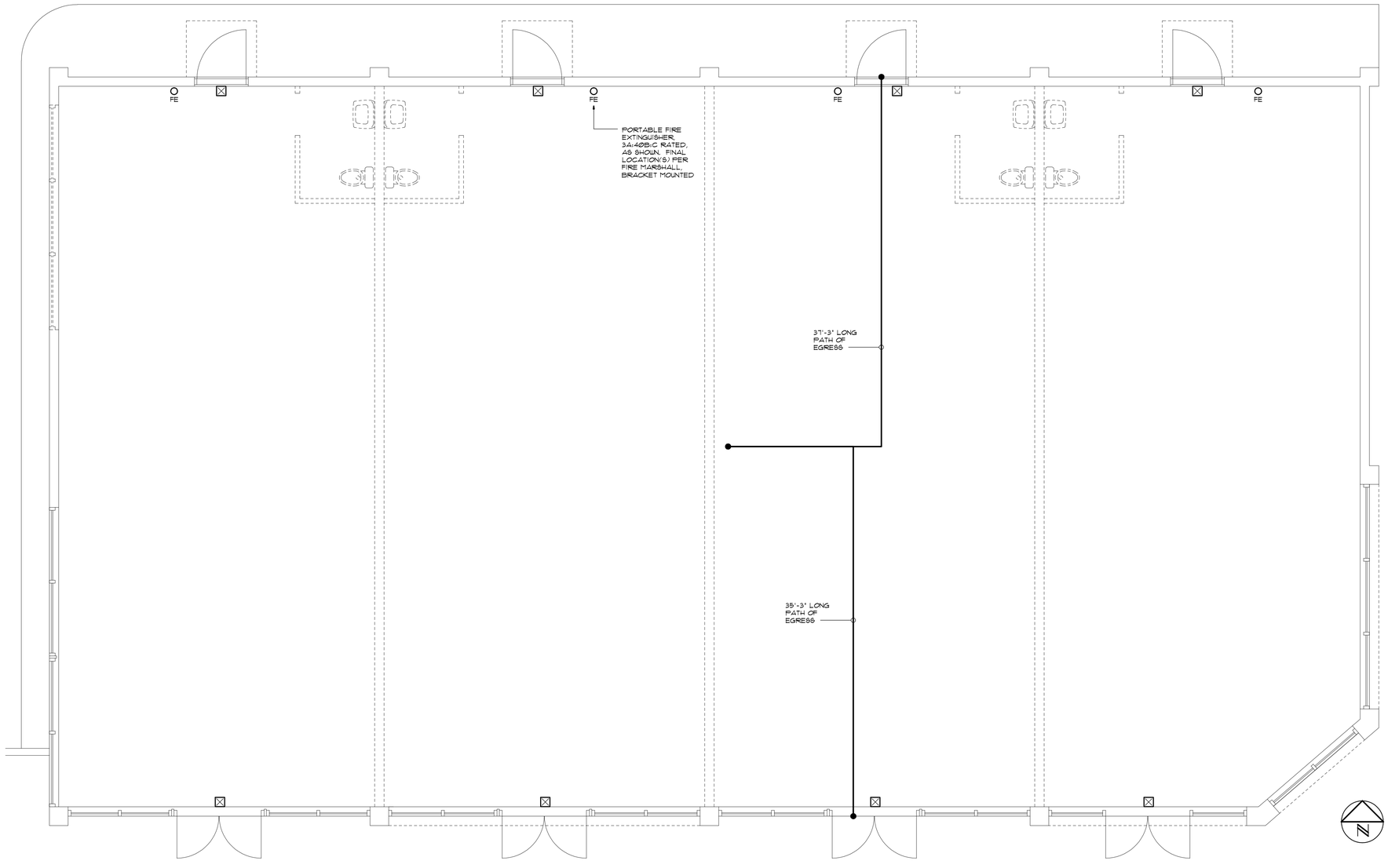

EGRESS PLAN

SCALE: 1/4" = 1'-0"

APPLICABLE CODES AND STANDARDS

INCLUDING BUT NOT LIMITED TO:

FLORIDA BUILDING CODE - BUILDING, EIGHTH (2023) EDITION

FLORIDA BUILDING CODE - EXISTING BUILDING, EIGHTH (2023) EDITION

FLORIDA BUILDING CODE - ACCESSIBILITY, EIGHTH (2023) EDITION

FLORIDA BUILDING CODE - MECHANICAL, EIGHTH (2023) EDITION

FLORIDA BUILDING CODE - PLUMBING, EIGHTH (2023) EDITION

NATIONAL FIRE PROTECTION ASSOCIATION, INC.: NATIONAL ELECTRIC CODE, NFPA 70, 2020 EDITION

NATIONAL FIRE PROTECTION ASSOCIATION, INC.: LIFE SAFETY CODE, NFPA 101, 2021 EDITION

FLORIDA FIRE PREVENTION CODE, 2023 EDITION

CODE ANALYSIS

1. OCCUPANCY CLASSIFICATION: GROUP M - MERCANTILE
2. CONSTRUCTION TYPE: II-B (SPRINKLERED, UNPROTECTED)
3. MAXIMUM ALLOWABLE BUILDING AREA PER FLOOR: 50,000 S.F.
4. ACTUAL BUILDING AREA PER FLOOR: 4,938 S.F.
5. MAXIMUM ALLOWABLE HEIGHT: 75'
   MAXIMUM ALLOWABLE STORIES: 3
6. ACTUAL BUILDING HEIGHT: 24'-0" +/-
   ACTUAL NUMBER OF STORIES: 1
7. FIRE RESISTANCE RATINGS OF BUILDING ELEMENTS:
   - STRUCTURAL FRAME: 0
   - BEARING WALLS: 0
   - FLOOR CONSTRUCTION: 0
   - EXTERIOR NON-BEARING WALLS: 0
   - EXTERIOR BEARING WALLS: 0
   - ROOF CONSTRUCTION: 0
8. OCCUPANT CONTENT (FBC):
   MERCANTILE:
   4,938 S.F. / 60 = 83
   (TBD BY TENANT BUILD-OUT)
9. NUMBER OF EXITS REQUIRED: 1 PER UNIT
   NUMBER OF EXITS PROVIDED: 2 PER UNIT
10. MAXIMUM ALLOWABLE TRAVEL DISTANCE: 250 FEET
    ACTUAL TRAVEL DISTANCE: 37'-3", MAXIMUM
11. MINIMUM CLEAR EXIT OPENING REQUIRED: 32"
    ACTUAL CLEAR EXIT OPENING PROVIDED: 34"
12. MINIMUM AISLE WIDTH: N/A
13. INTERIOR FINISH REQUIREMENTS: CLASS C MINIMUM
14. PLUMBING FIXTURE COUNT:
    FUTURE, PER TENANT BUILD-OUT

TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, LAWS OF FLORIDA.
ENCLOSURE HAS BEEN DESIGNED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE, SECTION 1609, EIGHTH (2023) EDITION

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STATE OF FLORIDA · GIOVANNI L. GIANNINI · AR98632 · REGISTERED ARCHITECT

GIOVANNI GIANNINI
REGISTERED ARCHITECT
STATE OF FLORIDA #AR98632

A NEW SHELL BUILDING

MAIN CITY PLAZA

608 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:

CHECKED BY:

FILE:

PROJECT: P2406-0262

DATE: 7/22/25

ISSUE DATE

A.08

PROJECT MANUAL NOTES

DIVISION 1 - GENERAL CONDITIONS

0129. CONTRACTOR SHALL FURNISH, INSTALL, AND MAINTAIN AMPLE TEMPORARY TOILET FACILITIES FOR THE USE OF WORKMEN ENGAGED IN WORK UNDER THIS CONTRACT. TEMPORARY FACILITIES SHALL BE SUBJECT TO ALL APPLICABLE ORDINANCES, HEALTH DEPARTMENT REQUIREMENTS, AND RULES AND REGULATIONS OF GOVERNING AUTHORITIES.

0130. ALL DEBRIS SHALL BE REMOVED FROM SITE AT NO ADDITIONAL COST TO OWNER.

0133. CONTRACTOR SHALL ARRANGE TO OBTAIN ALL NECESSARY INSPECTIONS BY GOVERNMENTAL AGENCIES HAVING JURISDICTION.

0134. CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.

0135. UPON COMPLETION AND PRIOR TO APPLICATION FOR FINAL PAYMENT, CONTRACTOR SHALL SUBMIT LOOSE-LEAF-BOUND, INDEXED COPY OF CLOSE-OUT MANUAL CONSISTING OF A LIST OF SUBCONTRACTORS WITH NAMES, ADDRESSES, AND PHONE NUMBERS; ALL WARRANTIES, AND GUARANTEES; AND OPERATING INSTRUCTIONS AND EQUIPMENT MANUALS INCLUDING RECOMMENDED SERVICE AND MAINTENANCE.

0138. THE CONTRACTOR SHALL WARRANT ALL WORK FROM DEFECTS IN MATERIALS AND WORKMANSHIP FOR A PERIOD OF ONE YEAR (TWO YEARS FOR ALL ROOFING INSTALLATION). SEE INDIVIDUAL DIVISIONS FOR ADDITIONAL WARRANTY REQUIREMENTS.

0143. CONTRACTOR SHALL FURNISH, INSTALL, OPERATE, AND PAY FOR TEMPORARY HOISTING EQUIPMENT REQUIRED FOR THE CONSTRUCTION OF THIS PROJECT.

0144. IT SHALL BE THE RIGHT OF THE OWNER TO PLACE AND INSTALL EQUIPMENT AND OTHER ITEMS PURCHASED UNDER SEPARATE CONTRACT, THOUGH SUCH SHALL BE IN COORDINATION WITH CONTRACTOR'S CONSTRUCTION SCHEDULE.

0145. IN CASE OF DISCREPANCY CONCERNING DIMENSION, QUANTITY, OR LOCATION, GRAPHIC DRAWINGS SHALL TAKE PRECEDENCE OVER THE SPECIFICATIONS. EXPLANATORY NOTES ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER CONFLICTING DRAWN INDICATIONS. LARGE SCALE DETAILS SHALL TAKE PRECEDENCE OVER SCALED MEASUREMENTS. CONSULT ARCHITECT SHOULD ANY SUCH DISCREPANCY BE FOUND.

0146. IN CASE OF DISCREPANCY CONCERNING QUALITY AND/OR QUANTITY WITHIN THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL PROVIDE THE BETTER QUALITY AND/OR GREATER QUANTITY UNLESS OTHERWISE DETERMINED IN WRITING BY THE ARCHITECT.

0147. PROVIDE A PERMANENT NAMEPLATE ON EACH ITEM OF SERVICE-CONNECTED OR POWER-OPERATED EQUIPMENT. LOCATE ON AN INCONSPICUOUS, ACCESSIBLE SURFACE. NAMEPLATE SHALL CONTAIN ESSENTIAL OPERATING DATA, NAME OF PRODUCT AND MANUFACTURER, MODEL AND SERIAL NUMBER, CAPACITY, SPEED, AND RATINGS.

0148. DELIVER, STORE, AND HANDLE PRODUCTS IN ACCORDANCE WITH MANUFACTURERS' RECOMMENDATIONS, USING METHODS THAT WILL PREVENT DAMAGE, DETERIORATION, AND LOSS.

0149. PROVIDE FOR ALL CUSTOMARY AND REQUIRED LABORATORY TESTING OF CONCRETE POURS, INCLUDING MOISTURE CONTENT, COMPRESSIVE STRENGTH, AND SLUMP.

0150. PROVIDE RANDOM TESTING OF ALL WELDS AND FASTENER TIGHTNESS AT STRUCTURAL STEEL. NO LESS THAN 20 PERCENT OF WELDS AND FASTENED CONNECTIONS SHALL BE TESTED.

0151. PROVIDE WIND UPLIFT TESTING FOR ROOFING SYSTEMS TO ENSURE CONFORMANCE WITH MINIMUM WIND UPLIFT REQUIREMENTS.

0152. ALL COSTS FOR TESTING SHALL BE INCLUDED IN BASE BID.

0153. PROVIDE FOR ALL TEMPORARY SITE AND CONSTRUCTION BARRIERS AND FENCING AS REQUIRED FOR SITE SAFETY DURING THE COURSE OF CONSTRUCTION ACTIVITIES.

0154. AT THE COMPLETION OF THE PROJECT, PROVIDE FINAL CLEANUP OF NEW STRUCTURE AND SITE. CLEANUP SHALL INCLUDE, BUT NOT BE LIMITED TO, SWEEPING CONCRETE AND HARD SURFACES, VACUUMING OF ALL CARPETS, SEALING AND WAXING OF ALL VCT SURFACES, WASHING OF ALL CERAMIC TILE SURFACES, COMPLETE WIPE DOWN AND CLEANING OF ALL HORIZONTAL SURFACES, AND INTERIOR AND EXTERIOR WINDOW WASHING. AS WELL, ALL CONSTRUCTION WASTE SHALL BE REMOVED FROM SITE.

DIVISION 2 - SITE WORK

0204. CONTRACTOR SHALL COORDINATE AND VERIFY SIZES AND LOCATIONS OF ALL UTILITY CONNECTIONS WITH RESPECTIVE AGENCIES AND RESTORE ALL DISTURBED AREAS TO ORIGINAL CONDITION.

0205. PRIOR TO EXCAVATION, CONTRACTOR SHALL NOTIFY "SUNSHINE" AT 1-800-432-4770 TO VERIFY LOCATIONS OF ALL UNDERGROUND SERVICES.

0222. REFER TO CIVIL ENGINEERING DRAWINGS PREPARED BY OTHERS FOR SITE-RELATED INFORMATION.

0238. CONTRACTOR SHALL REMOVE OR CAP ALL ABANDONED UTILITY LINES ENCOUNTERED.

0245. DE-WATERING OF EXCAVATIONS, IF NECESSARY, SHALL BE ACCOMPLISHED WITH PUMPS, WELL POINTS, SUMPS, SUCTION AND DISCHARGE LINES AND OTHER DE-WATERING COMPONENTS NECESSARY TO CONVEY WATER AWAY FROM EXCAVATIONS.

0246. CONVEY WATER REMOVED FROM EXCAVATIONS TO COLLECTING OR RUN-OFF AREAS. ESTABLISH AND MAINTAIN TEMPORARY DRAINAGE DITCHES OR OTHER DIVERSIONS OUTSIDE BUILDING EXCAVATION LIMITS. DO NOT USE TRENCH EXCAVATIONS FOR SITE UTILITIES AS TEMPORARY DRAINAGE DITCHES.

0247. STOCKPILE EXCAVATED MATERIALS SUITABLE FOR USE AS FILL MATERIALS WHERE DIRECTED UNTIL REQUIRED FOR FILL OR BACK-FILL. PLACE, GRADE, AND SHAPE STOCKPILES FOR PROPER DRAINAGE.

0248. LOCATE AND RETAIN FILL MATERIALS AWAY FROM EDGES OF EXCAVATIONS.

0250. SUBGRADE PREPARATION SHALL BE PERFORMED IN ACCORDANCE WITH SOILS INVESTIGATION REPORT AND STRUCTURAL ENGINEERING SPECIFICATIONS. (SEE STRUCTURAL ENGINEERING DRAWINGS.)

0251. AT NEW SLAB-ON-GRADE CONSTRUCTION, PROVIDE SOIL TREATMENT FOR TERMITE CONTROL. ENGAGE A LICENSED PROFESSIONAL PEST CONTROL OPERATOR FOR APPLICATION OF SOIL TREATMENT. FURNISH WRITTEN FIVE-YEAR WARRANTY CERTIFYING THAT APPLIED SOIL TERMITICIDE WILL PREVENT THE INFESTATION OF SUBTERRANEAN TERMITES AND THAT IF TERMITE ACTIVITY IS DISCOVERED, CONTRACTOR WILL RETREAT SOIL AND REPAIR OR REPLACE DAMAGE CAUSED BY TERMITE INFESTATION.
FOLLOW ALL TERMITE-RELATED PROVISIONS OF THE FLORIDA BUILDING CODE, LATEST EDITION. PROVIDE A WEATHER-RESISTANT JOB SITE POSTING BOARD TO RECEIVE DUPLICATE TREATMENT CERTIFICATES AS EACH PROTECTIVE TREATMENT IS COMPLETED. IF THE SOIL CHEMICAL BARRIER METHOD IS USED, FINAL EXTERIOR TREATMENT SHALL BE COMPLETED PRIOR TO FINAL BUILDING APPROVAL. THE FINAL CERTIFICATE SHALL BE PERMANENTLY POSTED IN AN OBVIOUS, ACCESSIBLE LOCATION.

DIVISION 4 - MASONRY

0402. CONCRETE MASONRY UNITS SHALL BE TWO CELL CLOCKS MADE OF PORTLAND CEMENT, WATER AND APPROVED AGGREGATES, AND SHALL CONFORM TO THE STANDARD SPECIFICATIONS FOR HOLLOW LOAD BEARING MASONRY UNITS ASTM DESIGNATION C90-70 WITH A MINIMUM COMPRESSIVE STRENGTH OF 2000 PSI. NO DAMAGED OR IRREGULAR MATERIAL SHALL BE USED.

0403. MORTAR SHALL BE TYPED 'M' AND SHALL CONFORM TO ASTM DESIGNATION C90, WITH STANDARD HORIZONTAL JOINT REINFORCING AT 1'-4" CENTERS VERTICALLY.

0405. GROUTED CELLS SHALL BE FILLED WITH A "PEA GRAVEL" CONCRETE WITH A MINIMUM 28-DAY ULTIMATE COMPRESSIVE STRENGTH OF 3000 PSI. THE CELLS SHALL HAVE VERTICAL ALIGNMENT SUFFICIENT TO MAINTAIN A CLEAN, UNOBSTRUCTED, CONTINUOUS VERTICAL CELL. GROUT SHALL BE POURED IN LIFTS TO NOT EXCEED 8'-0".

0406. CLEANOUT OPENINGS SHALL BE PROVIDED AT THE BOTTOM OF ALL GROUTED CELLS AT EACH LIFT FOR FIELD INSPECTION. OPENINGS SHALL BE COVERED AFTER INSPECTION AND BEFORE GROUTING. WALLS SHALL CURE A MINIMUM OF 24 HOURS PRIOR TO FILLING GROUTED CELLS.

0407. WHEN GROUTING IS STOPPED FOR ONE HOUR OR LONGER, THE GROUTING SHALL BE STOPPED 1-1/2" BELOW THE TOP OF THE UPPERMOST UNIT.

0412. LAY BLOCK IN RUNNING BOND UNLESS OTHERWISE INDICATED.

0413. LAYING TOLERANCES: WALL, CORNERS, PIERS, JAMBS TO BE PLUMB WITHIN TOLERANCE OF 1/8" IN 5 FEET. COURSES TO BE LEVEL WITHIN 1/4" IN 50 FEET. FACES OF WALLS STRAIGHT WITHIN 1/4" IN 50 FEET.

0415. ALL MASONRY UNITS SHALL BE SAWN FOR FINAL FIT. NO BREAKING OR HAND SPLITTING OF BLOCKS SHALL BE PERMITTED.

DIVISION 5 - METALS

0505. THE DESIGN, FABRICATION, AND ERECTION OF COLD-FORMED STEEL CONSTRUCTION SHALL CONFORM TO THE AISI SPECIFICATION FOR THE DESIGN OF COLD-FORMED STEEL STRUCTURAL MEMBERS. ALL INDIVIDUAL STRUCTURAL MEMBERS AND ASSEMBLIES OF COLD-FORMED STEEL CONSTRUCTION, EXCEPT WHERE FABRICATED OF APPROVED CORROSION-RESISTANT STEEL OR OF STEEL HAVING CORROSION-RESISTANT METALLIC OR OTHER APPROVED COATING, SHALL BE PROTECTED AGAINST CORROSION WITH AN ACCEPTABLE SHOP COAT OF PAINT, ENAMEL, OR OTHER APPROVED PROTECTION.

DIVISION 6 - WOOD AND PLASTICS

0602. ALL WOOD IN CONTACT WITH CONCRETE OR CONCRETE MASONRY SHALL BE PRESSURE TREATED OR PROTECTED WITH DECAY RESISTANT MATERIAL.

0603. BUILDING PAPER SHALL BE ASPHALT SATURATED FELT, 30-LB. NON-PERFORATED, COMPLYING WITH ASTM D226.

0628. PROVIDE GALVANIZED STEEL SEATS AT ALL WOOD FRAMING MEMBERS BEARING ON MASONRY OR CONCRETE.

DIVISION 7 - THERMAL & MOISTURE PROTECTION

0705. FLASHING SHALL BE FABRICATED FROM 0.026 MIN. THICK ALUMINUM WITH CLEAR ANODIZED FINISH.
WHERE ALUMINUM FLASHING IS INSTALLED DIRECTLY ONTO CEMENTITIOUS OR WOOD SUBSTRATES, INSTALL A SLIP-SHEET OF RED ROSIN PAPER AND A COURSE OF 6 MIL POLYETHYLENE UNDERLAYMENT. ISOLATE ALUMINUM SURFACES FROM SURFACES OF DISSIMILAR METALS.

0715. CONTRACTOR SHALL SUPPLY AND INSTALL ALL CAULKING AND SEALING TO PROVIDE A WATERPROOF/WEATHERPROOF SEAL. SEALANT COLOR SHALL BE A COLOR APPROPRIATE FOR THE AREA IN WHICH IT IS BEING USED. APPLY SEALANT IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.

0716. BACKING FOR SEALED JOINTS, WHERE BACKING IS REQUIRED, SHALL BE CLOSED CELL NEOPRENE ROD OF DIAMETER REQUIRED TO FORM FRICTION SURFACE AT SIDES OF OPEN JOINT.

TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, LAWS OF FLORIDA.
WINDLOADING HAS BEEN DESIGNED IN ACCORDANCE WITH THE FLORIDA BUILDING CODE, SECTION 1609, EIGHTH (2023) EDITION

DIVISION 8 - DOORS AND WINDOWS

0814. HOLLOW METAL DOOR FRAMES SHALL BE PRIME QUALITY HOT-ROLLED SHEET CARBON STEEL, CS 242 OR PS 4, 16 GAUGE, HOT-DIPPED GALVANIZED PRIOR TO FABRICATION, WITH BAKED-ON COAT OF OF GRAY SYNTHETIC PRIMER. FURNISHED LABELED FRAMES AS REQUIRED. FRAMES SHALL BE SINGLE PIECE WITH CORNERS MITERED AND FULLY ELECTRIC-WELDED.

0815. HOLLOW METAL DOORS: 18 GAUGE GALVANIZED, COLD-ROLLED STRETCHER LEVELED STEEL WITH BAKED-ON COAT OF GRAY SYNTHETIC PRIMER. STEEL-REINFORCED MINERAL ROCK WOOL OR FIBERGLASS CORE RESISTANT TO VERMIN, FUNGUS, BACTERIA, MOISTURE, MILDEW, AND ROT.

0816. HOLLOW METAL DOOR FRAMES SHALL HAVE THREE ANCHORS MINIMUM PER JAMB, STANDARD DESIGN FOR WALL TYPE TO RECEIVE FRAME.

0817. HOLLOW METAL DOOR EDGES SHALL BE WELDED AROUND ENTIRE PERIMETER WITH NO SEAMS VISIBLE ON EDGES OR SURFACES OF DOORS. PROVIDE CONCEALED REINFORCEMENT FOR HARDWARE. DOORS SHALL BE FULLY PREPARED TO RECEIVE HARDWARE.

0818. METAL DOOR FRAMES SHALL RECEIVE RUBBER SILENCERS; 3 PER JAMB AND 2 AT HEAD OF EACH LEAF.

0824. BEFORE ANY HARDWARE IS PREPARED, SUBMIT TO THE TENANT FOR APPROVAL A HARDWARE SCHEDULE SHOWING EACH DIFFERENT ITEM OF HARDWARE TO BE FURNISHED. SUBMIT FOUR COPIES. THIS PROVISION IS A CONTRACT REQUIREMENT.

0830. ALL LOCKS AND KEYS SHALL BE UNDER ONE MASTER KEY SYSTEM. COORDINATE WITH TENANT.

DIVISION 9 - FINISHES

0903. PORTLAND CEMENT PLASTER APPLICATIONS SHALL CONFORM TO THE FOLLOWING: MATERIALS SHALL CONSIST OF ASTM C150 TYPE I PORTLAND CEMENT, ASTM C206 OR ASTM C207 TYPE 'S' LIME, ASTM C897 MANUFACTURED OR NATURAL SAND. MIXES SHALL CONFORM TO ASTM C926. BONDING AGENT SHALL COMPLY WITH ASTM C932.

0904. TWO-COAT CEMENT PLASTER SHALL BE APPLIED OVER CONCRETE MASONRY UNITS AND CONCRETE AND HAVE 5/8" MIN. TOTAL THICKNESS. THREE-COAT CEMENT PLASTER SHALL BE APPLIED OVER SELF-FURRING GALVANIZED 3.4 LB. METAL LATH ON BRAINAGE MAT (STUC-O-FLEX 9714 OR EQUIVALENT) ON WATER-RESISTIVE BARRIER (#30 TYPE 1 ASPHALT FELT PER ASTM D 226) ON SPECIFIED SHEATHING.
PROVIDE ACCESSORIES AS SPECIFIED HEREIN, AND INSTALL IN ACCORDANCE WITH ASTM C926. PROVIDE CASING BEADS AT TERMINATIONS OF PLASTER WORK. INSTALL PLASTER EXPANSION JOINTS TO COINCIDE WITH ARCHITECTURAL FEATURES AND AS INDICATED ON DRAWINGS.

0906. ALL CEMENT PLASTER ON MASONRY OR LATH SHALL BE INSTALLED WITH THE FOLLOWING ACCESSORIES:

- CORNER BEAD
- CASING BEAD
- EXPANSION JOINT
- CONTROL JOINT
- OTHER ACCESSORIES WHICH MAY BE APPROPRIATE OR REQUIRED

0934. CEMENT PLASTER SHALL BE PAINTED WITH 100 PERCENT ACRYLIC LATEX (2 COATS) OVER MANUFACTURER'S RECOMMENDED PRIMER/SEALER.

0936. PAINT GALVANIZED METAL SURFACES WITH ONE COAT OF PRIMER AS RECOMMENDED BY MANUFACTURER AND TWO COATS OF ACRYLIC-VINYL SEMI-GLOSS LATEX ENAMEL.

0937. PREPARE ALUMINUM SURFACES TO BE PAINTED WITH THINNER AND METAL PREPARATION, WIPE CLEAN WITH ZYLENE. PAINT WITH ONE COAT OF ZINC CHROMATE PRIMER AND TWO COATS OF 100% ACRYLIC EXTERIOR ENAMEL.

0938. ALL SURFACES TO BE PAINTED SHALL BE IN PROPER CONDITION TO RECEIVE FINISH. PRIOR TO PAINTING, REMOVE OR AMPLY PROTECT HARDWARE, ACCESSORIES, PLATES, LIGHTING FIXTURES, AND SIMILAR ITEMS. REINSTALL THESE ITEMS WHEN PAINTING IS COMPLETE. IF NECESSARY, REMOVE AND REPLACE DOORS TO PAINT TOP AND BOTTOM DOOR EDGES.

0939. PRIOR TO PAINTING, CONCRETE AND MASONRY SURFACES TO RECEIVE PAINT SHALL BE WIREBRUSHED CLEAN. SURFACES WHICH ARE HIGHLY GLAZED OR WHERE TRACES OF FORM OIL OR PARTING COMPOUND ARE PRESENT SHALL BE TREATED WITH ACID DETERGENT CONCENTRATE.

0941. REMOVE GREASE, RUST SCALE, AND DUST, AND TOUCH UP CHIPPED OR ABRADED PLACES ON STEEL OR IRON ITEMS THAT HAVE BEEN SHOP PRIMED OR COATED.

0942. UNPRIMED GALVANIZED METAL TO BE PAINTED SHALL BE WASHED WITH A SOLUTION OF CHEMICAL PHOSPHORIC METAL ETCH AND ALLOWED TO DRY PRIOR TO PAINTING.

0944. PAINT SHALL BE APPLIED IN STRICT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS FOR EACH TYPE OF PAINT AND APPLICATION.

DIVISION 10 - SPECIALTIES

1001. MINIMUM 6" ADDRESS NUMBERS SHALL BE DISPLAYED ON BUILDING IN CONTRASTING COLORS (FIELD VERIFY WITH OWNER).

REFER TO STRUCTURAL SPECIFICATIONS (INCLUDED IN DRAWINGS) AND MECHANICAL / PLUMBING / ELECTRICAL SPECIFICATIONS (INCLUDED IN DRAWINGS) FOR FURTHER INFORMATION

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STATE OF FLORIDA #AR98632

A NEW SHELL BUILDING

MAIN CITY PLAZA

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REVISIONS

DRAWN BY:
CHECKED BY:
FILE:

PROJECT: P2406-0262

DATE: 7/22/25

ISSUE DATE

A.09

STRUCTURAL SCHEDULE FND-1

MARK	DESCRIPTION
FND-1	FORM AND POUR CONCRETE COLUMN PER DETAIL. PLACE FIRST TWO TIES IN FOOTING AT TIME OF POUR.

GENERAL NOTES

1. DO NOT SCALE FOOTING SIZE FROM PLAN.
2. ISOLATED PAD FOOTINGS AND MONOLITHIC FOOTINGS CAN BE POURED INTEGRALLY. BOTTOMS AT SAME ELEVATION.
3. REINFORCING IS 3" FROM BOTTOM U.N.O.
4. CONTRACTOR TO VERIFY STEMWALL HEIGHTMAXIMUM 4-COURSE STEMWALL.
5. SEE ARCHITECTURAL PLANS FOR DAPOUT LOCATIONS AND DIMENSIONS.
6. SEE ARCHITECTURAL PLANS FOR PLUMBING LOCATIONS.

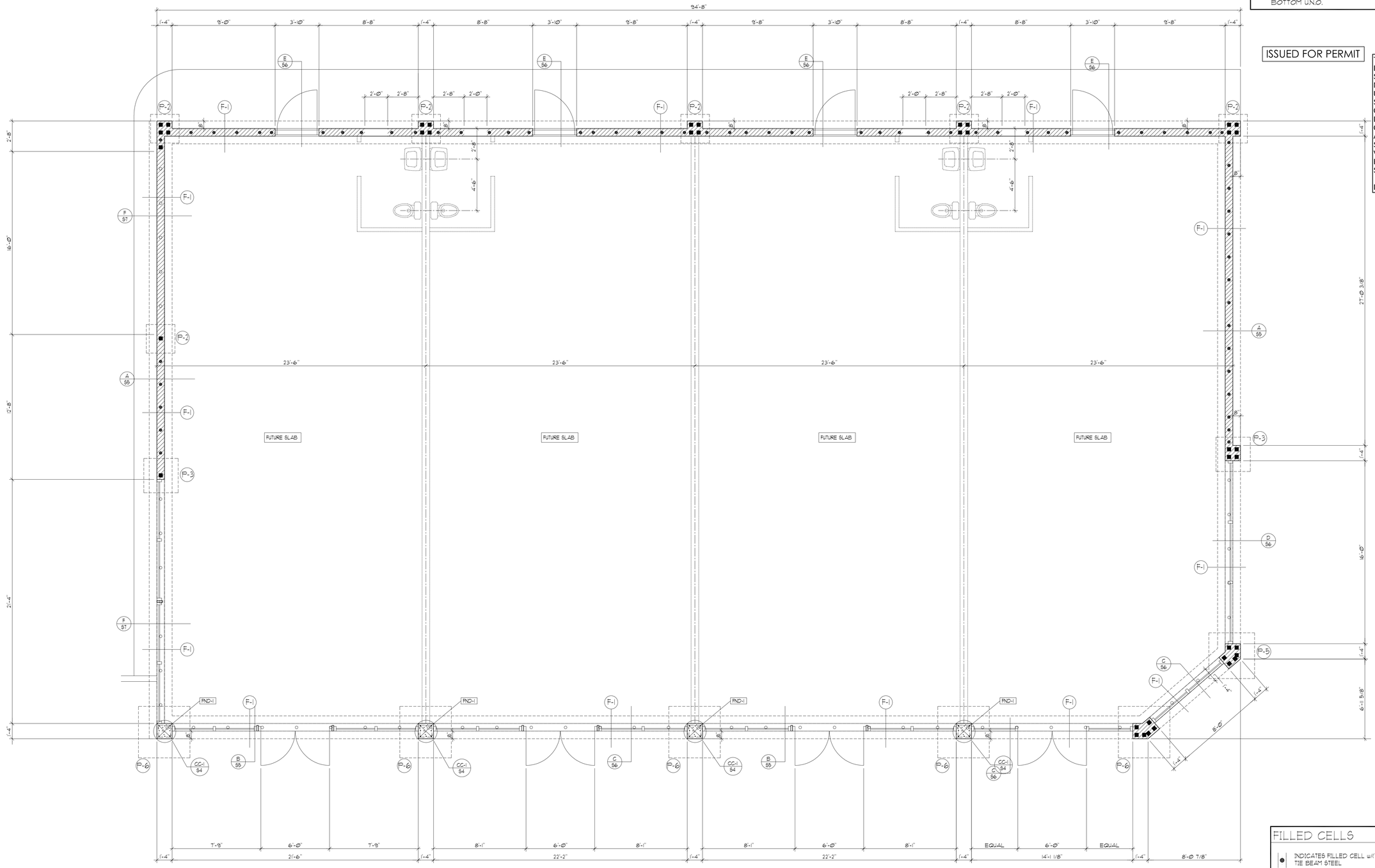
DIMENSION NOTES

SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.

FOOTING SCHEDULE

MARK	SIZE/TYPE	REINF.	REM.
F-1	12"H x 24"W STRIP FTG.	3-#5 CONT.	-
P-2	30" x 30" x 12"H PAD	4-#5 E.W.	-
P-3	36" x 36" x 12"H PAD	5-#5 E.W.	-
P-4	42" x 42" x 12"H PAD	6-#5 E.W.	-
P-5	48" x 48" x 18"H PAD	7-#5 E.W.	-
P-6	54" x 54" x 18"H PAD	8-#5 E.W.	-

GENERAL NOTES:
A. SEE ARCHITECTURAL PLANS FOR DAP-OUT REQUIREMENTS
B. REINFORCEMENT IN FOOTINGS IS 3" FROM BOTTOM U.N.O.



FOUNDATION PLAN

SCALE: 1/4" = 1'-0"

FILLED CELLS

- ● INDICATES FILLED CELL w/(1)#5 REBAR FROM FOOTING TO TIE BEAM STEEL
- ■ INDICATES FILLED CELL w/(2)#5 OR (1)#7 REBAR FROM FOOTING TO TIE BEAM STEEL
- ○ INDICATES FILLED CELL w/(1)#5 REBAR FROM FOOTING TO TOP OF STEMWALL

ISSUED FOR PERMIT

THIS DOCUMENT HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY MARY K. PERSSON, PE. USING A DIGITAL SIGNATURE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED. THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES. STRUCTURE ONLY.

DATE SEALED: 07/21/2025

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A NEW SHELL BUILDING
MAIN CITY PLAZA
608 2ND STREET EAST
BRADENTON, FL 34208

FOUNDATION PLAN

ENGINEER
MARY K PERSSON
PE# 67436

DATE ISSUED
MKP | 07/22/2025

REVISIONS

SHEET
S1

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STRUCTURAL SCHEDULE

S7-1

MARK	DESCRIPTION
S7-1	(1)#5 CONT. IN FILLED COURSE BELOW WINDOW EXTEND MIN. 6" PAST OPENING ON EA. END

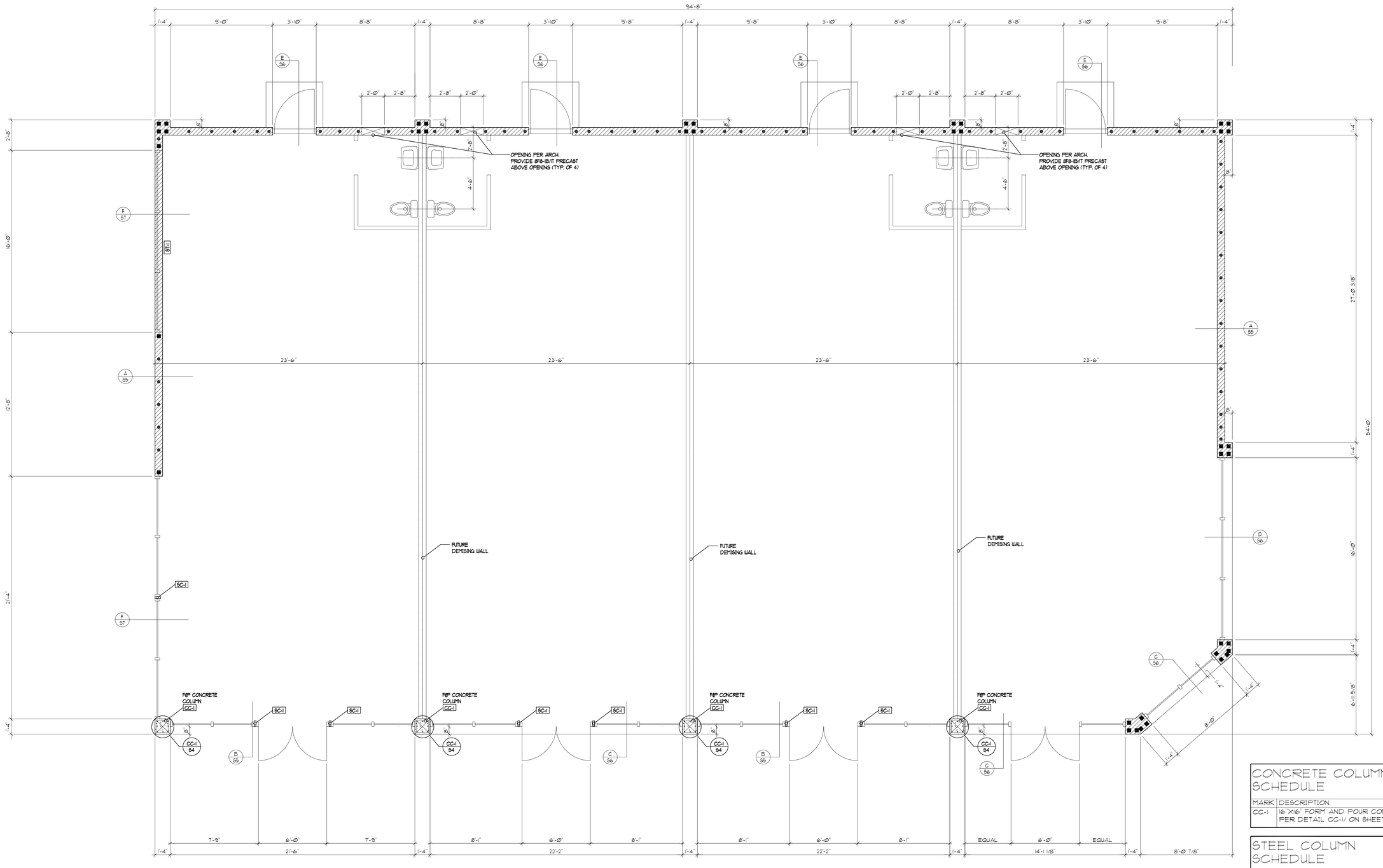
FILLED CELLS

- ● INDICATES FILLED CELL w/(1)#5 REBAR FROM FOOTING TO TIE BEAM STEEL
- ■ INDICATES FILLED CELL w/(2)#5 OR (1)#7 REBAR FROM FOOTING TO TIE BEAM STEEL
- ○ INDICATES FILLED CELL w/(1)#5 REBAR FROM FOOTING TO TOP OF STEMWALL

DIMENSION NOTES

SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.

ISSUED FOR PERMIT



STRUCTURAL FLOOR PLAN

SCALE: 1/4" = 1'-0"

CONCRETE COLUMN SCHEDULE

CC-1

MARK	DESCRIPTION
CC-1	16"X16" FORM AND POUR CONCRETE COLUMN PER DETAIL CC-1/ ON SHEET S4.

STEEL COLUMN SCHEDULE

SC-1

MARK	DESCRIPTION
SC-1	2"X6"X1/8" THICK HSS A500, GRADE B

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A NEW SHELL BUILDING
MAIN CITY PLAZA
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BRADENTON, FL 34208

STRUCTURAL FLOOR PLAN

ENGINEER
MARY K PERSSON
PE# 67436

DATE ISSUED
MKP 07/22/2025

REVISIONS

SHEET
S2

DIMENSION NOTES

SEE ARCHITECTURAL PLANS FOR DIMENSIONS NOT SHOWN ON STRUCTURAL SHEETS.

STRUCTURAL SCHEDULE ST-1

MARK	DESCRIPTION
ST-1	PREFABRICATED PAINTED GALVANIZED STEEL CANOPY STRUCTURE. REFER TO SHOP DRAWINGS.
ST-2	SHORE CONCRETE BEAM FOR A MIN. OF 28 DAYS AFTER POUR
ST-3	SEE BOND-BEAM STEP DETAIL ON SHEET S4 AT PARAPET STEP???

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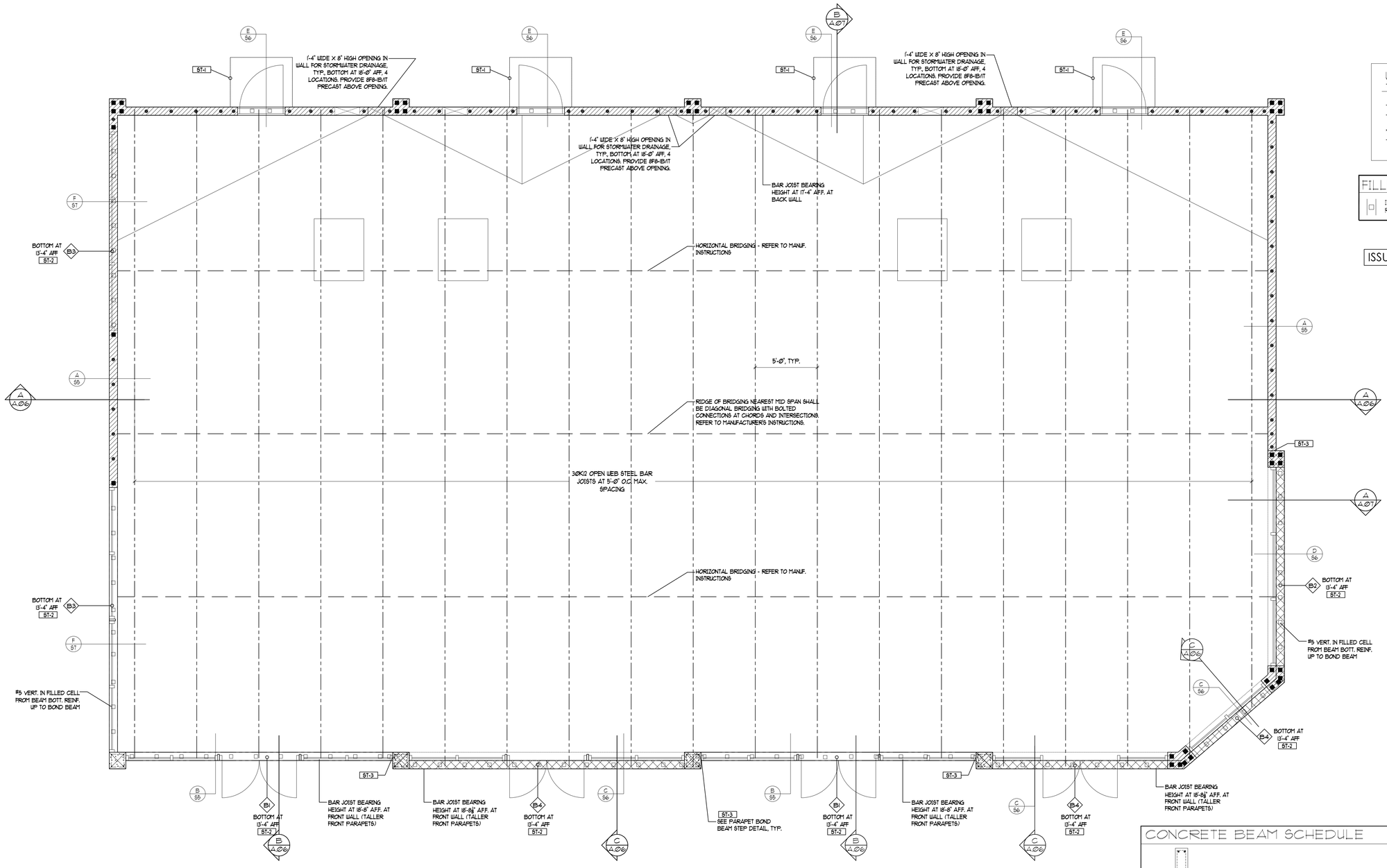


WALL HEIGHT LEGEND

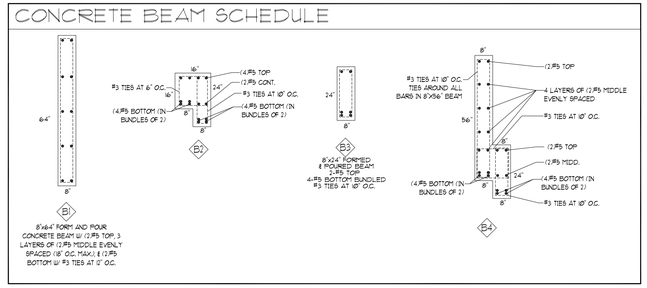
TO TOP OF MASONRY

- 20'-8" AFF.
- 23'-4" AFF.

FILLED CELLS - ABOVE BEAMS

INDICATES FILLED CELL w/(1)#5 REBAR FROM BEAM BOTT. REINF. TO BOND BEAM STEEL

ISSUED FOR PERMIT



ROOF FRAMING PLAN

SCALE: 1/4" = 1'-0"

A NEW SHELL BUILDING
MAIN CITY PLAZA
608 2ND STREET EAST
BRADENTON, FL 34208

ROOF FRAMING PLAN

ENGINEER
MARY K PERSSON
PE# 67436

DATE ISSUED
MKP | 07/22/2025

REVISIONS

SHEET
S3

1. GENERAL NOTES

1.1 FBC REFERS TO 2023 FLORIDA BUILDING CODE, 8TH EDITION.
1.2 FBC-B REFERS TO 2023 FLORIDA BUILDING CODE, 8TH EDITION, BUILDING.
1.3 COMPACT BACK FILL 5'-0" FROM STRUCTURE. THE BUILDING AREA PLUS A MARGIN OF 5'-0" AFF OUTSIDE PERIMETER LINES SHALL BE COMPACTED TO A MINIMUM 95% OF MODIFIED PROCTOR MAXIMUM DENSITY.
1.4 CONTACT SOILS FOR FOUNDATIONS SHALL BE COMPACTED TO A MINIMUM 95% OF MODIFIED PROCTOR MAXIMUM DENSITY.
1.5 CONTACT SOILS FOR FOUNDATIONS SHALL BE TESTED AFTER COMPACTION.
1.6 FILL WITHIN STEMWALLS SHALL BE PLACED AND COMPACTED PER THE RECOMMENDATIONS OF GEOTECHNICAL REPORT.
1.7 FOUNDATIONS HAVE BEEN DESIGNED FOR AN ALLOWABLE BEARING CAPACITY OF 2000 PSF.
1.8 CONTRACTOR TO VERIFY MANUFACTURED TRUSS PLAN PRIOR TO PLACEMENT OF STEMWALL OR MONOLITHIC FOOTING.
1.5 PLUMBER IS TO INFORM SUPERINTENDENT OF ANY VENTING WHICH UTILIZES A MASONRY WALL TO RESOLVE ANY POSSIBLE STRUCTURAL INTEGRITY ISSUES.

2. CONCRETE/MASONRY NOTES

2.1 ALL CONCRETE SHALL BE F'c=3000PSI.
2.2 MASONRY SHALL USE TYPE S MORTAR. F'm=1900PSI.
2.3 REINFORCING STEEL SHALL SATISFY ASTM A615, GD 60. FOOTING MAY USE GD 40 STEEL.
2.4 WHERE INDICATED ON FLOOR PLANS, PROVIDE CONCRETE FILLED CELL WITH REINFORCING STEEL FROM FOOTING TO TIE BEAM HOOKED & TIED BEFORE INSPECTION. IF GROUT LIFT EXCEEDS 4'-0", AN INSPECTION HOLE TO VERIFY GROUTING SHALL BE PROVIDED AT THE BOTTOM CELL.
2.5 PROVIDE (1) #5 VERTICAL REINFORCING STEEL ELECTRICAL GROUND TO FOUNDATION STEEL.
2.6 FOUNDATION DOWELS AND VERTICAL REINFORCING SPACES AS SHOWN ON FLOOR PLANS. IN THE EVENT OF CONFLICTS, THE FLOOR PLANS SHALL TAKE PRECEDENCE OVER THE FOUNDATION PLAN.
2.7 ALL FOOTINGS TO BE SMOOTH AND LEVEL.
2.8 REINFORCING STEEL LAP LENGTH IN CONCRETE AND/OR MASONRY SHALL BE:
#5 REBAR -30"
#6 REBAR -36"
#7 REBAR -45"
2.9 LAP LENGTH OF INDIVIDUAL BARS WITHIN A BUNDLE SHALL BE THAT FOR THE INDIVIDUAL BAR, INCREASED 20% FOR THREE-BAR BUNDLE, AND 33% FOR FOUR-BAR BUNDLE.
2.10 INDIVIDUAL BARS WITHIN A BUNDLE TERMINATED WITHIN THE SPAN OF THE BEAM SHALL TERMINATE AT DIFFERENT POINTS WITH AT LEAST 40Db STAGGER.
2.11 A FILLED CELL WITH (1) #5 VERTICAL SHALL BE LOCATED AT GIRDER TRUSSES WITH UPLIFT EXCEEDING 2000LBS U.N.O.
2.12 MINIMUM CONCRETE COVER 3" CAST AGAINST SOIL AND 1½" ELSE U.N.O. MAXIMUM CONCRETE COVER 6" U.N.O.
2.13 EMBEDDED ANCHORS/TIEDOWNS SHALL HAVE MIN 2" COVER.
2.14 MASONRY WALLS SHALL BE BRACED IN ACCORDANCE WITH "STANDARD PRACTICE FOR BRACING MASONRY WALLS UNDER CONSTRUCTION" MASON CONTRACTORS ASSOCIATION OF AMERICA.
2.15 BEAM SIZES SHOWN ON DRAWINGS ARE MINIMUM NOMINAL DIMENSIONS. BEAM SIZES MAY BE INCREASED BY UP TO 12" TO ACCOMMODATE ON-SITE BEAM REQUIREMENTS PROVIDED THAT THE DISTANCE BETWEEN TOP AND BOTTOM REINFORCING STEEL REMAINS THE SAME OR IS INCREASED.

3. DESIGN LOADS AND NOTES

3.1 ROOF LIVE LOAD 20 PSF
ROOF DEAD LOAD 20 PSF
3.2 DL = 10PSF IN COMBINATION WITH WIND LOADS.
3.3 MEAN ROOF HEIGHT SHALL BE DETERMINED BY CONTRACTOR.
3.4 LATERAL LOADS AT TOP OF EXTERIOR WALLS SHALL BE BASED ON 36.4 PSF ON WALL.
3.5 LATERAL LOADS IN TRUSSES ARE RESISTED BY ROOF DIAPHRAGM AT POINT OF WIND LOAD INPUT U.N.O.
3.6 TRUSS MANUFACTURER'S TRUSS LAYOUT SHALL SHOW ALL CONNECTIONS BETWEEN TRUSSES AND OTHER TRUSSES AND BETWEEN TRUSSES.
3.7 TRUSSES MUST BE DESIGNED TO SUPPORT WALLS AGAINST OUT-OF-PLANE LOADS IN ACCORDANCE WITH ITEM 3.4. THIS APPLIES TO ALL TRUSSES WITH A RAISED HEEL CONDITION THAT BEAR ON AN EXTERIOR WALLS.
3.8 NO PROVISION HAS BEEN MADE IN THE STRUCTURAL DESIGN FOR TEMPORARY CONDITIONS OCCURRING DURING CONSTRUCTION, UNLESS SPECIFICALLY NOTED ON THE STRUCTURAL DRAWINGS. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SHORING AND BRACING REQUIRED TO RESIST STRESSES OR INSTABILITY OCCURRING FROM ANY CAUSE DURING CONSTRUCTION. THE CONTRACTOR SHALL ASSUME COMPLETE RESPONSIBILITY FOR SUCH MEASURES.

4. WATER PROOFING NOTES

4.1 ALL WATER-PROOFING AND MOISTURE PROTECTION IS THE RESPONSIBILITY OF THE BUILDER.

5. GENERAL CONNECTIONS NOTES

5.1 FOR POST-INSTALLED ANCHORS: HOLE PREPARATION, CARTRIDGE PREPARATION, AND EPOXY FILLING SHALL BE PERFORMED PER MANUFACTURER'S ADHESIVE ANCHOR INSTALLATION INSTRUCTIONS.
5.2 AN EPOXY INSPECTION MAY BE REQUIRED DEPENDING ON JURISDICATION. CONTRACTOR MUST VERIFY.

6. WIND NOTES

6.1 WIND LOADS ARE BASED ON A WIND VELOCITY OF 150 MPH APPLIED FOR A FULLY ENCLOSED STRUCTURE.
6.2 THIS BUILDING IS DESIGNED AS A FULLY ENCLOSED BUILDING BASED ON ALL OPENINGS BEING PROTECTED OR HAVING MISSILE IMPACT GLASS.
6.3 WIND DESIGN LOADS WERE DETERMINED BASED ON THE FOLLOWING:
BASIC WIND SPEED = 150 MPH,
BUILDING CATEGORY II, WIND EXPOSURE = B,
INTERNAL PRESSURE COEFFICIENT = 0.18.
FULLY ENCLOSED BUILDING

DESIGN WIND PRESSURES FOR COMPONENTS AND CLADDING

POSITIVE PRESSURES = INWARD
NEGATIVE PRESSURES = OUTWARD (SUCTION)
ALL PRESSURE VALUES ARE IN PSF.

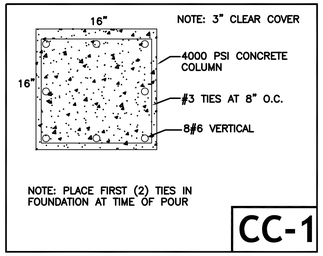
COMPONENT AREA (SQ. FT.)	ZONE 4	ZONE 5
10	+29.0/-31.4	+29.0/-38.7
20	+27.7/-30.1	+27.7/-36.1
30	+27.0/-29.4	+27.0/-34.6
40	+26.4/-28.9	+26.4/-33.5
50	+26.0/-28.4	+26.0/-32.7
75	+25.3/-27.7	+25.3/-31.2
100	+24.7/-27.2	+24.7/-30.1
150	+24.0/-26.4	+24.0/-28.6

7. ROOF FRAMING NOTES

7.1 THE DESIGN OF ROOF FRAMING SHALL BE BASED ON THE REQUIREMENTS OF THE FBC.
7.2 DESIGN WIND LOADS SHALL BE APPLIED IN ACCORDANCE WITH FBC SECTION 1609. SEE WIND NOTES FOR WIND DESIGN REQUIREMENTS.
7.3 ROOF TRUSS SYSTEM SHALL BE PRE-ENGINEERED METAL TRUSSES WITH A MINIMUM MATERIAL THICKNESS OF 24 GAUGE.
7.4 ROOF TRUSS MANUFACTURER SHALL SUBMIT AND PROVIDE COMPLETE LAYOUT/ENGINEERING AND FURNISH THE FOLLOWING INFORMATION: ROOF PITCH, STEEL GAGE, SPACING, COATING REQUIREMENTS, LOCATION AND MAGNITUDE OF UPLIFT LOADS.
7.5 ENGINEERED ROOF TRUSS DRAWINGS SHALL DETAIL TRUSS-TO-TRUSS AND TRUSS-TO-STRUCTURE CONNECTIONS.
7.6 PRE-ENGINEERED TRUSS DESIGN SHALL BE SIGNED AND SEALED BY A FLORIDA LICENSED PROFESSIONAL ENGINEER.
7.7 TRUSS COMPANY SHALL FURNISH AND INSTALL STANDARD TEMPORARY AND PERMANENT BRACING AS SPECIFIED BY SHOP DRAWINGS.
7.8 TRUSS COMPANY TO FURNISH AND INSTALL ALL 18 GAUGE GALVANIZED BENT PLATES (FASCIA, HIPS, RIDGES, VALLEYS) AS REQUIRED TO RECEIVE DECK.
7.9 TRUSS COMPANY TO FURNISH AND MECHANICALLY INSTALL 24 GAUGE TYPE B METAL DECK ON THE TOP CHORD OF THE TRUSSES TO TRANSFER A MINIMUM SHEAR LOAD OF 400 LBS/FT IN ANY DIRECTION U.N.O.
7.10 CONTRACTORS SHALL VERIFY WITH ROOF TRUSS PLAN PRIOR TO PLACEMENT OF FOOTINGS.
7.11 TRUSS LAYOUT AND SHOP DRAWINGS SHALL BE APPROVED BY EOR PRIOR TO TRUSS INSTALLATION.

8. STRUCTURAL STEEL NOTES

8.1 CHANNELS AND ANGLES: ASTM A36/A36M, ASTM A572/A572M, GRADE 50, HIGH STRENGTH, LOW-ALLOY, COLUMBIUM-VANADIUM STEEL.
8.2 PLATE AND BAR: ASTM A36/A36MASTM A572/A572M, GRADE 50, HIGH STRENGTH, LOW-ALLOY, COLUMBIUM-VANADIUM STEEL.
8.3 COLD-FORMED HOLLOW STRUCTURAL SECTIONS: ASTM A500, GRADE B STRUCTURAL TUBING.
8.4 STEEL PIPE: ASTM A501 OR A53, TYPE E OR S, GRADE B.
8.5 HIGH STRENGTH BOLTS, NUTS, AND WASHERS: ASTM A325, TYPE 1 HEAVY HEX STEEL STRUCTURAL BOLTS, ASTM A563, HEAVY HEX CARBON-STEEL NUTS, AND ASTM F436 HARDENED CARBON-STEEL WASHERS.
8.6 PRIMER: FABRICATOR'S STANDARD LEAD- AND CHROMATE-FREE, NONASPHALTIC, RUST-INHIBITING PRIMER.
8.7 GROUT: ASTM C1107 NONMETALLIC, SHRINKAGE RESISTANT, FACTORY PACKAGED.
8.8 FABRICATE AND ASSEMBLE STRUCTURAL STEEL IN SHOP TO GREATEST EXTENT POSSIBLE. FABRICATE ACCORDING TO AISC'S "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" AND IT'S "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS - ALLOWABLE STRESS DESIGN AND PLASTIC DESIGN."
8.9 ERECTION: SET STRUCTURAL STEEL ACCURATELY IN LOCATIONS AND TO ELEVATIONS INDICATED ON PLANS IN ACCORDANCE WITH AISC'S "CODE OF STANDARD PRACTICE FOR STEEL BUILDING AND BRIDGES."
8.10 CONTRACTOR TO VERIFY ALL DIMENSIONS AND HEIGHTS PRIOR TO ERECTION.
8.11 WELDING: COMPLY WITH AWS D1.1/D1.1M FOR WELDING PROCEDURE SPECIFICATIONS, TOLERANCES, APPEARANCE, AND QUALITY.
8.12 WELDING CERTIFICATES TO BE ISSUED TO EOR FOR REVIEW.



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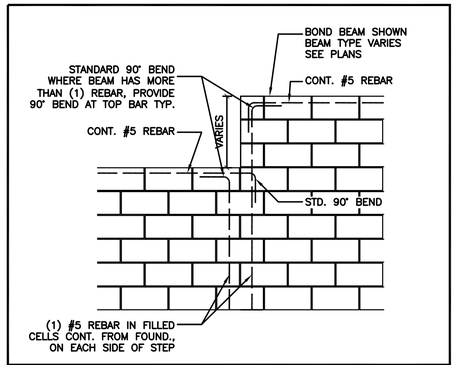
DESIGN WIND PRESSURES FOR COMPONENTS AND CLADDING

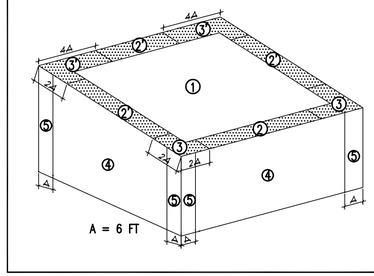
POSITIVE PRESSURES = INWARD
NEGATIVE PRESSURES = OUTWARD (SUCTION)
ALL PRESSURE VALUES ARE IN PSF. ASD.

COMPONENT AREA (SQ. FT.)	ZONE 1
10	+24.0/-34.4
	ZONE 2
	+24.0/-39.8
	ZONE 2'
	+24.0/-47.8
	ZONE 3
	+24.0/-53.2
	ZONE 3'
	+24.0/-74.7



PARAPET BOND BEAM STEP

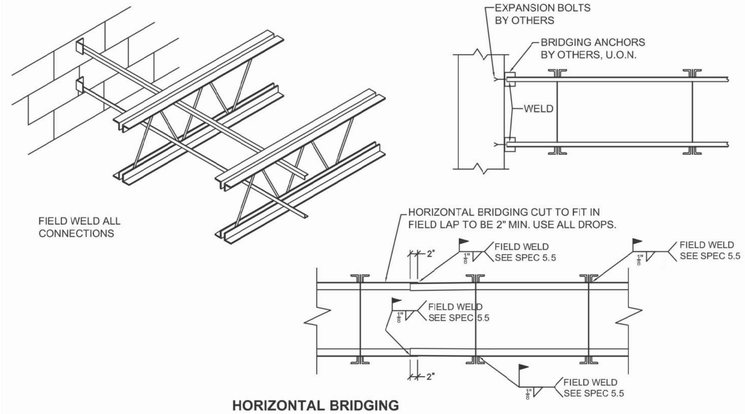
ROOF AND WALL ZONES FOR COMPONENTS AND CLADDING WIND PRESSURES



TO THE BEST OF MY KNOWLEDGE, THE PLANS AND SPECIFICATIONS FOR THIS BUILDING COMPLY WITH THE APPLICABLE STRUCTURAL PROVISIONS OF THE 2023 EDITION OF THE FLORIDA BUILDING CODE, BUILDING (FBC-B), 8TH EDITION.

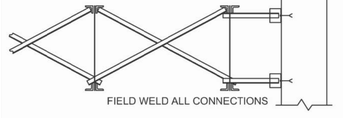
VULCRAFT BRIDGING DETAILS

DETAILS BELOW ARE SCHEMATIC ONLY. REFER TO THE VULCRAFT CATALOG.



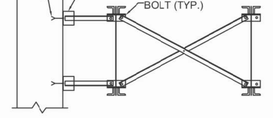
HORIZONTAL BRIDGING SEE SJI SPECIFICATIONS

NOTE: DO NOT WELD BRIDGING TO JOIST WEB MEMBERS. DO NOT HANG ANY MECHANICAL, ELECTRICAL, ETC. FROM BRIDGING.



WELDED CROSS BRIDGING

HORIZONTAL BRIDGING SHALL BE USED IN SPACE ADJACENT TO THE WALL TO ALLOW FOR PROPER DEFLECTION OF THE JOIST NEAREST WALL.



BOLTED CROSS BRIDGING

(a) HORIZONTAL BRIDGING UNITS SHALL BE USED IN THE SPACE ADJACENT TO THE WALL TO ALLOW FOR PROPER DEFLECTION OF THE JOIST NEAREST THE WALL.

(b) FOR REQUIRED BOLT SIZE REFER TO BRIDGING TABLE. NOTE: CLIP CONFIGURATION MAY VARY FROM THAT SHOWN.

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Structural Engineering

MARY K. PERSSON
LICENSE
No. 67436
STATE OF FLORIDA
PROFESSIONAL ENGINEER

A NEW SHELL BUILDING
MAIN CITY PLAZA
608 2ND STREET EAST
BRADENTON, FL 34208

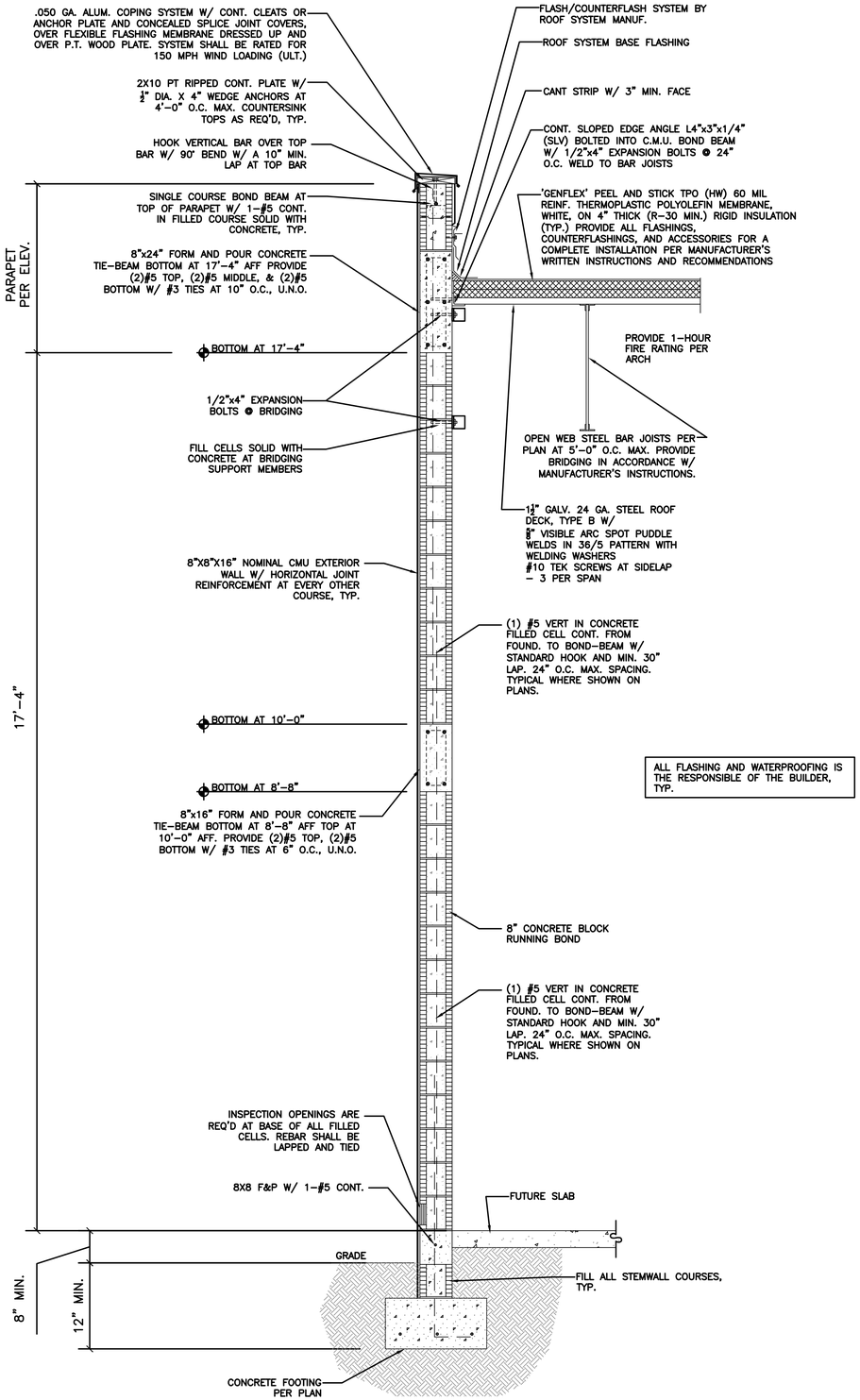
STRUCTURAL NOTES

ENGINEER
MARY K PERSSON
PE# 67436

DATE ISSUED
MKP | 07/22/2025

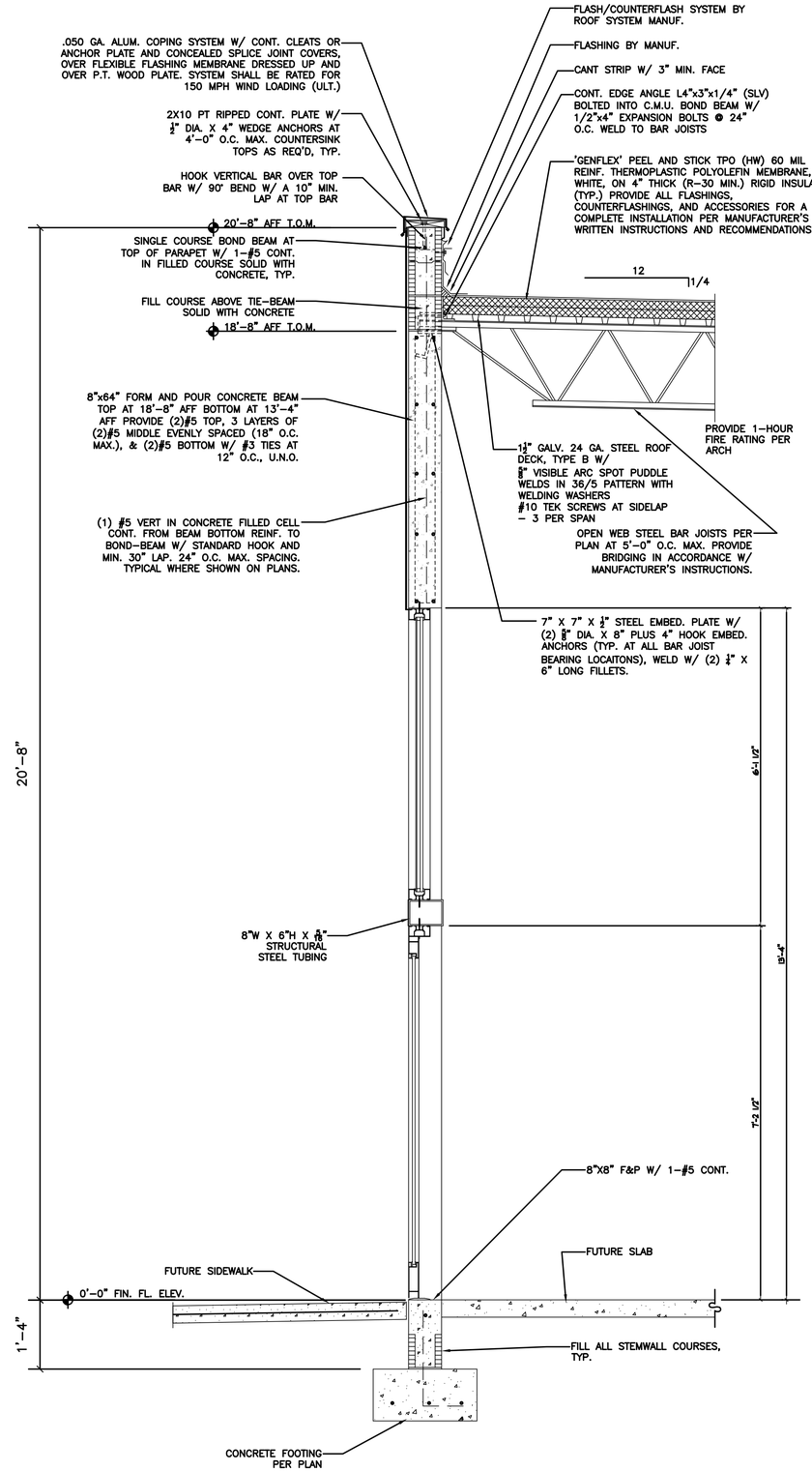
REVISIONS

SHEET
S4



TYPICAL WALL SECTION Ⓐ

SCALE: 3/4" = 1'-0"



TYPICAL WALL SECTION Ⓑ

SCALE: 3/4" = 1'-0"

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STRUCTURAL DETAILS

ENGINEER
MARY K PERSSON
PE# 67436

DATE ISSUED
MKP | 07/22/2025

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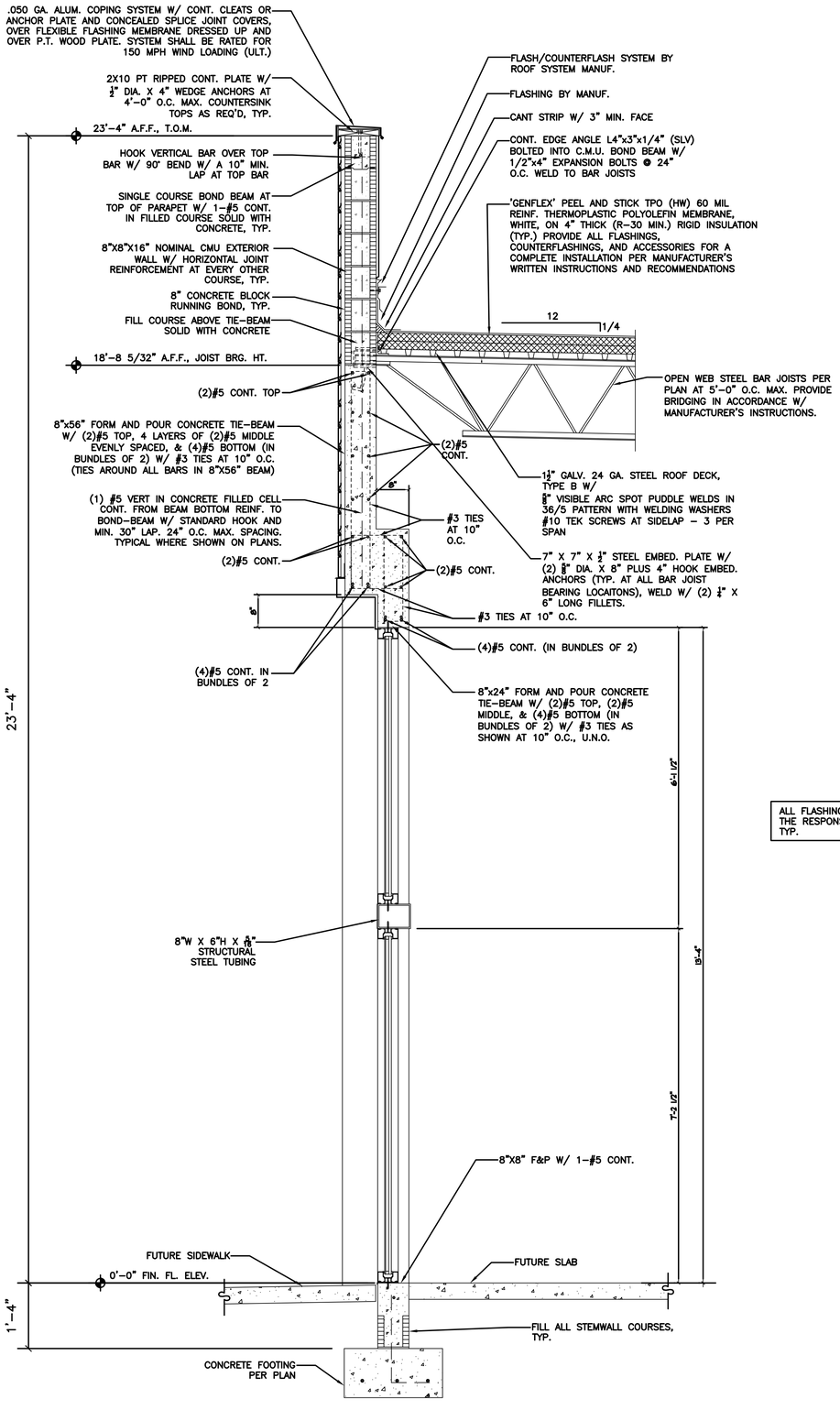
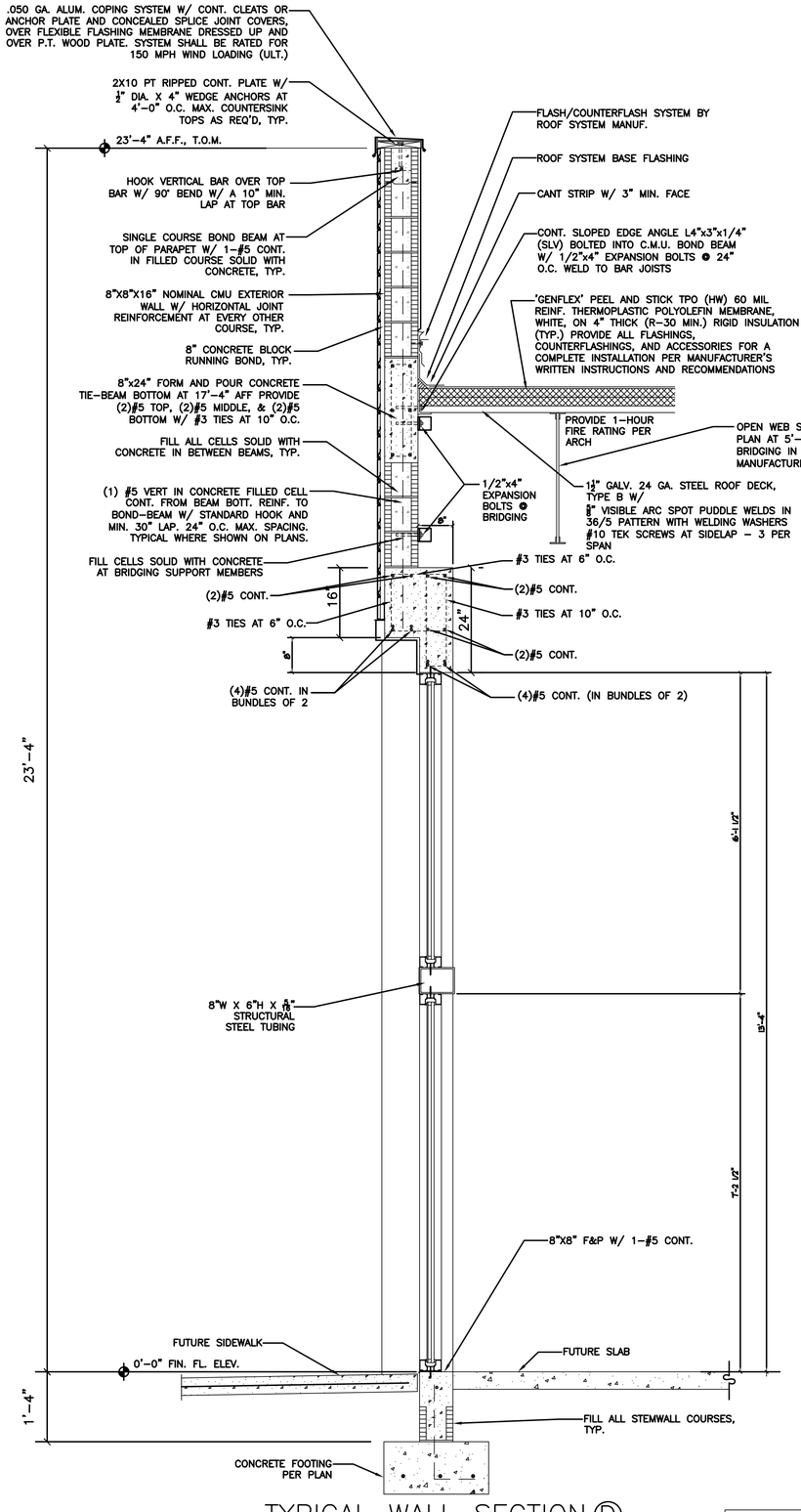


ALL FLASHING AND WATERPROOFING IS THE RESPONSIBLE OF THE BUILDER, TYP.

TYPICAL WALL SECTION Ⓒ

SCALE: 3/4" = 1'-0"



TYPICAL WALL SECTION Ⓓ

SCALE: 3/4" = 1'-0"

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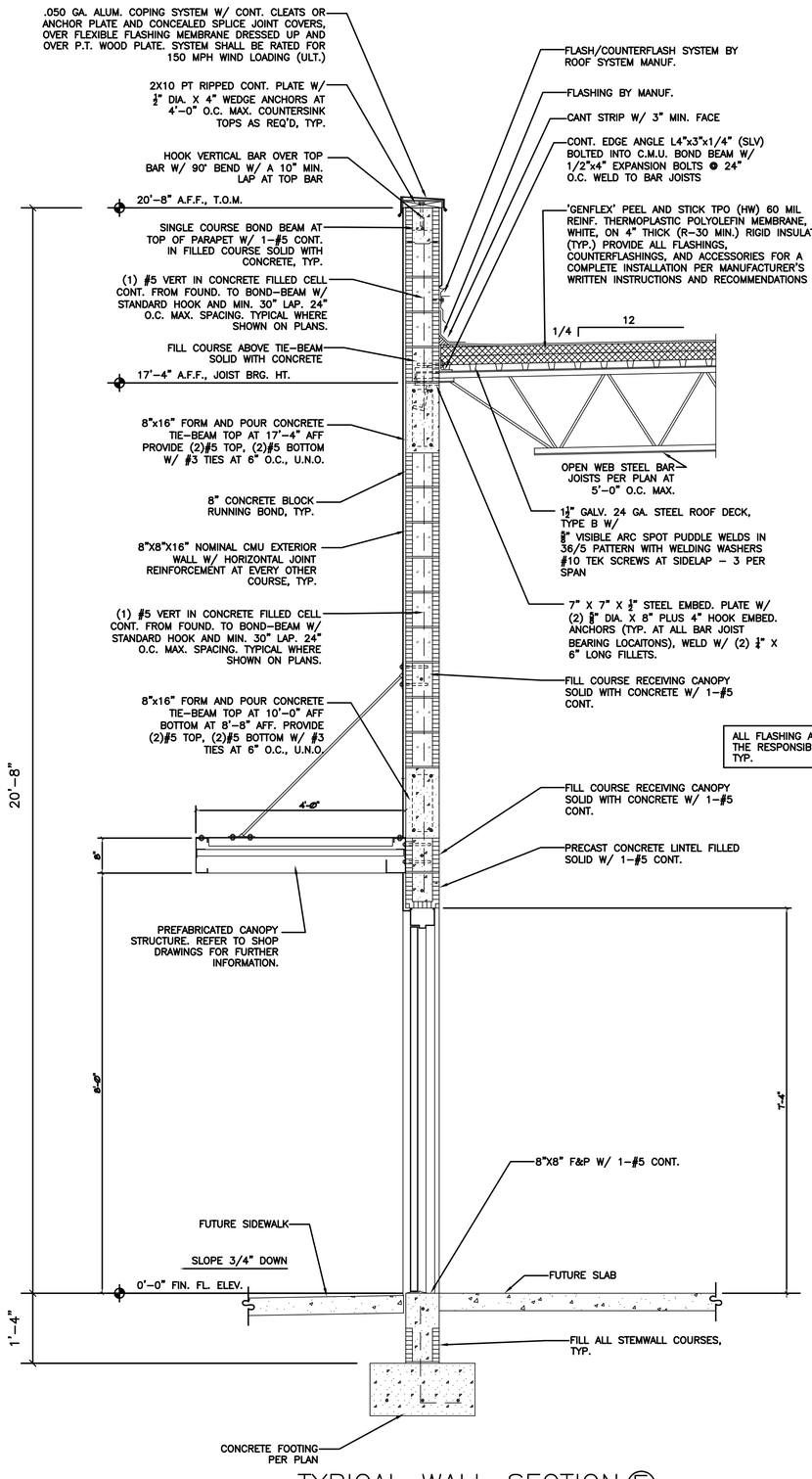
A NEW SHELL BUILDING FOR
MAIN CITY PLAZA
608 2ND STREET EAST
BRADENTON, FL 34208

STRUCTURAL DETAILS

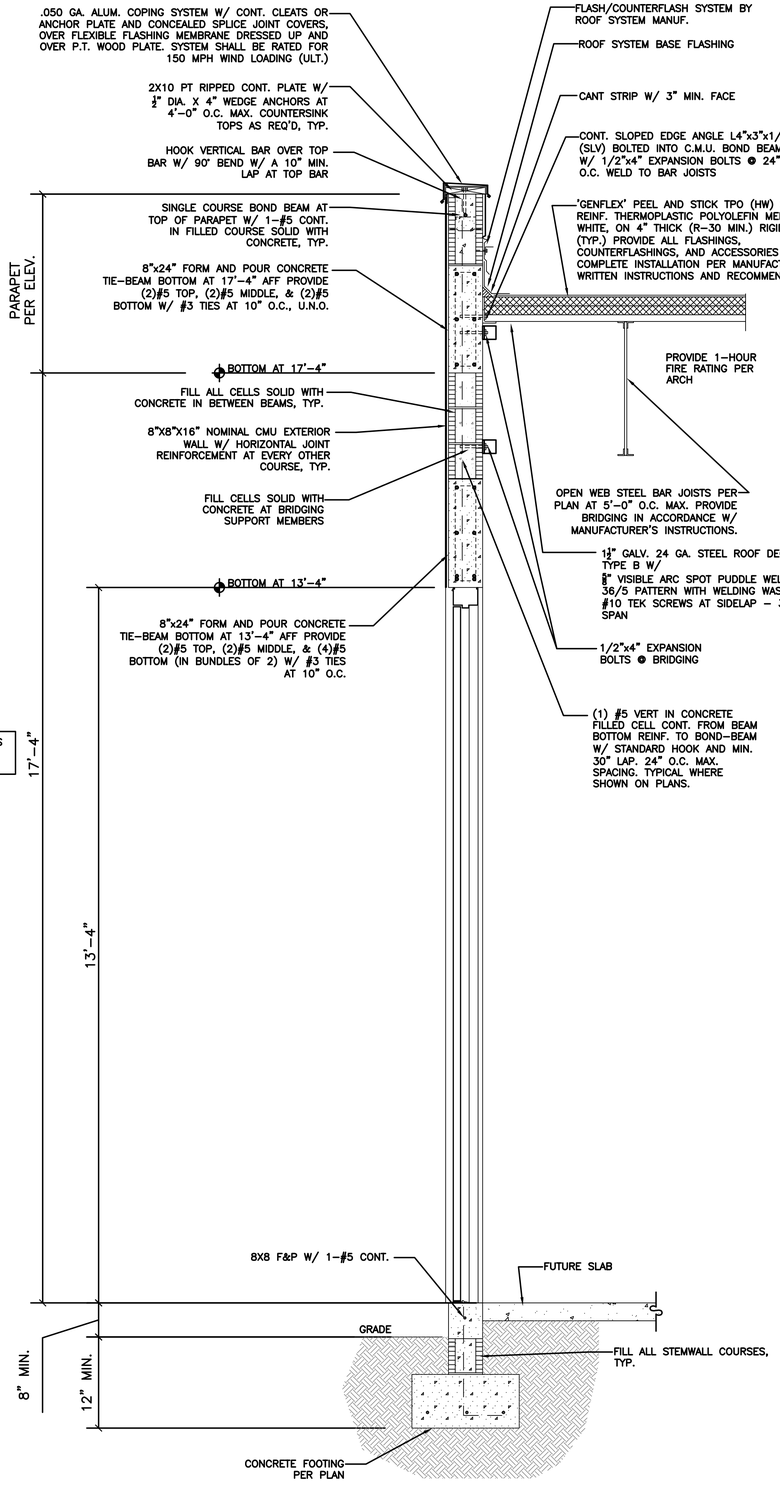
ENGINEER
MARY K PERSSON PE# 67436
DATE ISSUED
MKP | 07/22/2025
REVISIONS

SHEET **S6**



TYPICAL WALL SECTION (E)

SCALE: 3/4" = 1'-0"



TYPICAL WALL SECTION (F)

SCALE: 3/4" = 1'-0"

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A NEW SHELL BUILDING
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STRUCTURAL DETAILS

ENGINEER
MARY K PERSSON
PE# 67436

DATE ISSUED
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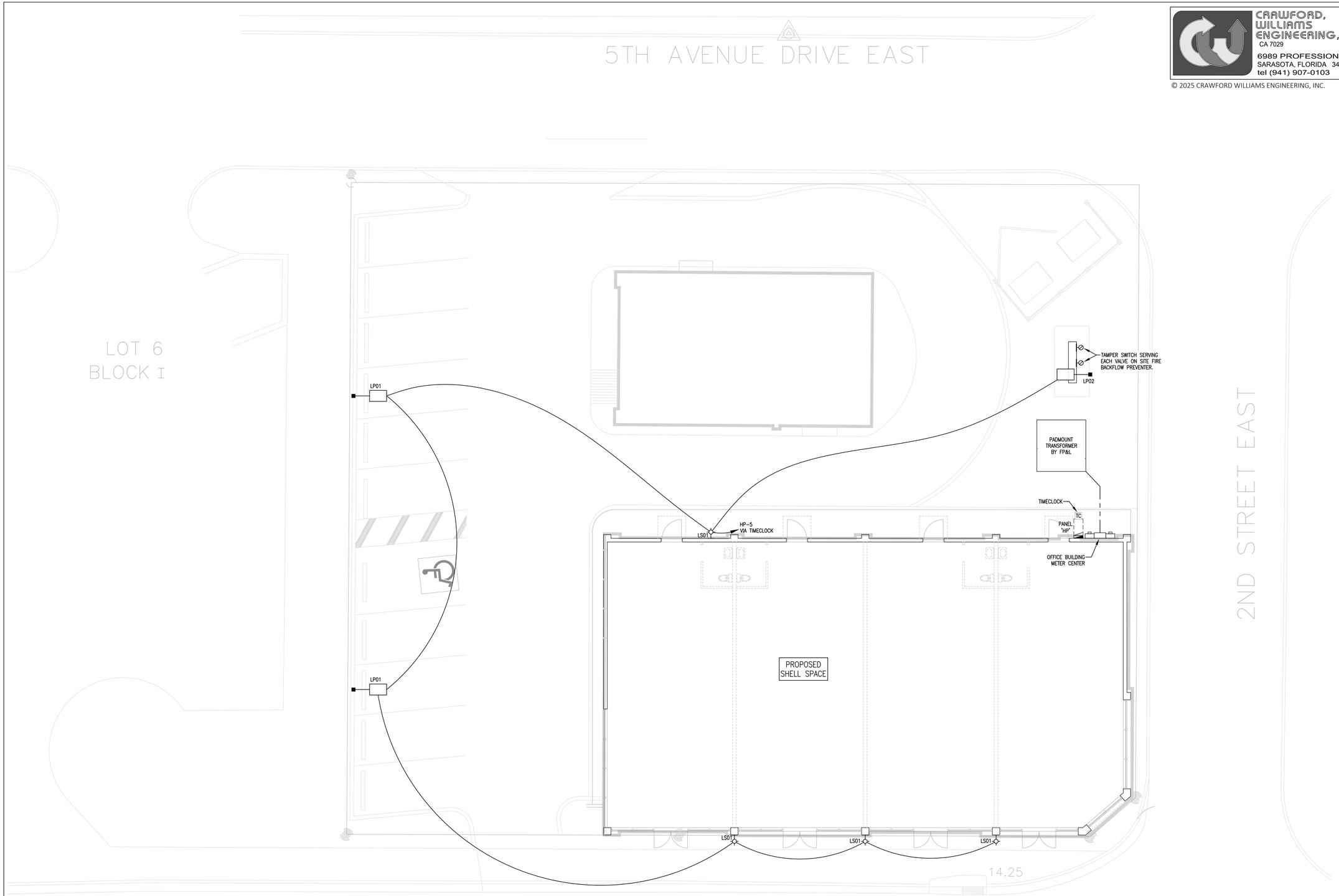

1 ELECTRICAL SITE PLAN
SCALE: 1/8" = 1'-0"

CRAWFORD, WILLIAMS ENGINEERING, Inc.
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ELECTRICAL
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LICENSE #AR98632

SEAL
WILLIAM SCOTT CRAWFORD LICENSE No.39436 STATE OF FLORIDA PROFESSIONAL ENGINEER
WM. SCOTT CRAWFORD
P.E. 39436

TO THE BEST OF THE ENGINEER'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, FLORIDA STATUTES

A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:	
CHECKED BY:	
FILE:	
PROJECT NO:	
DATE:	07.22.25
ISSUE	DATE

PHOTOMETRIC SITE PLAN

E1.00

CRAWFORD, WILLIAMS ENGINEERING, Inc.
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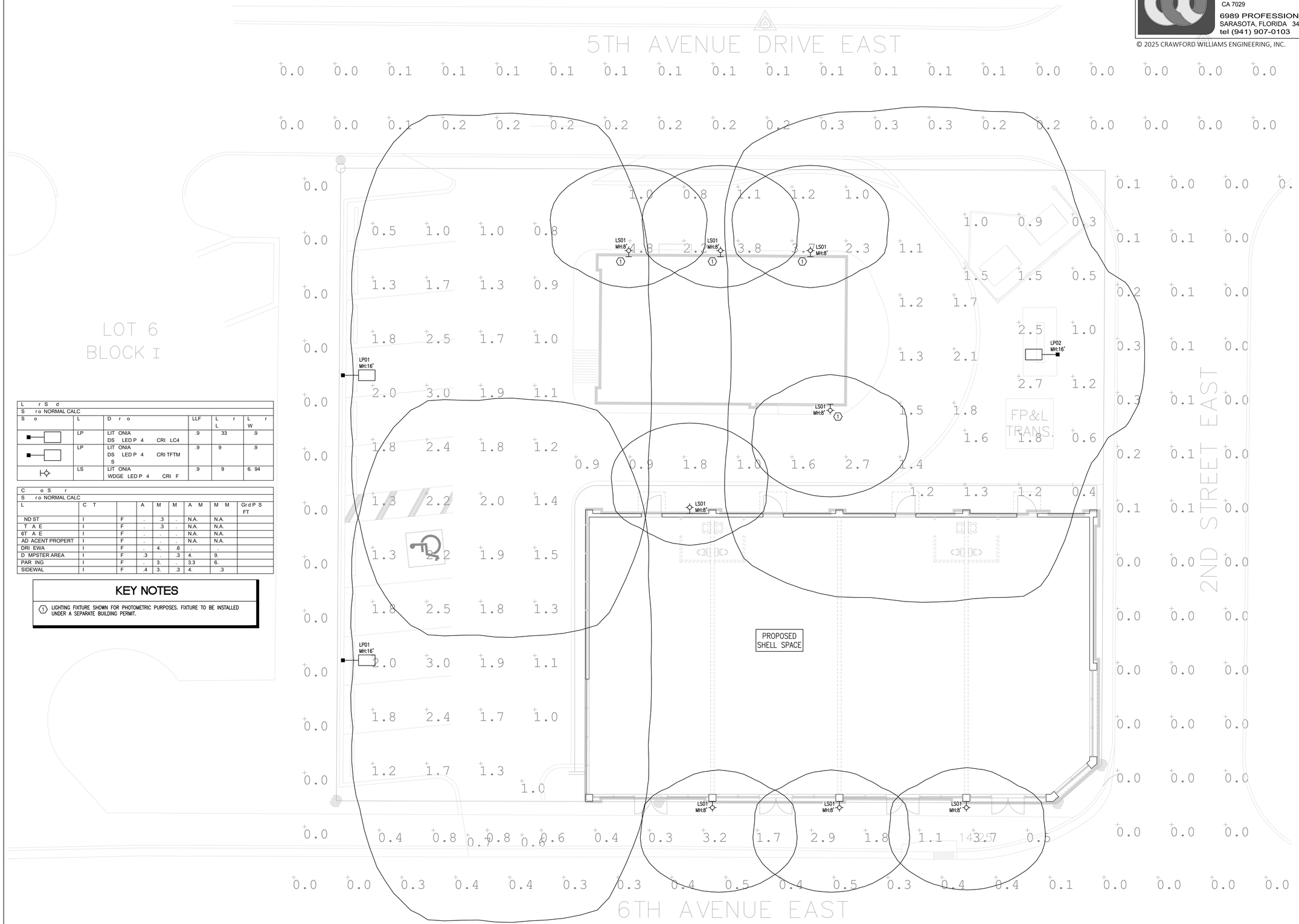

L r S d					
S ro NORMAL CALC					
S o	L	D r o	LLF	L r L	L r W
	LP	LIT ONIA DS LED P 4 CRI LC4	.9	33	.9
	LP	LIT ONIA DS LED P 4 CRI TFTM S	.9	9	.9
	LS	LIT ONIA WDGE LED P 4 CRI F	.9	9	6. 94

C o S r								
S ro NORMAL CALC								
L	C T		A	M	M	A M	M M	Grd P S FT
ND ST	I	F	.	.3	.	N.A.	N.A.	
T A E	I	F	.	.3	.	N.A.	N.A.	
6T A E	I	F	.	.	.	N.A.	N.A.	
AD ACENT PROPERT	I	F	.	.	.	N.A.	N.A.	
DRI EWA	I	F	.	4.	.6	.	.	
D MPSTER AREA	I	F	.3	.	.3	4.	9.	
PAR ING	I	F	.	3.	.	3.3	6.	
SIDEWAL	I	F	.4	3.	.3	4.	.3	

KEY NOTES

(1) LIGHTING FIXTURE SHOWN FOR PHOTOMETRIC PURPOSES. FIXTURE TO BE INSTALLED UNDER A SEPARATE BUILDING PERMIT.

1 PHOTOMETRIC SITE PLAN
SCALE: 1/8" = 1'-0"

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WM. SCOTT CRAWFORD
P.E. 39436

TO THE BEST OF THE ENGINEER'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, FLORIDA STATUTES

A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:
CHECKED BY:
FILE:
PROJECT NO:
DATE: 07.22.25
ISSUE DATE

PHOTOMETRIC SITE PLAN

E1.01

TYPE LP01



D-Series Size 1
LED Area Luminaire

d*series

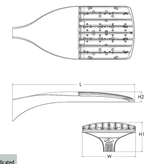
Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Introduction
The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Specifications
EPA: 0.69 ft² (0.06 m²)
Length: 32.71" (83.1 cm)
Width: 14.26" (36.2 cm)
Height H1: 7.88" (20.0 cm)
Height H2: 2.73" (6.9 cm)
Weight: 34 lbs (15.4 kg)



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*See ordering tree for details

Design Select options indicated by this color background.

Ordering Information
EXAMPLE: DSX1 LED P7 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series	LEDs	Color temperature[1]	Color Rendering Index[1]	Distribution		Voltage	Mounting
DSX1 LED	**Forward optics**	(this section 70CRI only)		AFR Automotive front row	T5M Type V medium	MVOLT (120V-277V)[11]	**Shipped included**
	P1 P6	30K 3000K	70CRI	T1S Type I short	T5LG Type V low glare	HVOLT (347V-480V)[11,12]	SPA Square pole mounting (#8 drilling)
	P2 P7	40K 4000K	70CRI	T2M Type II medium	T5W Type V wide	XVOLT (277V - 480V)[11,13]	RPA Round pole mounting (#8 drilling)
	P3 P8	50K 5000K	70CRI	T3M Type III medium	BLC3 Type III backlight control[2]	120[10,15]	SPAS Square pole mounting #5 drilling[4]
	P4 P9			T3LG Type III low glare[2]	BLC4 Type IV backlight control[2]	208[10,15]	RPAS Round pole mounting #5 drilling[4]
	P5	27K 2700K	80CRI	T4M Type IV medium		240[10,15]	SPAIR Square narrow pole mounting #8 drilling
	Rotated optics	30K 3000K	80CRI	T4LG Type IV low glare[2]	LCCO Left corner cutoff[3]	277[10,15]	
	P10[3] P12[3]	35K 3500K	80CRI	TFTM Forward throw medium	RCCO Right corner cutoff[3]	347[10,14]	WBA Wall bracket[9]
	P11[3] P13[3]	40K 4000K	80CRI			480[10,14]	MA Mast arm adapter (mounts on 2 3/8" OD horizontal tenon)
		50K 5000K	80CRI				

Control options		Other options		Finish (required)	
Shipped installed		**Shipped installed**		DDBXD Dark Bronze	
NLTAIR2 PIRHN	nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc.[5,16,20]	SPD20KV 20KV surge protection		DBLXD Black	
PIR	High/low, motion/ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc.[5,16,21]	HS Houseside shield (black finish standard)[22]		DNAXD Natural Aluminum	
PER	NEMA twist-lock receptacle only (controls ordered separately)[17]	L90 Left rotated optics[1]		DWHXD White	
PERS	Five-pin receptacle only (controls ordered separately)[16,21]	R90 Right rotated optics[1]		DDBTXD Textured dark bronze	
PER7	Seven-pin receptacle only (controls ordered separately)[16,21]	CCE Coastal Construction[23]		DBLBXD Textured black	
AO	Field adjustable output[18,21]	HA 50°C ambient operation[24]		DNATXD Textured natural aluminum	
BL30	Bi-level switched dimming, 30%[16,21]	BAA Buy America(n) Act and/or Build America Buy America Qualified		DWHGXD Textured white	
BL50	Bi-level switched dimming, 50%[16,21]	SF Single fuse (120, 277, 347V)[16]			
DMG	0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately)[17]	DF Double fuse (208, 240, 480V)[16]			
DS	Dual switching[16,19,21]	**Shipped separately**			
		EGSR External Glare Shield (reversible, field install required, matches housing finish)			
		BSDB Bird Spikes (field install required)			

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TYPE LP02



D-Series Size 1
LED Area Luminaire

d*series

Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Introduction
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The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Specifications
EPA: 0.69 ft² (0.06 m²)
Length: 32.71" (83.1 cm)
Width: 14.26" (36.2 cm)
Height H1: 7.88" (20.0 cm)
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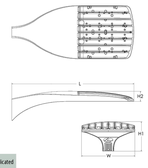
Weight: 34 lbs (15.4 kg)



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Ordering Information
EXAMPLE: DSX1 LED P7 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series	LEDs	Color temperature[1]	Color Rendering Index[1]	Distribution		Voltage	Mounting
DSX1 LED	**Forward optics**	(this section 70CRI only)		AFR Automotive front row	T5M Type V medium	MVOLT (120V-277V)[11]	**Shipped included**
	P1 P6	30K 3000K	70CRI	T1S Type I short	T5LG Type V low glare	HVOLT (347V-480V)[11,12]	SPA Square pole mounting (#8 drilling)
	P2 P7	40K 4000K	70CRI	T2M Type II medium	T5W Type V wide	XVOLT (277V - 480V)[11,13]	RPA Round pole mounting (#8 drilling)
	P3 P8	50K 5000K	70CRI	T3M Type III medium	BLC3 Type III backlight control[2]	120[10,15]	SPAS Square pole mounting #5 drilling[4]
	P4 P9			T3LG Type III low glare[2]	BLC4 Type IV backlight control[2]	208[10,15]	RPAS Round pole mounting #5 drilling[4]
	P5	27K 2700K	80CRI	T4M Type IV medium		240[10,15]	SPAIR Square narrow pole mounting #8 drilling
	Rotated optics	30K 3000K	80CRI	T4LG Type IV low glare[2]	LCCO Left corner cutoff[3]	277[10,15]	
	P10[3] P12[3]	35K 3500K	80CRI	TFTM Forward throw medium	RCCO Right corner cutoff[3]	347[10,14]	WBA Wall bracket[9]
	P11[3] P13[3]	40K 4000K	80CRI			480[10,14]	MA Mast arm adapter (mounts on 2 3/8" OD horizontal tenon)
		50K 5000K	80CRI				

Control options		Other options		Finish (required)	
Shipped installed		**Shipped installed**		DDBXD Dark Bronze	
NLTAIR2 PIRHN	nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc.[5,16,20]	SPD20KV 20KV surge protection		DBLXD Black	
PIR	High/low, motion/ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc.[5,16,21]	HS Houseside shield (black finish standard)[22]		DNAXD Natural Aluminum	
PER	NEMA twist-lock receptacle only (controls ordered separately)[17]	L90 Left rotated optics[1]		DWHXD White	
PERS	Five-pin receptacle only (controls ordered separately)[16,21]	R90 Right rotated optics[1]		DDBTXD Textured dark bronze	
PER7	Seven-pin receptacle only (controls ordered separately)[16,21]	CCE Coastal Construction[23]		DBLBXD Textured black	
AO	Field adjustable output[18,21]	HA 50°C ambient operation[24]		DNATXD Textured natural aluminum	
BL30	Bi-level switched dimming, 30%[16,21]	BAA Buy America(n) Act and/or Build America Buy America Qualified		DWHGXD Textured white	
BL50	Bi-level switched dimming, 50%[16,21]	SF Single fuse (120, 277, 347V)[16]			
DMG	0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately)[17]	DF Double fuse (208, 240, 480V)[16]			
DS	Dual switching[16,19,21]	**Shipped separately**			
		EGSR External Glare Shield (reversible, field install required, matches housing finish)			
		BSDB Bird Spikes (field install required)			

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TYPE LS01



WDGE1 LED
Architectural Wall Sconce

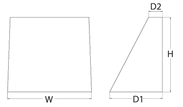
Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Introduction
The WDGE LED family is designed to meet specifier's every wall-mounted lighting need in a widely accepted shape that blends with any architecture. The clean rectilinear design comes in four sizes with lumen packages ranging from 1,200 to 25,000 lumens, providing true site-wide solution.

WDGE1 delivers up to 2,000 lumens with a soft, non-pixelated light source, creating a visually comfortable environment. The compact size of WDGE1, with its integrated emergency battery backup option, makes it an ideal over-the-door wall-mounted lighting solution.

Specifications
Depth (D1): 5.5"
Depth (D2): 1.5"
Height: 8"
Width: 9"
Weight: (without options) 9 lbs



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*See ordering tree for details

WDGE LED Family Overview

Luminaire	Optics	Standard Eff. 0°C	Cold Eff. -20°C	Sensor	Approximate Lumens (4000K, 80CRI)						
					P0	P1	P2	P3	P4	P5	P6
WDGE1 LED	Visual Comfort	4W			750	1,200	2,000	--	--	--	--
WDGE2 LED	Visual Comfort	10W	18W	Standalone / nLight	--	1,200	2,000	3,000	4,500	6,000	--
WDGE2 LED	Precision Refractive	10W	18W	Standalone / nLight	700	1,200	2,000	3,200	4,200	--	--
WDGE3 LED	Precision Refractive	15W	18W	Standalone / nLight	6,000	7,500	8,500	10,000	12,000	--	--
WDGE4 LED	Precision Refractive			Standalone / nLight	--	12,000	16,000	18,000	20,000	22,000	25,000

Ordering Information
EXAMPLE: WDGE1 LED P2 40K 80CRI VF MVOLT SRM PE DDBXD

Series	Package	Color Temperature	CRI	Distribution	Voltage	Mounting
WDGE1 LED	P0	27K 2700K	80CRI	VF Visual comfort forward throw	MVOLT	**Shipped included**
	P1	30K 3000K	90CRI	VW Visual comfort wide	347[1]	SRM Surface mounting bracket
	P2	35K 3500K				ICW Indirect Canopy/Ceiling Washer bracket (dry/damp locations only)[2]
		40K 4000K				**Shipped separately**
		50K* 5000K				AWS 3/16inch Architectural wall spacer[3]
						PBBW Surface-mounted back box (top, left, right conduit entry) Use when there is no junction box available.[4]

Options		Finish		
E4WH	Emergency battery backup, Certified in CA Title 20 MAED&RS (4W, 0°C min)[5]	DDBXD	Dark bronze	DDBTXD Textured dark bronze
PE	Photocell, Button Type[6]	DBLXD	Black	DBLBXD Textured black
DS	Dual switching (comes with 2 drivers and 2 light engines; see page 3 for details)[7]	DNAXD	Natural aluminum	DNATXD Textured natural aluminum
DMG	0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately)	DWHXD	White	DWHGXD Textured white
BCE	Bottom conduit entry for back box (PBBW). Total of 4 entry points.	DSSTXD	Sandstone	DSSTXD Textured sandstone
DSLE	Dual Switching (1 Driver, 2 Light Engines)			
CCE	Coastal Construction[8]			

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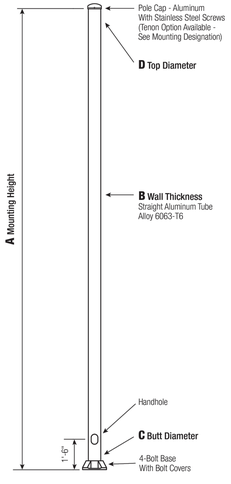
POLE

RSA
Round Straight Aluminum Pole
No Arm — 4-Bolt Base



Satin Aluminum or Powder Coated Finish per Customer Specification.

C Butt Dia.	D Top Dia.	F Bolt Cir. Dia.	G Base Sq.	H Bolt Proj.	I Bolt Size
4	4	6.5 - 8	7.5	2	.75 x 17 x 3
5	5	7.5 - 8	7.5	2	.75 x 17 x 3
6	6	9 - 10	9.75	2.75	.75 x 30 x 3*
7	7	10 - 11	10.5	2.75	1 x 36 x 4
8	8	11 - 12	11.25	2.75	1 x 36 x 4
9	9	12.5 - 14	12.75	2.75	1 x 36 x 4
10 Up To .250"	10	14 - 15	14	3.25	1 x 48 x 4
10 .312"	10	14 - 15	14	3.25	1.25 x 48 x 6

*1" x 36" x 4" Anchor Bolts can be specified for 8" butt diameter poles.

Dimensions in inches

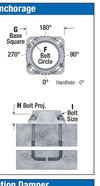
Pole
The pole shaft will be constructed of seamless extruded tube of 6063 Aluminum Alloy per the requirements of ASTM B221. The shaft assembly shall be full-length heat treated after base weld to produce a T6 temper.

Base Style
4-Bolt Cast Aluminum Base Flange of Alloy 356-T6 with Aluminum Bolt Covers (Alloy 356-F) and Stainless Steel Hex Head Attaching Screws.



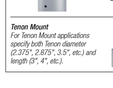
Handhole
4"-5" Butt Diameters - *2" x 4" Handhole with curved Lap-Style Aluminum Door and two (2) SS Self-Tapping Attaching Screws. A Grounding Provision incorporating a tapped 1/4"-20NC hole is provided opposite the Handhole.*
6" Butt Diameter - *Reinforced, 3" x 5" curved Cast Aluminum Frame (Alloy 356-T6) with Aluminum Door and two (2) SS Hex Head Screws. A Grounding Provision incorporating a 3/8" diameter hole is provided opposite the Handhole.*
7"+ Butt Diameters - *Reinforced, 4" x 6" curved Cast Aluminum Frame (Alloy 356-T6) with Aluminum Door and two (2) SS Hex Head Screws. Reinforced Frame will contain a tapped 3/8"-16NC Grounding Provision.*

Anchorage
Anchorage Kit will include four (4) L-shaped Steel Anchor Bolts conforming to AASHTO M314-90 Grade 55. Ten inches (10") of threaded end will be galvanized per ASTM A153.
Kits will contain four (4) Hex Nuts, four (4) Lock Washers, and four (4) Flat Washers (all components Galvanized Steel).
A bolt circle template will be provided.



Vibration Damper
When determined necessary by Hapco, a Vibration Damper will be factory-installed inside the pole shaft. Customer specification of the damper is available.

Mounting Designation
Side Drill Mount
For Side Drill Mount applications specify luminaire type, quantity and orientation. A luminaire drilling template must be supplied at time of order.



Tenon Mount
For Tenon Mount applications specify both Tenon diameter (2.375", 2.875", 3.5", etc.) and length (5", 4", etc.).



WARNING: *Do not install light pole without luminaire.*

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:
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SITE LIGHTING CUT SHEETS

E1.02

1 SITE LIGHTING CUT SHEETS
SCALE: NO SCALE

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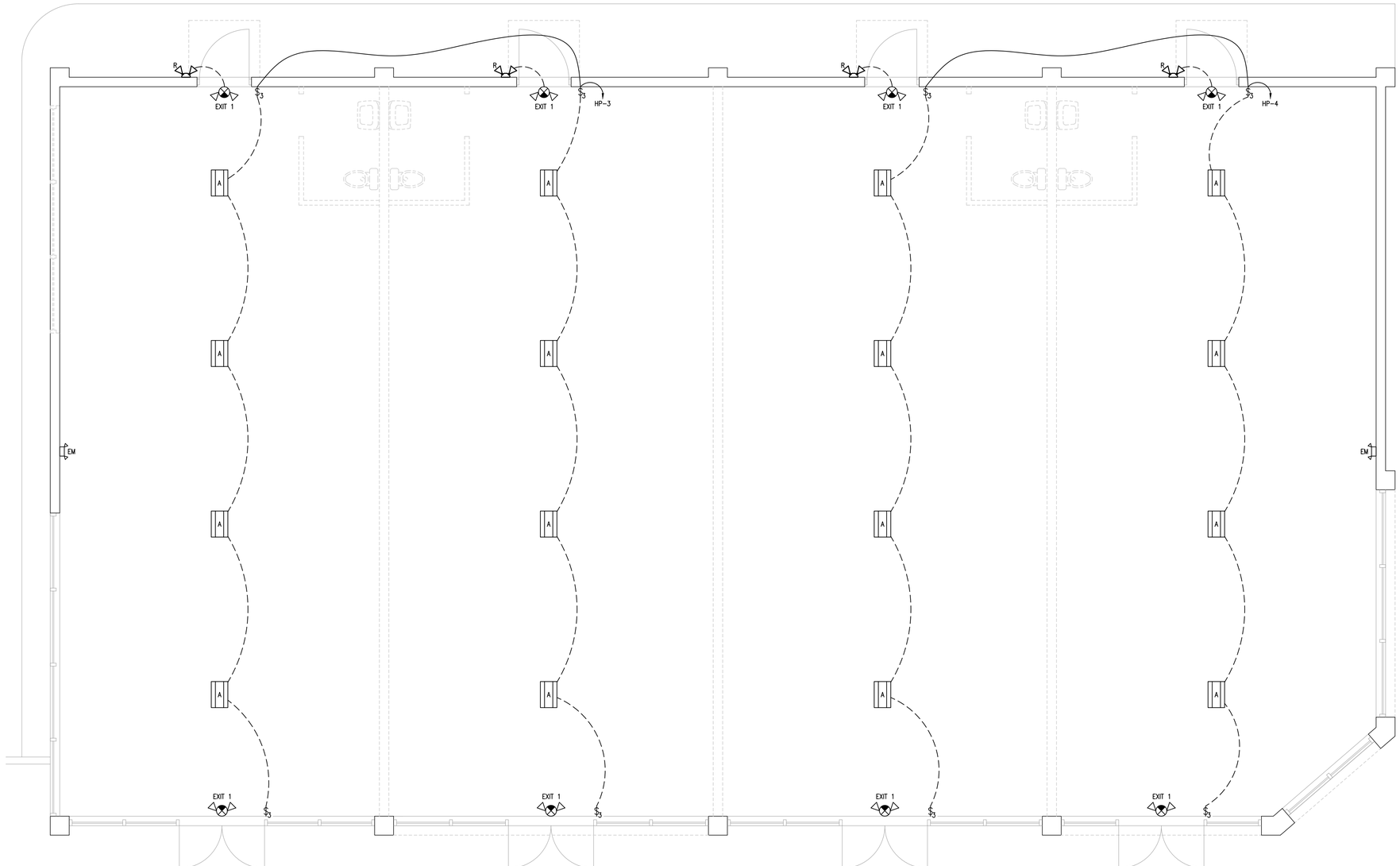

BUILDING #1
ELECTRICAL LIGHTING PLAN

1 SCALE: 1/4" = 1'-0"

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

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BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:	MJE
CHECKED BY:	WSC
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BUILDING #1
ELECTRICAL LIGHTING PLAN

E1.10

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ELECTRICAL
PLUMBING
& FIRE
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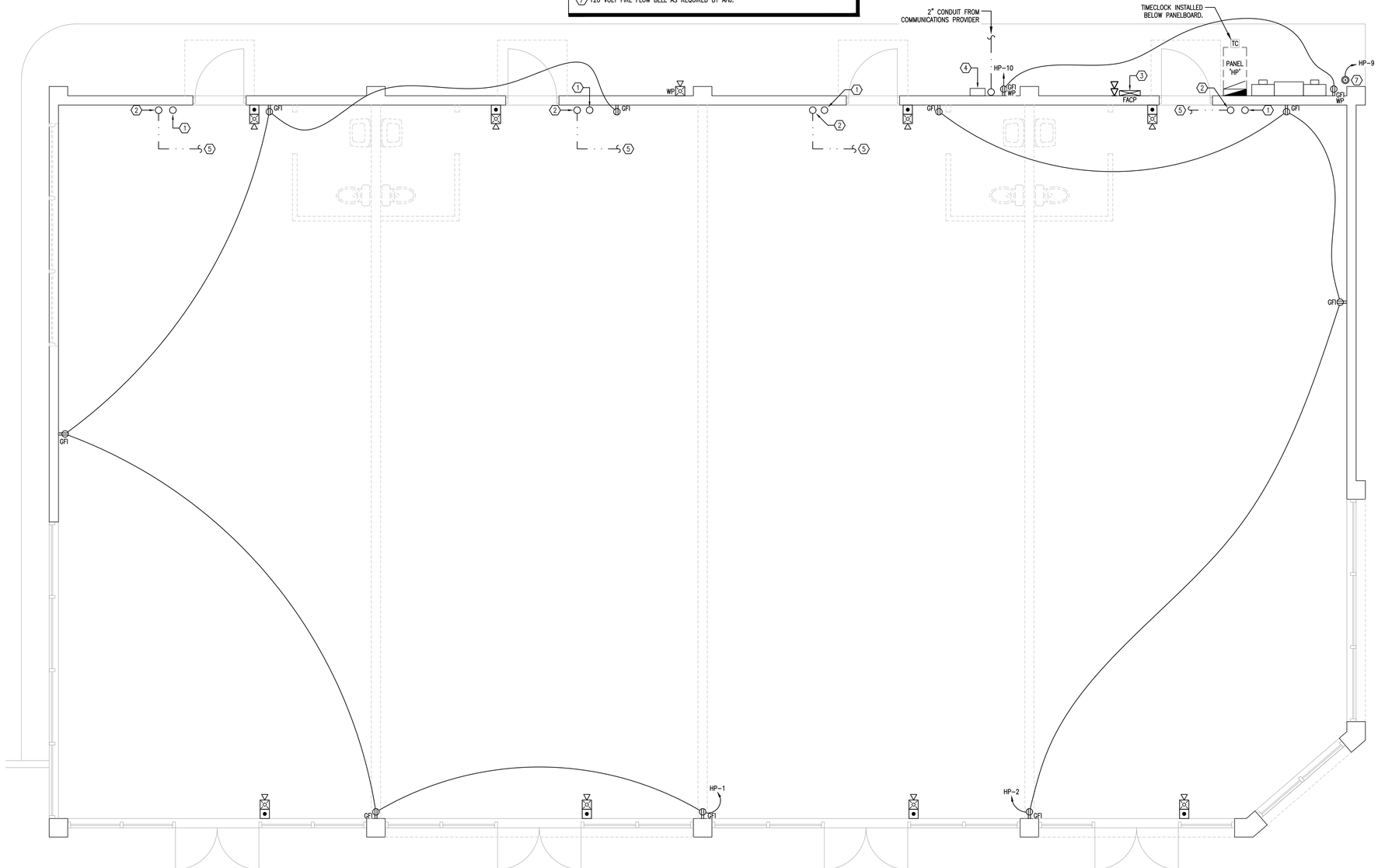
KEY NOTES

1. 2" UNDERGROUND CONDUIT STUB-UP FROM UNIT DISCONNECT.
2. 1" UNDERGROUND CONDUIT STUB-UP FOR COMMUNICATIONS.
3. FIRE ALARM CONTROL PANEL IN NEMA 4X TEMPERATURE CONTROLLED ENCLOSURE.
4. TELEPHONE & COMMUNICATIONS NEMA 4X ENCLOSURE.
5. 1" UNDERGROUND CONDUIT FROM TELEPHONE & COMMUNICATIONS ENCLOSURE.
6. PROVIDE CONDUIT & CONDUCTORS TO SITE TAMPER SWITCHES. SEE SITE PLAN ON SHEET E1.00.
7. 120 VOLT FIRE FLOW BELL AS REQUIRED BY AHJ.



BUILDING #1
ELECTRICAL POWER & SYSTEMS PLAN

1 SCALE: 1/4" = 1'-0"

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BUILDING #1
ELECTRICAL POWER &
SYSTEMS PLAN

E1.11

ELECTRICAL GENERAL NOTES

1. DRAWINGS ARE DIAGRAMMATIC. DO NOT SCALE DRAWINGS FOR THE EXACT LOCATION OF EQUIPMENT, CONDUITS, LIGHTING FIXTURES RECEPTACLES, ETC.
2. COORDINATE ALL DEVICE LOCATIONS WITH OTHER TRADES AND WITH ARCHITECTURAL, INTERIOR DESIGN AND FURNISHING PLANS.
3. ALL ELECTRICAL WORK SHALL BE PER THE 2020 NATIONAL ELECTRIC CODE, THE 2023 FLORIDA BUILDING CODE, 8th EDITION, THE FLORIDA FIRE PREVENTION CODE 2023, AND ANY LOCAL CODES OR ORDINANCES.
4. CONTRACTOR SHALL PAY FOR ALL FEES, TAXES AND PERMITS AND PROVIDE A COMPLETE FULLY FUNCTIONAL AND CODE COMPLIANT ELECTRICAL SYSTEM.
5. ALL POWER AND LINE VOLTAGE CONTROL WIRING BY THE ELECTRICAL CONTRACTOR. HVAC CONTROL WIRING BY MECHANICAL CONTRACTOR. CONDUIT INSTALLED BY ELECTRICIAN.
6. ALL PANELS SHALL HAVE TYPEWRITTEN DIRECTORIES.
7. THE CONTRACTOR SHALL KEEP AN UPDATED SET OF AS-BUILT DRAWINGS ON THE JOB-SITE AT ALL TIMES. FINISHED AS-BUILT DRAWINGS SHALL BE TURNED OVER TO THE OWNER AT THE TIME OF PROJECT COMPLETION.
8. ALL WIRE AND CABLE SHALL BE COPPER UON, MINIMUM SIZE #12 AWG. SIZE #10 AWG AND SMALLER SHALL BE SOLID TYPE THHN OR THWN, SIZES #8 AWG AND LARGER SHALL BE STRANDED TYPE THW OR THHN. ALL WIRING SHALL BE IN CONDUIT.
9. CONTRACTOR SHALL VISIT THE JOB SITE AND THOROUGHLY FAMILIARIZE HIMSELF WITH ALL THE EXISTING CONDITIONS.
10. ALL REQUIRED INSURANCE SHALL BE PROVIDED BY THIS CONTRACTOR FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.
11. THE ELECTRICAL CONTRACTOR SHALL PROVIDE A GUARANTEE AGAINST DEFECTIVE WORKMANSHIP, MATERIALS AND EQUIPMENT FOR A PERIOD OF 1 YEAR FROM THE DATE OF ACCEPTANCE.
12. SUBMIT SIX BOUND COPIES OF SHOP DRAWINGS WITH TYPED INDEXES SHOWING TYPE AND CATALOG NUMBERS ON ALL EQUIPMENT AND OBTAIN APPROVAL PRIOR TO ORDER AND INSTALLATION.
13. PROVIDE ENGRAVED PHENOLIC NAMEPLATES, 1/4" WHITE LETTERS ON A BLACK BACKGROUND, FOR ALL PANELS, MAIN SWITCHES, ETC., FASTEN WITH A MINIMUM OF 2 SCREWS. SERVICE MAINS TO BE MARKED WITH RED BACKGROUND PLATES.
14. AT DATA/COMM/TEL OUTLETS SHOWN, PROVIDE J-BOX AND 1" CONDUIT TO 6" ABOVE CEILING. FACE PLATE AND WIRING BY OTHERS.
15. COORDINATE ALL CONDUIT REQUIREMENTS WITH HVAC CONTROLS, FIRE ALARM, SECURITY AND OTHER TRADES.
16. MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED BUT NECESSARY FOR PROPER OPERATION AND CONSISTENT WITH GOOD WORKMANSHIP, ARE TO BE INCLUDED BY THE CONTRACTOR IN HIS ESTIMATE, THE SAME AS IF SHOWN IN THE DRAWINGS OR SPELLED OUT IN THE SPECIFICATIONS.
17. THE ELECTRICAL CONTRACTOR SHALL ADDRESS ANY PRE-BID AND/OR FIELD DISCOVERED PROBLEMS AND OR CONFLICTS, ETC. VIA TYPEWRITTEN RFI TO THE ENGINEER FOR RESOLUTION PRIOR TO THE BID DATE.
18. MATERIALS OR PRODUCTS SPECIFIED HEREIN AND/OR INDICATED ON DRAWINGS BY TRADE NAME, MANUFACTURER'S NAME OR CATALOG NUMBER SHALL BE PROVIDED AS SPECIFIED.
19. ALL PROPOSED SUBSTITUTIONS TO ITEMS SPECIFIED ON THESE PLANS ARE TO BE SUBMITTED NO LATER THAN FIVE (5) WORKING DAYS PRIOR TO THE BID DATE. SUBSTITUTIONS WILL NOT BE ALLOWED WITHOUT PRIOR APPROVAL FROM THE ENGINEER.
20. APPROVALS OF "OR EQUIVALENT" SUBSTITUTIONS WILL BE MAILED TO ALL BIDDERS AS AN ADDENDUM TO THE CONTRACT DOCUMENTS AS DETERMINED NECESSARY BY ENGINEER/ARCHITECT.
21. ANY CONTRACTOR WISHING TO SUBMIT FOR AN "OR EQUIVALENT" SUBSTITUTION WILL SUBMIT WITH HIS REQUEST COMPLETE CATALOG INFORMATION TO PERMIT EVALUATION OF THE PRODUCT, AND IN THE CASE OF LIGHTING FIXTURES, A PHOTOMETRIC POINT-BY-POINT REPORT FOR EACH AREA AFFECTED BY SUBSTITUTION(S).
22. ALL FIRE ALARM WIRING TO BE SOLID COPPER CONDUCTOR OF THE MINIMUM SIZE RECOMMENDED BY THE FIRE ALARM SYSTEM MANUFACTURER AND INSTALLED IN CONDUIT. ALL WIRING TO BE COLOR COORDINATED AND PROPERLY IDENTIFIED. INSTALLATION WILL BE BY A STATE LICENSED AND APPROVED INSTALLER AND COMPLY WITH ALL APPLICABLE CODES AND ORDINANCES.
23. FIRE ALARM PLANS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF THE FIRE ALARM SYSTEM AND REQUIREMENTS IN ACCORDANCE WITH FLORIDA ADMINISTRATIVE CODE 61G15-33.006. THE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS AT HIS OR HER EXPENSE IN ACCORDANCE WITH ALL APPLICABLE CODES THAT SHALL INCLUDE, BUT NOT BE LIMITED TO, POINT TO POINT WIRING DIAGRAM, WIRE SIZES, BATTERY CALCULATIONS, EQUIPMENT SUBMITTALS AND INSTALLATION DETAILS. IT SHALL ALSO BE THE RESPONSIBILITY OF SAID CONTRACTOR TO PROVIDE AT HIS OR HER EXPENSE DOCUMENTS, SIGNED AND SEALED BY A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF FLORIDA AS REQUIRED FOR THE FIRE ALARM PERMIT. CONTRACTOR SHALL PROVIDE ADDITIONAL ITEMS AS REQUIRED FOR A COMPLETE AND CODE COMPLYING INSTALLATION.
24. ALL EXIT SIGNS AND EGRESS LIGHTS ARE TO BE CONNECTED TO LOCAL LIGHTING CIRCUIT AHEAD OF ANY SWITCHING PER NEC 700.12(F).
25. CONTRACTOR SHALL PROVIDE COMMISSIONING AND FUNCTIONAL TESTING OF ALL LIGHTING CONTROLS AND SYSTEMS AS PER SECTION C408.3.1 OF THE FLORIDA BUILDING CODE-ENERGY CONSERVATION, 8TH EDITION (2023).
26. LIGHTING PROTECTION SYSTEM: CONTRACTOR SHALL PROVIDE TWO LINE ITEM COSTS FOR A COMPLETE SINGLE POINT EMITTER LIGHTNING PROTECTION SYSTEM, AND FOR A COMPLETE FARADAY CAGE TYPE LIGHTNING PROTECTION SYSTEM.COMPLETE SURGE PROTECTION SHALL BE PROVIDED ON ALL SWITCH GEAR, PANELBOARDS, LOADCENTERS, ETC.

LIGHTING + SWITCH SYMBOL LEGEND

SYMBOL	DESCRIPTION	COMMENT
	TYPICAL 2x4 CEILING-MOUNTED, LED LIGHT FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL 2x2 CEILING-MOUNTED, LED LIGHT FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	LINEAR LED STRIP TYPE FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL RECESSED DOWNLIGHT SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL SURFACE MOUNTED FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL WALL MOUNTED LIGHTING FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL PENDENT MOUNTED LIGHT FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL TRACK LIGHTING FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	EMERGENCY LIGHT FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	SHADING INDICATES FIXTURE SUPPLIED WITH EMERGENCY POWER VIA BATTERY PACK	SEE FIXTURE SCHEDULE FOR BATTERY PACK SPECIFICATION
	CEILING OR WALL-MOUNTED, SELF-CONTAINED EMERGENCY EXIT SIGN WITH DIRECTIONAL ARROWS AS INDICATED ON PLANS	SEE FIXTURE SCHEDULE
	WALL PACK SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	SITE LIGHTING FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	SITE BOLLARD FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	FLOOD LIGHT FIXTURE SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
	TYPICAL CEILING FAN SUB LETTER INDICATES FIXTURE TYPE	SEE FIXTURE SCHEDULE
$OC	WALL SWITCH OCCUPANCY SENSOR (DUAL), LEVITON "OSSMT-MD*" (30'W X 40'L)	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
$V D	DUAL TECH WALL SWITCH-VACANCY SENSOR D DESIGNATES DIMMING	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
$OC D	DUAL TECH WALL SWITCH-OCCUPANCY SENSOR (20 AMP) D DESIGNATES DIMMING	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
$	SINGLE POLE SWITCH (20 AMP)	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
$X	X=3-WAY SWITCH, 4-WAY SWITCH, T- SPRING WOUND TIMER 60 MINUTE. (20 AMP)	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
$D	DIMMER SWITCH (20 AMP)	MOUNT TO UNIT UNLESS OTHERWISE NOTED
$M	MOTOR RATED SWITCH	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
$LV	LIGHTING CONTROL PANEL LOW VOLTAGE SWITCH WITH DESIGNATION	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
A	SWITCHBANK (EXCLUDING LETTERS "J", "T", AND "M") SEE DETAIL CORRESPONDING TO INDICATED LETTER	MOUNT AT 48" AFF UNLESS OTHERWISE NOTED
LCP XX	LIGHTING CONTROL PANEL RELAY #	---
PC	PHOTO CELL CONTROL	
	EMERGENCY LIGHT FIXTURE WEATHERPROOF REMOTE HEAD(S)	SEE FIXTURE SCHEDULE

ELECTRICAL CONDUIT + CIRCUITING LEGEND

SYMBOL	DESCRIPTION	COMMENT
	SWITCH LEG	---
	FEEDER/BRANCH CIRCUIT	---
	LOW VOLTAGE CIRCUIT	---
	CONDUIT MATERIAL, SIZE & ROUTING AS NOTED ON PLANS	---
	CONDUIT UNDERGROUND OR IN SLAB MATERIAL, SIZE & ROUTING AS NOTED ON PLANS	---
Xx-x	HOMERUN TO PANEL PANEL NAME-CIRCUIT NUMBER	---
	POINT OF CONNECTION	---

ELECTRICAL ABBREVIATIONS

AFF	–	ABOVE FINISHED FLOOR	HORIZ	–	HORIZONTAL
AFI	–	ARC FAULT INTERRUPTER	LW	–	LOW WHITE
AFC	–	ABOVE FINISHED COUNTER	HP	–	HORSEPOWER, HEAT PUMP
AFG	–	ABOVE FINISHED GRADE	HVAC	–	HEATING, VENTING, AIR CONDITIONING
AHU	–	AIR HANDLING UNIT	IGR	–	ISOLATED GROUND RECEPTACLE
AUF	–	ABOVE UNFINISHED FLOOR	JB	–	JUNCTION BOX
BFG	–	BELOW FINISHED GRADE	LRA	–	LOCKED ROTOR AMPERES
C	–	CONDUIT	MCB	–	MAIN CIRCUIT BREAKER
C/L	–	CENTERLINE	MH	–	MOUNTING HEIGHT
CU	–	CONDENSING UNIT	MLO	–	MAIN LUGS ONLY
CW	–	COOL WHITE	N	–	NEUTRAL
D	–	FIXTURE TO BE DEMO'D	NL	–	NIGHT LIGHT
DN	–	DOWN	OCPD	–	OVER-CURRENT PROTECTION DEVICE
E	–	EXPLOSION PROOF	PB	–	PULL BOX, PUSHBUTTON
EDH	–	ELECTRIC DUCT HEATER	R	–	RELOCATED EXISTING ELEC DEVICE
EF	–	EXHAUST FAN	RECEPT	–	RECEPTACLE
ENCL	–	ENCLOSURE	SF	–	SUPPLY FAN
EWC	–	ELECTRIC WATER COOLER	SPEC	–	SPECIFICATIONS
ETR	–	EXISTING TO REMAIN	TL	–	TWIST LOCK
FCU	–	FAN COIL UNIT	TTB	–	TELEPHONE TERMINAL BOARD
FHP	–	FRACTIONAL HORSEPOWER	VERT	–	VERTICAL
FLA	–	FULL LOAD AMPERES	WH	–	WATER HEATER
G	–	GROUND	WP	–	WEATHERPROOF
GFI	–	GROUND FAULT INTERRUPTER	UON	–	UNLESS OTHERWISE NOTED
HID	–	HIGH INTENSITY DISCHARGE	XFMR	–	TRANSFORMER

NOTES:
1. ELECTRICAL CONTRACTOR SHALL VERIFY EXACT LOCATIONS & MOUNTING HEIGHTS OF ALL ELECTRICAL DEVICES WITH OWNER/ARCHITECT BEFORE ROUGH-IN. MOUNTING HEIGHTS ARE MEASURED TO CENTER OF BOX.
2. ALL RECEPTACLES & SWITCHES SHALL BE ARCH/DECORA TYPE WITH MATCHING FACE PLATES. COORDINATE FINAL COLOR WITH ARCHITECT PRIOR TO ORDERING.
3. ALL SYMBOLS AND ABBREVIATIONS DO NOT NECESSARILY APPEAR ON THIS PROJECT.

RECEPTACLE, DATA + TELEVISION SYMBOL LEGEND

SYMBOL	DESCRIPTION	COMMENT
	SIMPLEX RECEPTACLE	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	DUPLEX RECEPTACLE	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	QUADRAPLEX RECEPTACLE	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	ABOVE COUNTER RECEPTACLE	MOUNT AT 6" ABOVE COUNTER UNLESS OTHERWISE NOTED
	220V RECEPTACLE-AMPS AS INDICATED ON PLANS REFER TO NEMA PLUG & CONNECTOR CONFIGURATION DETAIL	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	2 OR 3 POLE RECEPTACLE-AMPS AS INDICATED ON PLANS REFER TO NEMA PLUG & CONNECTOR CONFIGURATION DETAIL	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	HALF-SWITCHED RECEPTACLE	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	FLOOR MOUNTED RECEPTACLE (HUBBLE SYSTEMONE OR EQUAL)	FLUSH WITH FLOOR
	CEILING MOUNTED RECEPTACLE	FLUSH WITH CEILING
	BUILDING EXTERIOR/ROOF-MOUNTED DUPLEX RECEPTACLE. DEVICE SHALL INCLUDE WATERPROOF BACK-BOX WITH DIE-CAST, WEATHERPROOF IN-USE LOCKING COVER - PASS & SEYMOUR CAT# WLIC10-CACV. RECEPTACLE SHALL BE G.F.I. PROTECTED EITHER AT THE RECEPTACLE OR FROM THE CIRCUIT BREAKER IN THE PANELBOARD SERVING CKT. IF TOTAL BRANCH CIRCUIT ONE-WAY LENGTH IS GREATER THAN 200', UTILIZE GFCI RECEPTACLES IN PLACE OF GFCI BREAKER (PER MANUFACTURER RECOMMENDATIONS.	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
J	JUNCTION BOX	ACCORDING TO NEC REQUIREMENTS
	TELEPHONE OUTLET	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	DATA OUTLET	MOUNT AT 6" ABOVE COUNTER UNLESS OTHERWISE NOTED
	FLOOR MOUNTED TELEPHONE OUTLET	FLUSH WITH FLOOR
	CEILING MOUNTED TELEPHONE OUTLET	FLUSH WITH CEILING
	COMBINATION DATA/TEL/COMM OUTLET	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED
	ABOVE COUNTER COMBINATION DATA/TEL/COMM OUTLET	MOUNT AT 6" ABOVE COUNTER UNLESS OTHERWISE NOTED
	FLOOR MOUNTED COMBINATION DATA/TEL/COMM OUTLET	FLUSH WITH FLOOR
	CEILING MOUNTED DATA/TEL/COMM OUTLET	FLUSH WITH CEILING
TV	TELEVISION OUTLET REFER TO TELEVISION OUTLET DETAIL	MOUNT AT 18" AFF UNLESS OTHERWISE NOTED

ELECTRICAL EQUIPMENT SYMBOL LEGEND

SYMBOL	DESCRIPTION	COMMENT
	ELECTRIC MOTOR	---
	SERVICE DISCONNECT, COORDINATE SIZE, TYPE & LOCATION W/ EQUIPMENT PROVIDER/INSTALLER	---
SIZE	COMBINATION ELECTROMECHANICAL STARTER & DISCONNECT SUBSCRIPT INDICATES NEMA STARTER SIZE	---
100/75 3-3R	FRAME/FUSE POLES-ENCLOSURE	---
	HEAT STRIP COORDINATE W/ DIV. 15 CONTRACTOR	---
	MOTORIZED DAMPER COORDINATE W/ DIV. 15 CONTRACTOR	---
	208/240V ELECTRIC PANEL	---
	480V ELECTRIC PANEL	---
	208/240V ENCLOSED CIRCUIT BREAKER	---
	480V ENCLOSED CIRCUIT BREAKER	---
	SURGE SUPPRESSION DEVICE	---
XX,000AIC XX-XX-20	CALCULATED MAXIMUM AVAILABLE FAULT CURRENT DATE OF CALCULATION	---
LC#	CONTACTOR CABINET FIELD SIZED BY THE ELECTRICAL CONTRACTOR	---
C	CONTACTOR REFER TO CONTACTOR DETAIL	---
T	TRANSFORMER	---
	EMERGENCY STOP STATION/EMERGENCY POWER OFF SWITCH WEATHERPROOF	
	DOOR BELL PUSH BUTTON	

PLEASE NOTE:

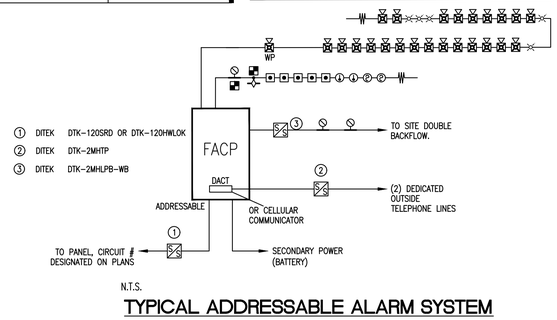
NOT ALL NOTES AND SYMBOLS MAY BE APPLICABLE TO THIS PROJECT.

FIRE ALARM SYMBOL LEGEND

SYMBOL	DESCRIPTION	COMMENT
	MANUAL PULL STATION	---
	HEAT DETECTOR	---
	SMOKE DETECTOR	---
	NON-SYSTEM SMOKE DETECTOR, COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, 120 VOLT W/ BATTERY BACKUP.	SEE SMOKE DETECTOR NOTE
ER	SMOKE DETECTOR FOR ELEVATOR RECALL	---
CO	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR	---
	DUCT MOUNTED SMOKE DETECTOR COORDINATE LOCATION DIV. 15 PLANS	---
	TAMPER SWITCH, PROVIDED BY SPRINKLER CONTRACTOR, WIRED BY FIRE ALARM CONTRACTOR	---
	FLOW SWITCH, PROVIDED BY SPRINKLER CONTRACTOR, WIRED BY FIRE ALARM CONTRACTOR	---
	VISIBLE ANNUNCIATOR	MOUNT AT 84" AFF
	AUDIBLE/VISIBLE COMBINATION ANNUNCIATOR V DENOTES VOICE, L DENOTES LOW FREQUENCY	MOUNT AT 84" AFF
	AUDIBLE ANNUNCIATOR V DENOTES VOICE, L DENOTES LOW FREQUENCY	MOUNT AT 84" AFF
	CEILING MOUNTED VISIBLE ANNUNCIATOR	---
	CEILING MOUNTED AUDIBLE/VISIBLE COMBINATION ANNUNCIATOR V DENOTES VOICE, L DENOTES LOW FREQUENCY	---
	ELEVATOR "DO NOT USE" SIGNAL	---
R	FIRE ALARM SYSTEM INTERFACE RELAY	---
RTS	DUCT DETECTOR REMOTE TEST SWITCH	---
	MAGNETIC DOOR HOLD/RELEASE (NFPA 72 5.14.6 AND NFPA 101 9.6.5)	---
FACP	FIRE ALARM CONTROL UNIT	---
FAA	REMOTE ANNUNCIATING PANEL	---
DACT	AUTOMATIC DIALER/CELLULAR COMMUNICATOR	---
BPS	BOOSTER POWER SUPPLY EXPANDER PANEL	---
	TYPICAL EXISTING DEVICE AS SHOWN ON EXISTING SHEET	---
	FIRE ALARM MONITORING MODULE.	---
	FIRE FLOW BELL, EXTERNAL, WEATHER PROOF.	120V VIA FLOW SWITCH

EMS COMMUNICATION ENHANCEMENT REQUIREMENTS

CONTRACTOR SHALL FIELD VERIFY WITH LOCAL FIRE MARSHALL/AHJ THAT MINIMUM RADIO SIGNAL STRENGTH REQUIREMENTS ARE AVAILABLE ON THE PROJECT SITE TO DETERMINE IF OWNER/CONTRACTOR PROVIDED ENHANCEMENTS WILL BE REQUIRED TO BE PROVIDED AS PER NFPA 1:11.10.1



N.T.S.

TYPICAL ADDRESSABLE ALARM SYSTEM

FIRE ALARM SYSTEM NOTES

1. FIRE ALARM SYSTEM IS NEW.
2. ALL CONDUCTORS SHALL BE SIZED IN ACCORDANCE WITH THE MANUFACTURERS WRITTEN INSTRUCTIONS BUT IN NO CASE SMALLER THAN 14AWG.
3. ALL UNDERGROUND FIRE ALARM CONDUCTORS SHALL BE INSTALLED IN MINIMUM 3/4" CONDUIT. ALL FIRE CONDUCTORS CONCEALED IN WALLS SHALL BE IN MINIMUM 1/2" CONDUIT STUBBED 6" ABOVE CEILING W/90° BEND. (CONDUITS SHALL NOT TO EXCEED 30% FILL) TIE WRAP ALL EXPOSED FIRE ALARM WIRES TIGHT TO STRUCTURE.
4. ALL VISUAL ALARMS SHALL BE PER ANSI A117.1.4.26 AND ADA/UFAS REQUIREMENTS. FIRE ALARM SYSTEM SHALL BE AS REQUIRED PER SECTION 907 OF THE FLORIDA BUILDING CODE, EIGHTH EDITION 2023.
5. ALL FIRE ALARM COMPONENTS SHALL BE COMPATIBLE AND SHALL BE UL LISTED FOR FIRE ALARM SERVICE.
6. VERIFY ALL REQUIREMENTS WITH LOCAL AUTHORITY HAVING JURISDICTION (AHJ).
7. ALL FIRE ALARM COMPONENTS SHALL BE AS MANUFACTURED BY MANUFACTURER OF THE FIRE ALARM CONTROL PANEL.
8. FIRE ALARM SYSTEM WORK TO BE BY SEPARATE PERMIT. INSTALLATION BY STATE CERTIFIED, LICENSED FIRE ALARM CONTRACTOR.

ELECTRICAL NOTES, LEGENDS,& FIRE ALARM RISER

SCALE: NONE

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WM. SCOTT CRAWFORD
P.E. 39436

TO THE BEST OF THE ENGINEER'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, FLORIDA STATUTES

A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:	MJE
CHECKED BY:	WSC
FILE:	
PROJECT NO:	
DATE:	07.22.25
ISSUE	DATE

ELECTRICAL NOTES, LEGENDS,& FIRE ALARM RISER

E2.00

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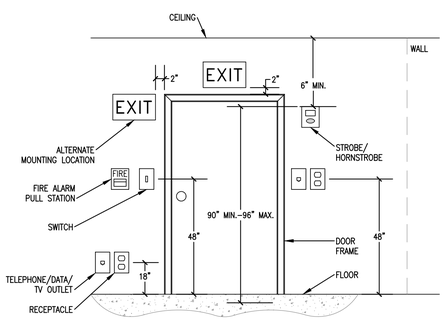
PANELBOARD SCHEDULE						DESIGNATION: HP LOCATION: REFER TO PLAN VOLTAGE: 208Y/120 PHASE: 3 PHASE, 4 WIRE						MAINS: 100 A MLO BUS SIZE: 100 A PANEL MOUNTING: SURFACE NEMA 3R ALL BREAKERS: 22,000 AIC					
CKT NO.	LOAD DESCRIPTION	LOAD CODE	CONN. KVA	BREAKER AMPS	BREAKER POLE	CONNECTED LOAD A	CONNECTED LOAD B	CONNECTED LOAD C	BREAKER AMPS	BREAKER POLE	CONN. KVA	LOAD CODE	LOAD DESCRIPTION	CKT NO.
1	TEMPORARY RECEPTACLES	R	0.90	20	1	1.62			20	1	0.72	R	TEMPORARY RECEPTACLES	2
3	TEMPORARY LIGHTING	L	0.49	20	1		0.98		20	1	0.49	L	TEMPORARY LIGHTING	4
5	SITE LIGHTING	L	0.21	20	1			0.21					SPACE	6
7 #	FACP	M	0.50	20	1	0.93			20	1	0.43	M	FACP CABINET COOLER	8 *
9 #	FIRE FLOW BELL	M	0.12	20	1		0.48		20	1	0.36	R	EXTERIOR SERVICE RECEPTACLES	10
11								0.00						12
13						0.00								14
15							0.00							16
17								0.00						18
19						0.00								20
21							0.00							22
23								0.00						24
25						0.00			30	3			SURGE	26
27							0.00		"	"			PROTECTIVE	28
29	EXTERIOR SERVICE RECEPTACLES	R	0.36	20	1			0.36	"	"			DEVICE	30
						2.55	1.46	0.57	KVA					
	TOTAL CONNECTED AMPS:		21.25 AMPS			21.25	12.13	4.74	AMPS					
	TOTAL CONNECTED LOAD:		4.58 KVA											
	TOTAL DEMAND AMPS:		21.25 AMPS											
	TOTAL DEMAND LOAD:		4.87 KVA											

LOAD CODES:

L	LIGHTING	* PROVIDE CIRCUIT BREAKER LOCK ON DEVICE
R	RECEPTACLE	# PROVIDE PERMANTLY INSTALLED LOCK ON DEVICE AND RED CIRCUIT BREAKER
M	MECHANICAL	x PROVIDE GFCI TYPE CIRCUIT BREAKER
C	COMPUTER	
K	KITCHEN	PROVIDE GFCI TYPE CIRCUIT BREAKERS WHERE GFI RECPTACLES WOULD BE INACCESSIBLE AS PER CODE REQUIREMENTS
P	PANEL	

2 PANELBOARD 'HP' SCHEDULE

SCALE: NONE



TYPICAL DEVICE MOUNTING DETAIL

N.T.S.

LIGHT FIXTURE SCHEDULE

TAG	MANUFACTURER	CATALOG NUMBER	REMARKS	CCT	MOUNTING	LUMENS	WATTAGE
A	LITHONIA LIGHTING	CPHB 9000LM SEF GCL WD 40K 80CRI	4000K	4000K	CEILING	9453 LM	61 W
EXIT 1	LITHONIA LIGHTING	QM-LED-R	THERMOPLASTIC EXIT SIGN, RED LETTERS, WITH DUAL LAMP EMERGENCY LIGHTS & REMOTE CAPABILITY	NA	WALL/CEILING	NA	4.3 W
EXIT 2	LITHONIA LIGHTING	QM-LED-RO	THERMOPLASTIC EXIT SIGN W/ RED LETTERS	NA	WALL/CEILING	NA	4.3 W
EM	LITHONIA LIGHTING	ELM4L	EMERGENCY LIGHT	NA	WALL	NA	4 W
R	HOLOPHANE	ELA-QM-WP-L0309SD	THERMOPLASTIC, SINGLE REMOTE LED LAMP HEAD. WEATHERPROOF	NA	WALL	NA	1.5 W

PLEASE NOTE:

THE SPECIFIED FIXTURES HAVE BEEN SELECTED BASED ON PHOTOMETRIC PERFORMANCE, ELECTRICAL CHARACTERISTICS, VISUAL COMFORT AND AESTHETIC INTERPRETATION AND AS SUCH ANY CONTRACTOR WISHING TO PROPOSE ALTERNATE FIXTURES MUST SUBMIT SUCH REQUEST, IN WRITING, FIFTEEN WORK DAYS PRIOR TO BID. THE REQUEST SHALL INCLUDE TWO COMPLETE SETS OF COLOR CATALOG CUT SHEETS OF ALL FIXTURES FOR REVIEW. IN MANY CASES, SAMPLES WILL BE REQUIRED. APPROVALS SHALL ONLY BE ISSUED BY THE ARCHITECT IN THE FORM OF AN ADDENDUM TO THE BID DOCUMENTS.

1 ELECTRICAL FIXTURE SCHEDULE

SCALE: NONE

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

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DRAWN BY:	MJE
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ELECTRICAL
PANELBOARD &
FIXTURE SCHEDULES

E2.10

ELECTRICAL RISER KEY NOTES

1. PROVIDE MAIN BONDING JUMPER AS REQUIRED BY CODE. SIZE TO CODE IF NOT FACTORY INSTALLED.
2. PROVIDE EQUIPMENT BONDING JUMPER AS REQUIRED BY CODE. SIZE TO CODE IF NOT FACTORY INSTALLED.
3. PROVIDE COPPER GROUNDING ELECTRODE CONDUCTOR. CONNECT TO (2)-3/4" X 10' SECTIONAL GROUND RODS. SPACE GROUND RODS A MINIMUM OF 10' OR TOTAL GROUND ROD LENGTH APART, WHICHEVER IS GREATER. PROVIDE A TIN PLATED, PRE-DRILLED, 2" WIDE COPPER GROUND BUS WITH INSULATORS AND STAINLESS STEEL MOUNTING FEET, LENGTH AS NEEDED, ERICO EGB SERIES OR APPROVED EQUAL. GROUNDING SYSTEM RESISTANCE SHALL HAVE MAXIMUM READING OF 25 OHMS. PROVIDE ADDITIONAL SECTIONS/ LOCATIONS TO ACHIEVE 25 OHMS OR LESS FOR GROUND ROD SYSTEM. IF THE INCOMING COLD WATER PIPE IS METAL AND ELECTRICALLY CONTINUOUS FOR A MINIMUM OF 10 FEET, THEN THE CONTRACTOR SHALL PROVIDE A GROUNDING ELECTRODE CONDUCTOR FROM THE GROUND BUS TO THE PIPE FULL SIZED. PROVIDE A GROUND BONDING CONDUCTOR FROM THE GROUND BUS TO THE BUILDING STRUCTURAL STEEL. DO NOT CONNECT TO THE FOUNDATION RE-BAR UNLESS THE ELECTRICAL CONTRACTOR HAS VERIFIED THE CONTINUITY OF SAID FOUNDATION REBAR IN TOTAL, AND VERIFIED WITH THE STRUCTURAL ENGINEER THAT THE FOUNDATION IS RATED FOR ELECTRICAL CONNECTION. THE ELECTRICAL CONTRACTOR SHALL ARRANGE TO HAVE A GROUNDING TEST PERFORMED AND SHALL THEN SUBMIT A TYPEWRITTEN REPORT TO THE ENGINEER OF SAID TEST. THE GROUNDING ELECTRODE CONDUCTOR SHALL NOT BE ATTACHED TO BUILDING NEUTRAL DURING TEST. GROUNDING CONDUCTORS BELOW GRADE SHALL BE BARE COPPER. ALL EXTERIOR CONNECTIONS TO GROUND RODS SHALL BE CAD WELDED AT THE GROUND ROD AND BUILDING STEEL. WATER PIPE CONNECTIONS SHALL BE A PURPOSE APPROVED GROUNDING CLAMP. EXTERIOR ELECTRODE CONDUCTORS SHALL BE PROVIDED WITH PHYSICAL PROTECTION.

   WHEN INDICATED ON THE ONE-LINE RISER DIAGRAM, PROVIDE CONCRETE FLUSH-IN-GRADE INSPECTION ENCLOSURES (BROOKS PRODUCTS #38) AND COVER PLATE WITH THE WORDS "GROUND ROD" ON TOP.
4. COORDINATE ALL REQUIREMENTS AND LOCATION WITH LOCAL ELECTRIC UTILITY REPRESENTATIVE. REQUEST AVAILABLE FAULT CURRENT LETTER FOR EQUIPMENT MARKING AS PER NEC 110.24.
5. PROVIDE 1-#6 CU CONDUCTOR TO EACH TELEPHONE/COMMUNICATION BACKBOARD.
6. PROVIDE COPPER GROUND BUS AND APPROVED TERMINATIONS.
7. PROVIDE EMPTY 2½" CONDUIT.
8. 2" UNDERGROUND CONDUIT. STUB-UP AND CAP IN EACH TENANT SPACE.
9. PROVIDE 100 AMP CIRCUIT BREAKER.
10. PROVIDE 225 AMP CIRCUIT BREAKER.
11. TO FACP IN AIR CONDITIONED ENCLOSURE.
12. FROM PANEL 'HP.'

SURGE SUPPRESSION DEVICE

SYM	MANUFACTURER	MODEL NUMBER
1	PQ PROTECTION	PQC320-208Y/120V-3PH
2	PQ PROTECTION	PQC160-208Y/120V-3PH
3	PQ PROTECTION	PQLA 240/120V-1PH
4	PQ PROTECTION	PQC200-208Y/120V-3PH

1. PROVIDE ALL NECESSARY CONNECTIONS AND PROVIDE ALL NECESSARY ACCESSORIES.
2. MINIMIZE CONNECTION CONDUCTOR LENGTHS.

SURGE SUPPRESSOR BY POWER LOGICS, INC., quotes@powerlogics.com-813-357-8743.

SUBMITTALS:

A. PRODUCT DATA: SUBMIT UL 1449 3RD EDITION COMPLIANT MANUF. PRODUCT DATA ON SURGE SUPPRESSORS AND ASSOCIATED COMPONENTS.
B. SUBMIT SHOP DRAWINGS, PRODUCT DATA, AND MANUF. INSTALLATION INSTRUCTIONS.
C. SURGE SUPPRESSOR SUBMITTALS SHALL ALSO INCLUDE:
   1) DIMENSIONAL DWG OF EACH SUPPRESSOR TYPE INDICATING MOUNTING ARRANGEMENTS.
   2) CAT. C3 (20KV, 10KA, 8/20 SEC. WAVE FORM RESULTS).
   3) CLAMP VOLTAGE DOCUMENTATION.
   4) INTERNAL WIRING DIAGRAMS AND RECOMMEND INSTALLATION CONNECTIONS.
   5) PROOF OF NEMA LS-1 COMPLIANCE.

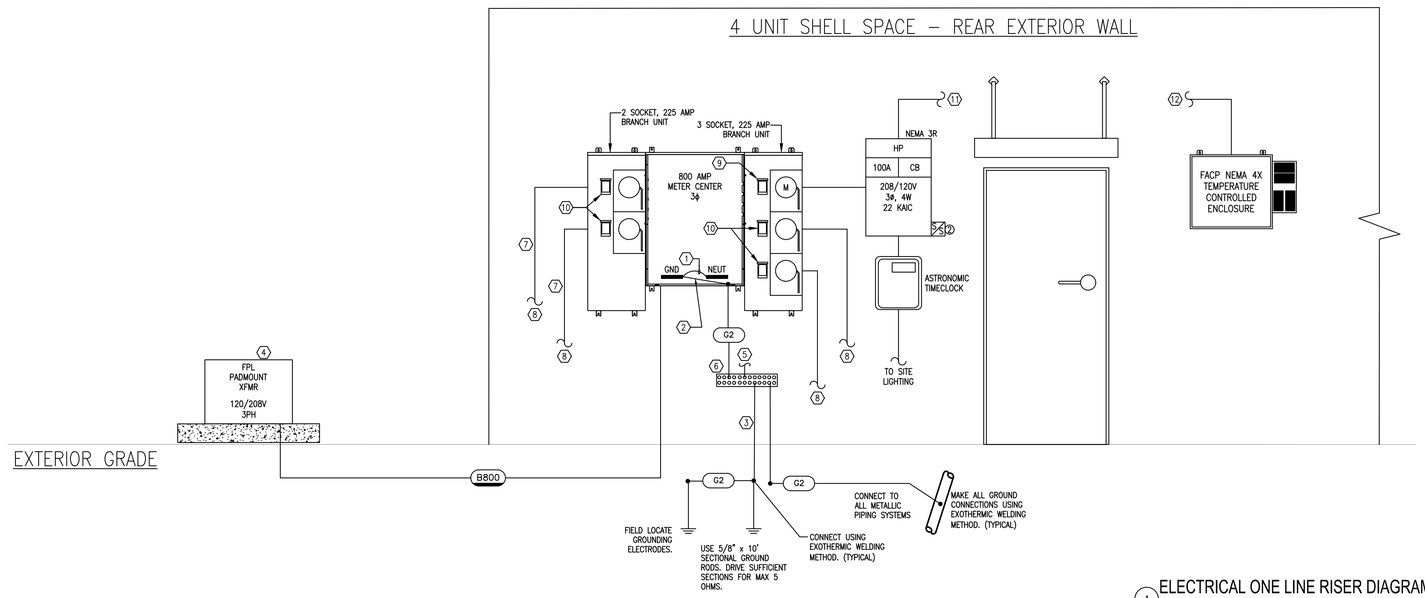
ELECTRICAL FEEDER/WIRE SCHEDULE-COPPER

O.C.P.D.** AMRERE RATING	2 WIRE WITH GROUND	SYMBOL	3 WIRE WITH GROUND	SYMBOL	4 WIRE WITH GROUND
20A	2-#12, #12G. IN 3/4"C.	A20	3-#12, #12G. IN 3/4"C.	B20	4-#12, #12G. IN 3/4"C.
25A	2-#10, #10G. IN 3/4"C.	A25	3-#10, #10G. IN 3/4"C.	B25	4-#10, #10G. IN 3/4"C.
30A	2-#10, #10G. IN 3/4"C.	A30	3-#10, #10G. IN 3/4"C.	B30	4-#10, #10G. IN 3/4"C.
35A	2-#8, #10G. IN 3/4"C.	A35	3-#8, #10G. IN 3/4"C.	B35	4-#8, #10G. IN 3/4"C.
40A	2-#8, #10G. IN 3/4"C.	A40	3-#8, #10G. IN 3/4"C.	B40	4-#8, #10G. IN 3/4"C.
45A	2-#6, #10G. IN 3/4"C.	A45	3-#6, #10G. IN 3/4"C.	B45	4-#6, #10G. IN 1"C.
50A	2-#6, #10G. IN 3/4"C.	A50	3-#6, #10G. IN 3/4"C.	B50	4-#6, #10G. IN 1"C.
60A	2-#6, #10G. IN 3/4"C.	A60	3-#6, #10G. IN 3/4"C.	B60	4-#6, #10G. IN 1"C.
70A	2-#4, #8G. IN 1"C.	A70	3-#4, #8G. IN 1"C.	B70	4-#4, #8G. IN 1 1/4"C.
80A	2-#3, #8G. IN 1 1/4"C.	A80	3-#3, #8G. IN 1 1/4"C.	B80	4-#3, #8G. IN 1 1/4"C..
90A	2-#2, #8G. IN 1 1/4"C.	A90	3-#2, #8G. IN 1 1/4"C.	B90	4-#2, #8G. IN 1 1/2"C.
100A	2-#2, #8G. IN 1 1/4"C.	A100	3-#2, #8G. IN 1 1/4"C.	B100	4-#2, #8G. IN 1 1/2"C.
125A	2-#1, #6G. IN 1 1/2"C.	A125	3-#1, #6G. IN 1 1/2"C.	B125	4-#1, #6G. IN 1 1/2"C.
150A		A150	3-#1/0, #6G. IN 1 1/2"C.	B150	4-#1/0, #6G. IN 2"C.
175A		A175	3-#2/0, #6G. IN 2"C.	B175	4-#2/0, #6G. IN 2"C.
200A		A200	3-#3/0, #6G. IN 2"C.	B200	4-#3/0, #6G. IN 2"C.
225A		A225	3-#4/0, #4G. IN 2 1/2"C.	B225	4-#4/0, #4G. IN 2 1/2"C.
250A		A250	3-250MCM, #4G. IN 2 1/2"C.	B250	4-250MCM, #4G. IN 3"C.
300A		A300	3-#350 MCM, 1-#4 Cu G. IN 3" C.	B300	4-#350 MCM, 1-#4 Cu G. IN 3" C.
350A		A350	3-#500 MCM, 1-#3 Cu G. IN 3 1/2" C.	B350	4-#500 MCM, 1-#3 Cu G. IN 3 1/2" C.
400A		A400	3-#600 MCM, 1-#3 Cu G. IN 3 1/2" C.	B400	4-#600 MCM, 1-#3 Cu G. IN 3 1/2" C.
450A		A450	2 SETS: 3-#4/0, 1-#2 Cu G. EACH IN 2 1/2" C.	B450	2 SETS: 4-#4/0, 1-#2 Cu G. EACH IN 3"C.
500A		A500	2 SETS: 3-#250MCM, 1-#2 Cu. G. EACH IN 3"C.	B500	2 SETS: 4-#250MCM, 1-#2 Cu. G. EACH IN 3"C.
600A		A600	2 SETS: 3-#350MCM, 1-#1 Cu G. EACH IN 3"C.	B600	2 SETS: 4-#350MCM, 1-#1 Cu G. EACH IN 3"C.
700A		A700	2 SETS: 3-#500 MCM, 1-#1/0 Cu G. EACH IN 3 1/2" C.	B700	2 SETS: 4-#500MCM, 1-#1/0 Cu G. EACH IN 3 1/2" C.
800A		A800	2 SETS: 3-#500 MCM, 1-#1/0 Cu G. EACH IN 3 1/2" C.	B800	2 SETS: 4-#500MCM, 1-#1/0 Cu G. EACH IN 3 1/2" C.
1000A		A1000	3 SETS: 3-#400 MCM, 1-#2/0 Cu G. EACH IN 3"C.	B1000	3 SETS: 4-#400MCM, 1-#2/0 Cu G. EACH IN 3"C.
G6	1-#6 CU G IN 1/2"C.	G2	1-#2/0 G IN 1"C.	G3	1-#3/0 G IN 1"C.

(X) INDICATES NO GROUND WIRE FOR SERVICE FEEDERS OR NO NEUTRAL FOR MOTOR OR TRANSFORMER LOAD.

(X) INDICATES NO CONDUIT

** OVERCURRENT PROTECTION DEVICE
1. ON ALL CIRCUITS, AND FEEDERS INCREASE ONE WIRE SIZE FOR EACH 100 FEET OF RUN LENGTH. MAKE THE NECESSARY CONDUIT CHANGES TO REMAIN WITHIN THE RACEWAY FILL REQUIREMENTS.
2. CONDUIT SIZES SHOWN IN THIS SCHEDULE ARE BASED ON THHN/THWN-2 COPPER CONDUCTORS.
3. FOR UNDERGROUND FEEDERS, USE XHHW-2 90°C CONDUCTORS, OR THWN-2 CONDUCTORS. ADJUST CONDUIT SIZE AS NECESSARY TO REMAIN WITHIN THE RACEWAY FILL REQUIREMENTS.



1 ELECTRICAL ONE LINE RISER DIAGRAM
SCALE: NOT TO SCALE

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WM. SCOTT CRAWFORD P.E. 39436

TO THE BEST OF THE ENGINEER'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, FLORIDA STATUTES

A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

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ELECTRICAL ONE LINE RISER DIAGRAM

E3.00

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PIPE WEIGHT

NOMINAL DIMENSIONS	WEIGHT OF WATER FILLED PIPE		NOMINAL DIMENSIONS	WEIGHT OF WATER FILLED PIPE		NOMINAL DIMENSIONS	WEIGHT OF WATER FILLED PIPE	
SCH. 40 PIPE (in.)	lb/ft	kg/m	SCH. 10 PIPE (in.)	lb/ft	kg/m	BLAZEMASTER CPVC (in.)	lb/ft	kg/m
1"	2.05	3.05	1"	1.81	2.69	¾"	0.428	0.637
1¼"	2.93	4.36	1¼"	2.52	3.75	1"	0.675	1.005
1½"	3.61	5.37	1½"	3.04	4.52	1¼"	1.079	1.606
2"	5.13	7.63	2"	4.22	6.28	1½"	1.417	2.109
2½"	7.89	11.74	2½"	5.89	8.77	2"	2.224	3.310
3"	10.82	16.10	3"	7.94	11.82	2½"	3.255	4.844
3½"	13.48	20.06	3½"	9.78	14.55	3"	4.829	7.186
4"	16.40	24.41	4"	11.78	17.53	–	–	–
5"	23.47	34.93	5"	17.30	25.75	–	–	–
6"	31.69	47.16	6"	23.03	34.27	–	–	–
8"*	47.70	70.99	8"	40.08	59.65	–	–	–

* SCHEDULE 30

HANGER SPACING

SIZE	1"	1 1/4"	1 1/2"	2"	2 1/2"	3"	4"	6"	8"	NOTES
STEEL PIPE EXCEPT THREADED LIGHTWALL	12'-0"	12'-0"	15'-0"	15'-0"	15'-0"	15'-0"	15-0"	15'-0"	15'-0"	------
THREADED LIGHTWALL	12'-0"	12'-0"	12'-0"	12'-0"	12'-0"	12'-0"	*	*	*	------
CPVC	6'-0"	6'-6"	7'-0"	8'-0"	9'-0"	10'-0"	*	*	*	ONLY FLARRED CLAMPS OR HANGERS. NONE ON FITTINGS

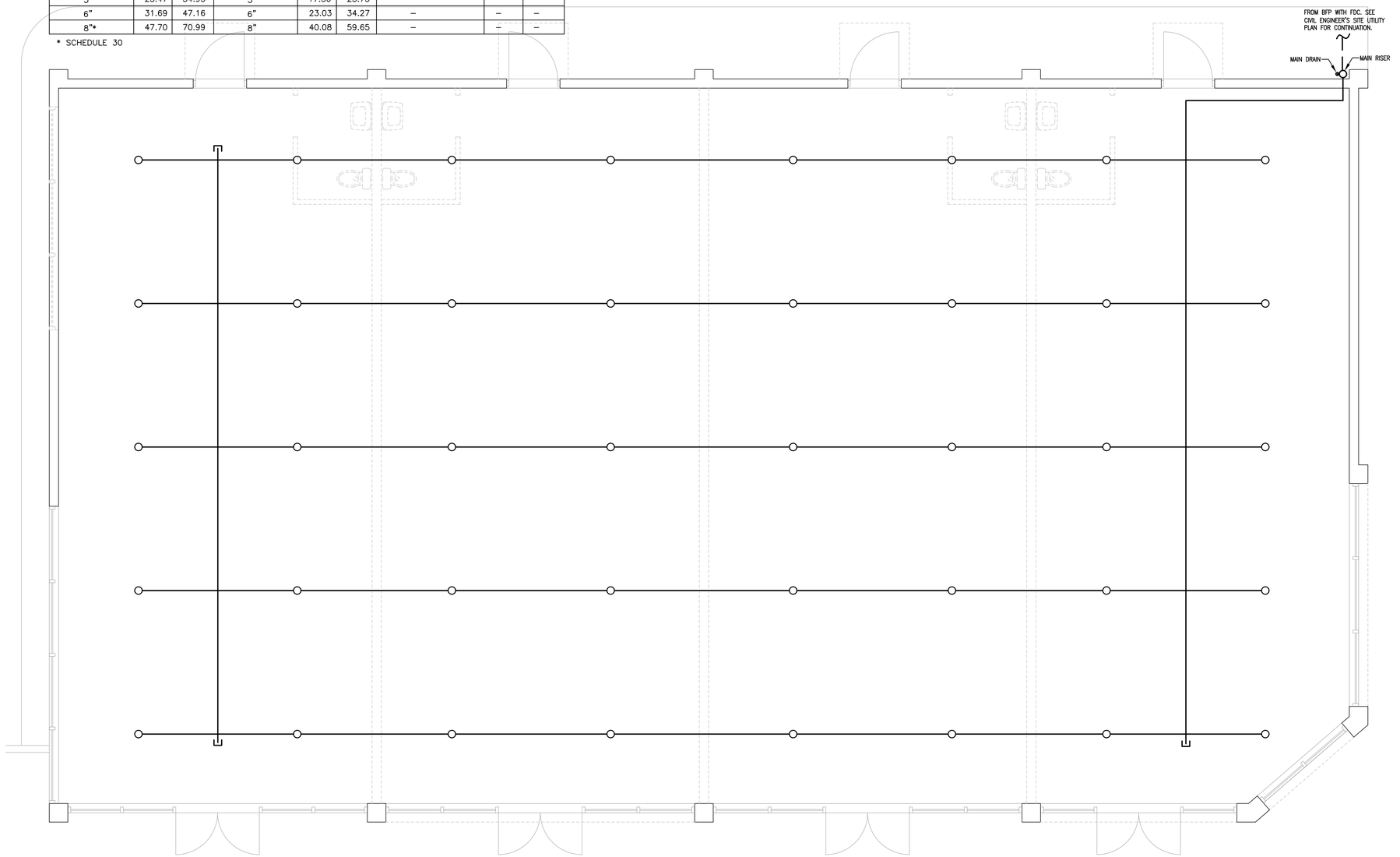
HEAD LEGEND

SYMBOL	DESCRIPTION	QTY.
○	QUICK RESPONSE UPRIGHT HEAD TYCO TY-FRB K=5.6, 175°F, WHITE POLYESTER	50

NFPA 13 6-2.9.5 REQUIRES STOCK OF SPARE SPRINKLERS FOR SYSTEMS WITH UNDER 300 SPRINKLERS, NO FEWER THAN 6 SPRINKLERS MUST BE PROVIDED

——— FIRE SPRINKLER PIPE

— — UNDERGROUND FIRE SPRINKLER PIPE



BUILDING 1
FIRE SPRINKLER PLAN

1 SCALE: 1/4" = 1'-0"

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

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BUILDING 1
FIRE SPRINKLER PLAN

F1.10

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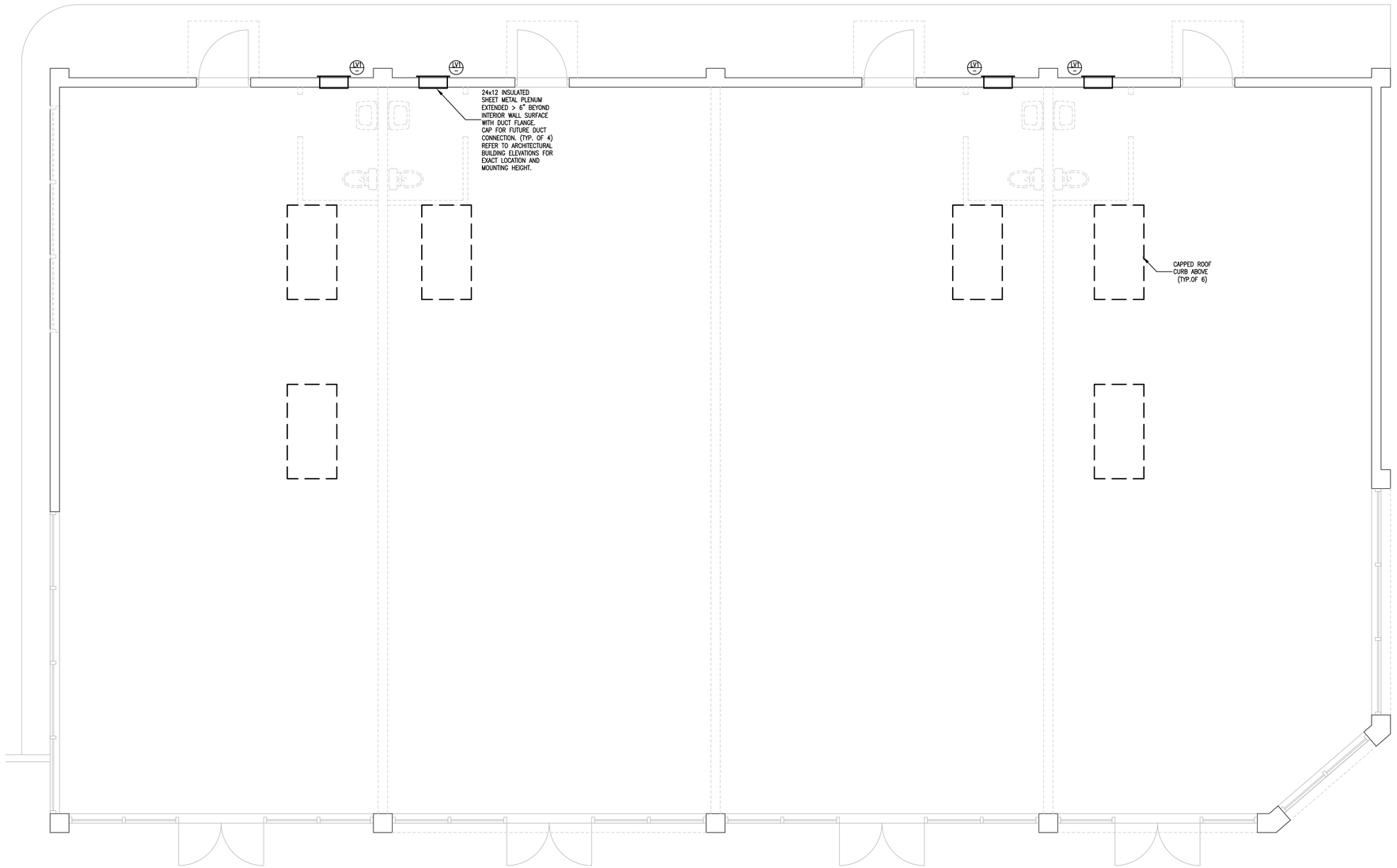
LOUVER SCHEDULE					
MARK (QTY)	MANUFACTURER	MODEL NUMBER	WxHxD (Nom)	FREE AREA %	REMARKS
LV1	GREENHECK	EHH-501-X	24x12x6	23.4 %	FLANGED, INTAKE, BIRD SCREEN



BUILDING 1 MECHANICAL FLOOR PLAN

1 SCALE: 1/4" = 1'-0"

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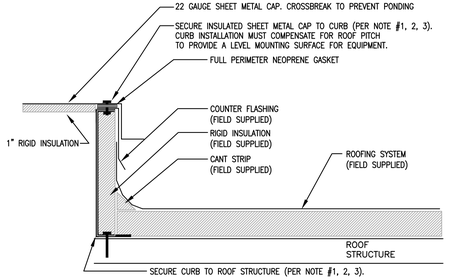
BUILDING 1
MECHANICAL FLOOR PLAN

M1.10

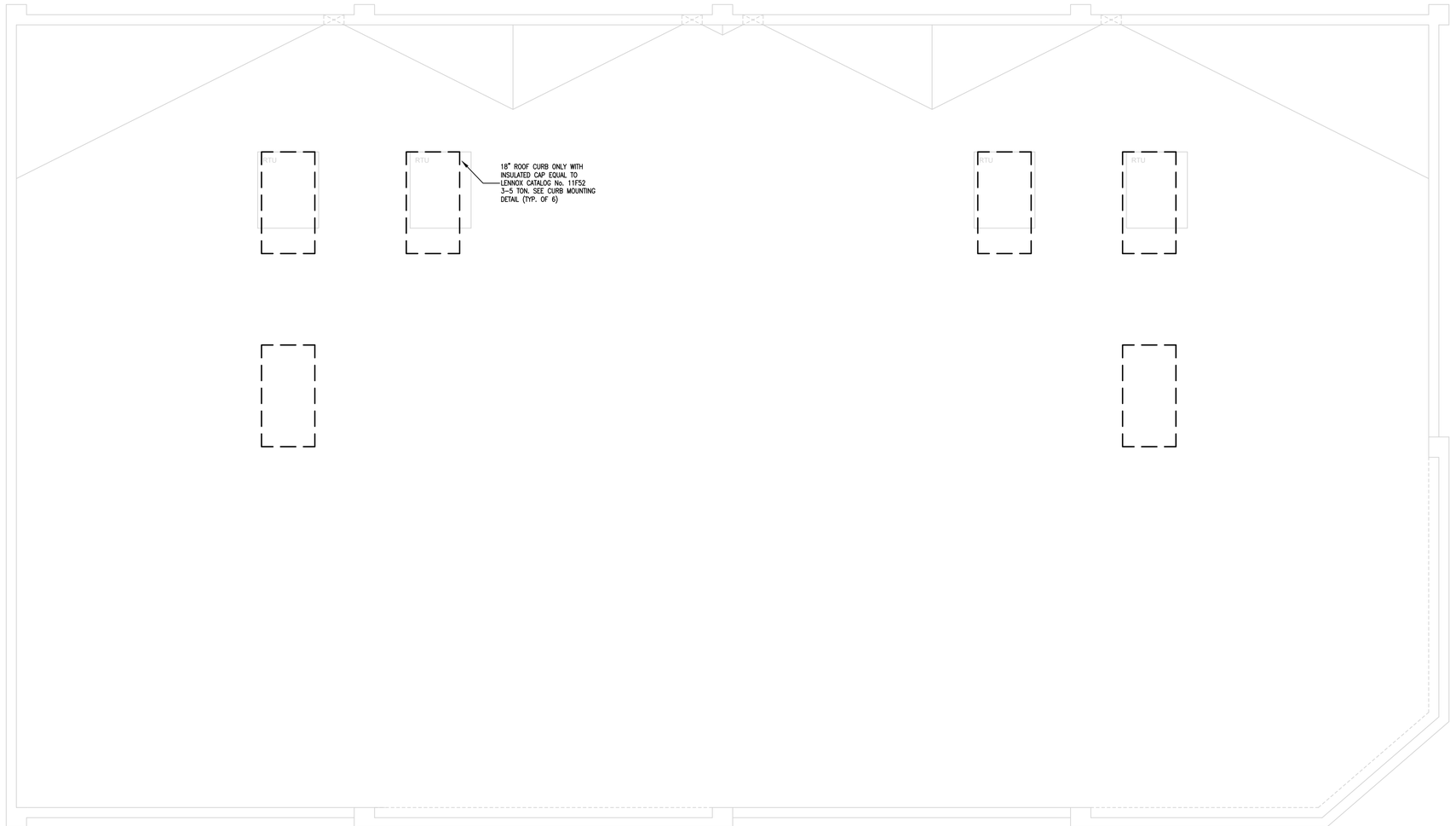


ROOF CURB PROVIDED BY THE HVAC EQUIPMENT MANUFACTURER. THE MECHANICAL CONTRACTOR TO COORDINATE EXACT LOCATION WITH THE ARCHITECT, STRUCTURE AND OTHER TRADES PRIOR TO INSTALLING AND SHALL COORDINATE WITH ROOFING CONTRACTOR TO FLASH AND SEAL.

THE MECHANICAL CONTRACTOR SHALL COVER ALL EXPENSES TO PROVIDE THE FOLLOWING PROCESS:

1) PROVIDE THE PROJECT STRUCTURAL ENGINEER WITH A COPY OF APPROVED EQUIPMENT SUBMITTALS THAT INCLUDE THE WEIGHT, DIMENSIONS AND LOCATION OF EACH PIECE OF ROOF MOUNTED EQUIPMENT.
2) OBTAIN SIGNED & SEALED STRUCTURAL SPECIFICATIONS FOR SPACING, SIZES AND TYPES OF FASTENERS OR WELDS FOR EACH PIECE OF EQUIPMENT AND LOCATION ACCORDING TO THE APPLICABLE WIND ZONE.
3) EQUIPMENT SHALL NOT BE ORDERED UNTIL STRUCTURAL REVIEW HAS BEEN COMPLETED.
4) INSTALL THE CURB AND CURB MOUNTED EQUIPMENT ACCORDING TO THE STRUCTURAL SPECIFICATIONS.
5) ALL ROOF MOUNTED MECHANICAL EQUIPMENT SHALL BE SUBJECT TO THIS PROCESS OF STRUCTURAL ENGINEERING REVIEW, INCLUDING EQUIPMENT RAILS, RACKS, PIPE AND DUCT SUPPORTS.

COASTAL WIND RATED ROOF MOUNTING DETAIL



BUILDING 1 MECHANICAL ROOF PLAN

1 SCALE: 1/4" = 1'-0"

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

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BUILDING 1
MECHANICAL ROOF PLAN

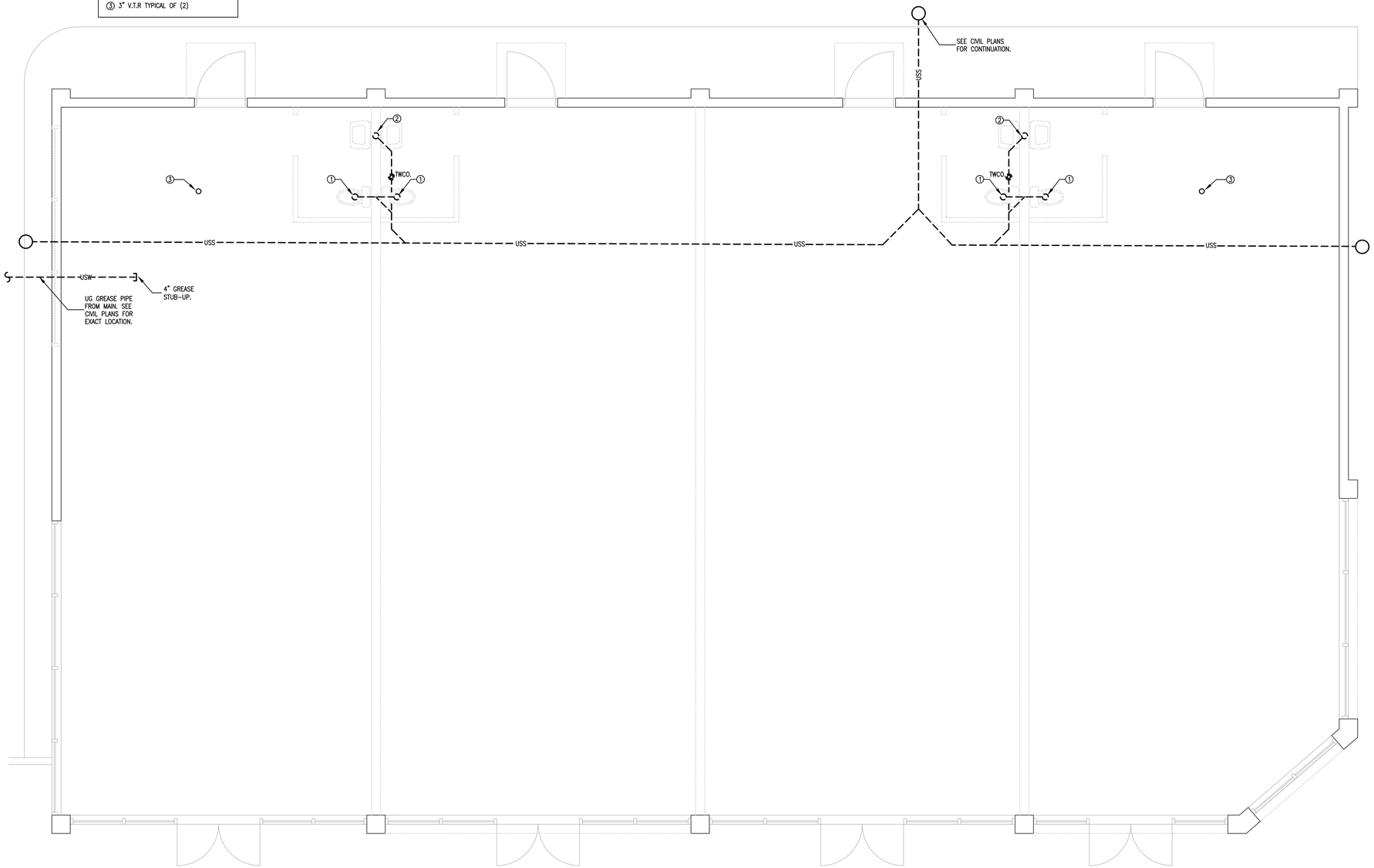
M1.20

NOTE:

THE PLUMBING DESIGN DRAWINGS ARE DIAGRAMMATIC AND ARE NOT INTENDED TO SHOW EXACT LOCATION OF EQUIPMENT, PIPING AND FIXTURES UNLESS DIMENSIONS ARE GIVEN OR OTHERWISE IMPLIED FOR CLEARANCE, ETC. PIPING, FIXTURES AND EQUIPMENT ARE TO BE INSTALLED ALONG THE GENERAL PLANS SHOWN ON THE DRAWINGS, BUT KEEPING IN MIND ACTUAL BUILDING CONDITIONS WHICH MUST BE CONFORMED WITHIN THE ACTUAL WORK. THE CONTRACTORS IN THEIR BIDS ARE REQUIRED TO INCLUDE ALL LABOR AND MATERIALS AND OTHER WORK NECESSARY TO PROVIDE MINOR OFFSET IN MECHANICAL WORK AS REQUIRED TO AVOID CONFLICT WITH OTHER WORK ON THIS PROJECT, OR AS REQUIRED IN ORDER TO OBTAIN MAXIMUM HEAD ROOM OR EQUIPMENT ACCESS IN SPACES.

PLUMBING KEYED NOTES

1. 4" SANITARY STUB-UPS FOR FUTURE WATER CLOSET. CAP EVENLY WITH FINISHED FLOOR (TYPICAL)
2. 3" SANITARY STUB-OUT FOR FUTURE LAVATORIES. CAP EVENLY WITH FINISHED FLOOR (TYPICAL)
3. 3" V.T.R TYPICAL OF (2)



1 BUILDING #1 SANITARY PIPING PLAN
SCALE: 1/4" = 1'-0"

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

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BUILDING #1
SANITARY PIPING PLAN

P1.10

NOTE:

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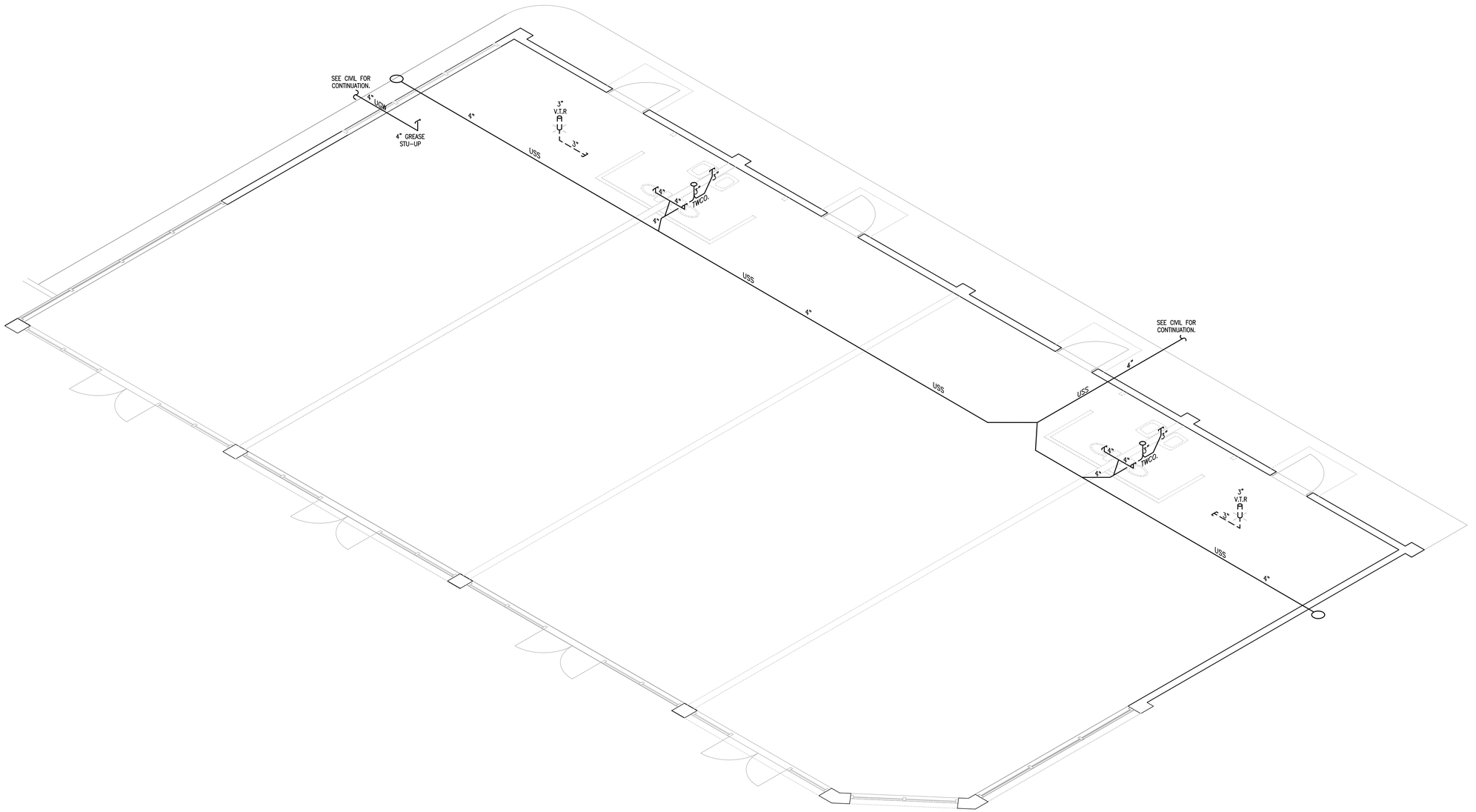

1 BUILDING #1 SANITARY RISER DIAGRAM
SCALE: 1/4" = 1'-0"

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TO THE BEST OF THE ENGINEER'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, FLORIDA STATUTES

A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:	ACS
CHECKED BY:	WSC
FILE:	
PROJECT NO:	
DATE:	07.22.25
ISSUE	DATE

BUILDING #1
SANITARY RISER DIAGRAM

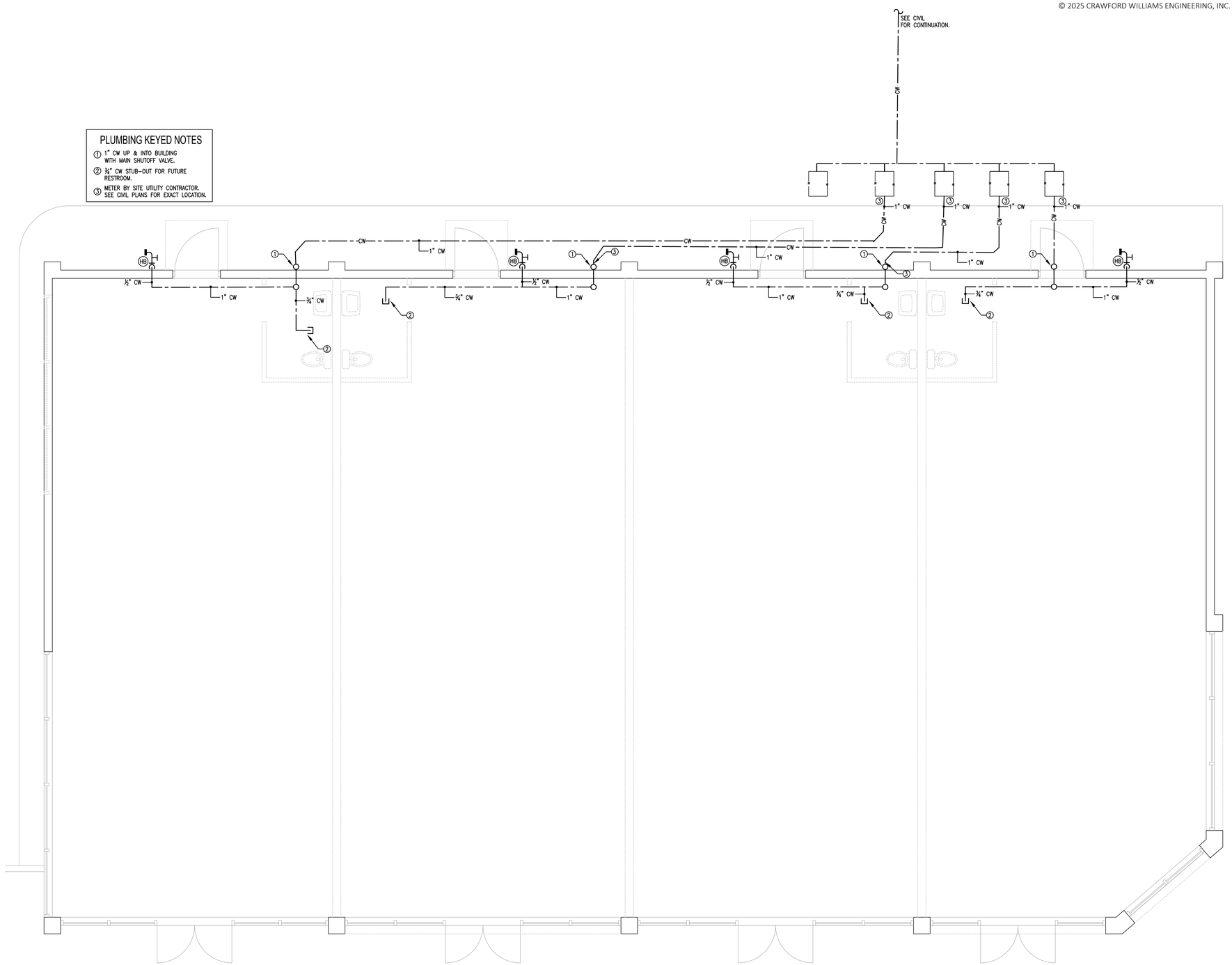
P1.12

NOTE:

THE PLUMBING DESIGN DRAWINGS ARE DIAGRAMMATIC AND ARE NOT INTENDED TO SHOW EXACT LOCATION OF EQUIPMENT, PIPING AND FIXTURES UNLESS DIMENSIONS ARE GIVEN OR OTHERWISE IMPLIED FOR CLEARANCE, ETC. PIPING, FIXTURES AND EQUIPMENT ARE TO BE INSTALLED ALONG THE GENERAL PLANS SHOWN ON THE DRAWINGS, BUT KEEPING IN MIND ACTUAL BUILDING CONDITIONS WHICH MUST BE CONFORMED WITHIN THE ACTUAL WORK. THE CONTRACTORS IN THEIR BIDS ARE REQUIRED TO INCLUDE ALL LABOR AND MATERIALS AND OTHER WORK NECESSARY TO PROVIDE MINOR OFFSET IN MECHANICAL WORK AS REQUIRED TO AVOID CONFLICT WITH OTHER WORK ON THIS PROJECT, OR AS REQUIRED IN ORDER TO OBTAIN MAXIMUM HEAD ROOM OR EQUIPMENT ACCESS IN SPACES.

PLUMBING KEYED NOTES

1. 1" CW UP & INTO BUILDING WITH MAIN SHUTOFF VALVE.
2. ¾" CW STUB-OUT FOR FUTURE RESTROOM.
3. METER BY SITE UTILITY CONTRACTOR. SEE CIVIL PLANS FOR EXACT LOCATION.



1 BUILDING #1 WATER PIPING PLAN
SCALE: 1/4" = 1'-0"

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A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

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ISSUE	DATE

BUILDING #1
WATER PIPING PLAN

P1.11

PLUMBING GENERAL NOTES

GENERAL

THESE DRAWINGS ARE SCHEMATIC IN NATURE AND ARE NOT INTENDED TO SHOW EVERY MINOR DETAIL. THE PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS REQUIRED FOR A COMPLETE ACCEPTABLE WORKING INSTALLATION. DO NOT SCALE DRAWINGS FOR THE EXACT LOCATIONS OF EQUIPMENT, CONDUITS, LIGHTING FIXTURES, PENETRATIONS ETC.

PLUMBING CONTRACTOR TO PAY FOR ALL APPLICABLE FEES, TAXES, AND PERMITS.

ALL PLUMBING WORK SHALL BE INSTALLED PER THE 2023 FLORIDA BUILDING CODE FOR PLUMBING, AND PERTINENT LOCAL CODES OR ORDINANCES, OR BY THESE STANDARDS IF MORE STRINGENT.

PLUMBING CONTRACTOR RESPONSIBLE FOR COORDINATING WITH ALL EXISTING CONDITIONS PRIOR TO AND DURING INSTALLATION.

ALL REQUIRED INSURANCE SHALL BE PROVIDED BY THIS PLUMBING CONTRACTOR FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.

THE PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR DEFECTIVE WORKMANSHIP, AND WILL PROVIDE A ONE YEAR WARRANTY FOR MATERIALS, AND EQUIPMENT FOR A PERIOD OF 1 YEAR FROM THE DATE OF ACCEPTANCE.

NO PLUMBING FIXTURE, SPECIAL EQUIPMENT, DEVICE OR PIPING SHALL BE INSTALLED WHICH WILL PROVIDE CROSS-CONNECTION OR INTERCONNECTION BETWEEN DRINKING WATER AND NON-POTABLE WATER SUPPLY.

PLUMBING CONTRACTOR RESPONSIBLE FOR KEEPING A CLEAN, AND SAFE WORKING ENVIRONMENT. MATERIALS AND FIXTURES MUST BE STORED IN A NEAT AND ORDERLY WAY. TRASH AND DEBRIS SHALL BE PICKED UP ON A DAILY BASIS.

PLUMBING CONTRACTOR TO LOCATE EXISTING SITE SANITARY AND WATER PIPING PRIOR TO INSTALLATION.

ALL POWER AND CONTROL WIRING TO BE INSTALLED BY ELECTRICAL CONTRACTOR.

METERING AND SITE UTILITY CONNECTIONS SHALL BE PROVIDED ON CIVIL DRAWINGS. ALL SERVICES SHOWN ON THIS SET OF PLANS TERMINATE 5'-0" FROM BUILDING, UNLESS SHOWN OTHERWISE ON DRAWINGS. PLUMBING CONTRACTOR SHALL MAKE ALL FINAL CONNECTIONS TO THE SITE UTILITIES, INCLUDING BUT NOT LIMITED TO CLEANOUTS, VALVES, ETC.)

SEE ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF FIXTURES, MOUNTING HEIGHTS AND DIMENSIONS.

PLUMBING CONTRACTOR TO SUBMIT SPECIFICATIONS FOR ALL PLUMBING EQUIPMENT, FIXTURES, FAUCETS, AND MATERIALS PRIOR TO INSTALLATION. ANY ITEM OTHER THAN THAT SPECIFIED, SHALL BE SUBMITTED TO THE ENGINEER FOR APPROVAL FIVE DAYS PRIOR TO THE BID. ITEMS NOT APPROVED MAY NOT BE INSTALLED. UPON THE DETERMINATION OF THE ENGINEER AND ARCHITECT, FAILURE TO COMPLY SHALL RESULT IN THE REMOVAL OF ITEMS NOT APPROVED AND REPLACEMENT WITH AN APPROVED ITEM AT THE PLUMBING CONTRACTORS EXPENSE.

PLUMBING FIXTURES SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH THESE NOTES AND THE SCHEDULE AS SHOWN ON THE PLANS. INSTALLATION WILL INCLUDE ALL ITEMS AND ACCESSORIES AS REQUIRED TO OBTAIN A COMPLETE INSTALLATION. IF THERE IS A DISCREPANCY BETWEEN THE NOTES, AND THE SCHEDULE SHOWN ON PLANS, PLUMBING CONTRACTOR TO INSTALL ACCORDING TO SCHEDULE ON PLUMBING PLANS.

SUBMITTALS ARE TO BE SUBMITTED BOUND IN ORDER, WITH THE FOLLOWING: COVER SHEET, INDEX SHEET, FIXTURE SHEETS ARE TO BE LABELED WITH THE APPROPRIATE SYMBOL LOCATED AT THE UPPER RIGHT CORNER OF THE SHEET. (TABS MAY BE USED IN LIEU OF LABELING EVERY SHEET).

PLUMBING CONTRACTOR IS RESPONSIBLE FOR ORDERING ALL MATERIALS AND EQUIPMENT IN A TIMELY MANNER AS TO NOT DELAY ANY PHASE OF THE PROJECT. DELAY IN DELIVERIES WILL NOT BE CONSIDERED A JUSTIFIABLE REASON FOR SUBMISSION OF SUBSTITUTED MATERIALS. COORDINATION WITH JOB SUPERVISOR AND FOREMAN PERTAINING TO DELIVERY TIMES, AND STORAGE OF MATERIALS IS THE RESPONSIBILITY OF THE PLUMBING OR FOOD SERVICE CONTRACTOR.

PRIOR TO FINAL WALK-THROUGH PLUMBING CONTRACTOR SHALL PROVIDE OWNER WITH AS-BUILT DRAWINGS, (SHOWING LOCATIONS OF ALL PIPING, VALVES, EQUIPMENT, ETC.) AND ALL WARRANTY INFORMATION, EQUIPMENT MAINTENANCE PROCEDURES AND SCHEDULES, MANUFACTURE'S INSTRUCTIONS ETC.

PLUMBING CONTRACTOR SHALL INSTALL ALL ITEMS ACCORDING TO THE MANUFACTURER'S INSTALLATION INSTRUCTIONS, UTILIZING APPROVED MATERIALS ONLY. PLUMBING CONTRACTOR SHALL INSTALL MATERIALS AS TO NOT VOID THE MANUFACTURER'S WARRANTY.

CONNECTIONS SHALL INCLUDE NECESSARY TRAPS, DRAINS, OVERFLOWS, SHUTOFF VALVES, ETC. IN ACCORDANCE WITH APPROVED ROUGH-IN DRAWINGS. ROUGH-IN WORK DONE INCORRECTLY, WITHOUT APPROVED DRAWINGS, SHALL BE RELOCATED IF REQUIRED BY THE OWNER'S REPRESENTATIVE AT NO EXPENSE TO THE OWNER.

PLUMBING CONTRACTOR RESPONSIBLE FOR FINAL CONNECTION OF ALL APPLIANCES SHOWN ON DRAWINGS TO PLUMBING SYSTEM. ICE-MAKER, GARBAGE DISPOSER, DISHWASHER, ETC. REFERENCE ARCHITECTURAL DRAWINGS OR SPECIFICATIONS.

PIPING NOTES AND SPECIFICATIONS:

GENERAL CONT.

PIPING SHALL NOT BE PERMANENTLY CLOSED-UP, FURRED-IN, OR COVERED OVER PRIOR TO BEING TESTED AND INSPECTED. ENGINEER REQUIRES 5 DAY NOTICE PRIOR TO INSPECTION. FAILURE TO COMPLY MAY RESULT IN THE UNCOVERING OF PIPING AT THE PLUMBING CONTRACTOR'S EXPENSE.

PIPING SHALL BE ARRANGED TO MAINTAIN HEADROOM, KEEP PASSAGEWAYS AND ACCESS OPENINGS CLEAR AND WHERE NECESSARY, BE OFFSET TO MAINTAIN THE REQUIRED CLEARNESS AND COINCIDE WITH THE STRUCTURAL FEATURES OF THE BUILDING.

PIPING SHALL BE INSTALLED AT A HEIGHT SO AS NOT TO OBSTRUCT ANY PORTION OF A WINDOW, LIGHT FIXTURE, DOORWAY, PIPE TUNNEL, OR PASSAGEWAY. VERIFY CLEARANCES WITH ARCHITECTURAL SECTIONS PRIOR TO INSTALLATION.

INSTALL PIPING STRAIGHT, PLUMB, AND AS DIRECT AS POSSIBLE; FORM RIGHT ANGLES OR PARALLEL LINES WITH BUILDING WALLS.

LOCATE GROUPS OF PIPES PARALLEL TO EACH OTHER KEEPING PIPES CLOSE TO WALLS, PARTITIONS, CEILING; OFFSETTING ONLY WHERE NECESSARY TO FOLLOW WALLS AS DIRECTED.

INSTALL HORIZONTAL PIPING AS HIGH AS POSSIBLE WITHOUT SAGS OR HUMPS.

EXPOSED AND OR EXTERIOR PVC PIPING TO BE PAINTED WITH UV PROTECTIVE COATING, COLOR TO BE CHOSEN BY ARCHITECT.

WHERE FURRED SPACES ARE INDICATED, KEEP PIPES AS CLOSE TO STRUCTURAL MEMBERS AS POSSIBLE SO AS TO REQUIRE MINIMUM FURRING.

ESCUTCHEONS ARE REQUIRED WHERE PIPES PASS THROUGH A FINISHED SURFACE. ESCUTCHEON SHALL FIT FLUSH WITH WALL OR FLOOR AND SHALL FIT SNUGLY AROUND THE PIPE.

ALL PIPE FLOOR PENETRATIONS TO BE PROTECTED WITH THE APPROPRIATE "PROSET" FIRESTOPPING PERPETRATORS. WALLS PENETRATIONS SHALL BE PROTECTED WITH THE APPROPRIATE "SPEC-SEAL 100" FIRESTOPPING METHOD.

ANY SURFACES REQUIRED TO BE PAINTED SHALL BE CLEANED OF RUST, GREASE, AND OIL.

VENT THROUGH ROOF SHALL TERMINATE A MINIMUM OF 10' FROM ANY AIR INTAKES AND 12" ABOVE PARAPET WALL.

PLUMBING CONTRACTOR SHALL ROUGH-IN ALL WASTES AND SUPPLIES TO SPECIAL EQUIPMENT ACCORDING TO MANUFACTURER'S SHOP DRAWINGS AND MAKE FINAL CONNECTIONS. ALL SUPPLIES SHALL BE VALVED. INSTALL VACUUM BREAKERS WHERE REQUIRED BY CODE.

PROVIDE BACKFLOW PREVENTER FOR DOMESTIC WATER SUPPLIES AS REQUIRED BY LOCAL CODES AND OR WATER PURVEYORS.

ALL WATER PIPING INSTALLED IN EXTERIOR WALLS SHALL BE PLACED ON THE INTERIOR SIDE OF THE WALL, SO THAT WALL INSULATION CAN BE PLACED ON THE EXTERIOR SIDE OF THE PIPING.

DO NOT PENETRATE WALL FOOTINGS WITH PIPING, COORDINATE WITH GENERAL CONTRACTOR TO DROP FOOTINGS AS REQUIRED TO CLEAR PLUMBING SERVICES WHERE ABSOLUTELY NECESSARY. ALL PIPING PENETRATING A BEARING WALL OR FOOTING MUST BE SLEEVED AND LOCATION APPROVED BY THE STRUCTURAL ENGINEER.

EXPOSED HOT WATER AND DRAIN PIPES UNDER HANDICAP LAVATORIES SHALL BE PROTECTED WITH "LAV GUARDZ" BY TRUEBRO. WHITE UNLESS OWNER SPECIFIES.

UNIONS ARE TO BE INSTALLED ON EACH SIDE OF EACH PIECE OF EQUIPMENT AND WHEREVER NEEDED TO DISMANTLE PIPING. ALL EQUIPMENT MUST BE ABLE TO BE REMOVED, AND SERVICED WITHOUT THE CUTTING OF PIPING. UNIONS MUST BE ACCESSIBLE AND ARE NOT TO BE INSTALLED IN CONCEALED WALLS, PARTITIONS, OR CEILINGS.

SANITARY AND DRAINAGE

ALL SANITARY, VENT & CONDENSATE PIPING SHALL BE PVC PLASTIC PIPE (TYPE DWV) WITH SOLVENT WELDED JOINTS.

WATER HEATER DRAIN LINE SHALL BE CPVC PLASTIC PIPING AND TUBING WITH SOLVENT WELDED JOINTS.

FOR DRAINAGE PIPING CHANGES IN DIRECTION, USE LONG-SWEEPS. WHERE NOT POSSIBLE SHORT-SWEEPS, 1/4 BENDS OR COMBINATION Y AND 1/8 BENDS, MAY BE USED. SANITARY TEES MAY ONLY BE USED FOR HORIZONTAL BRANCHES DISCHARGING INTO STACKS.

ALL SANITARY, WATER, AND CONDENSATE PIPING PASSING UNDER A FOOTING OR THROUGH A FOUNDATION WALL SHALL BE PROVIDED WITH A PIPE SLEEVE OF SCHEDULE 40 PVC BUILT INTO THE MASONRY WALL. SLEEVE SHALL BE TWO PIPE SIZES GREATER THAN THE PIPE PASSING THROUGH.

ALL DRAINAGE PIPING SHALL BE MARKED WITH THE SEAL OF APPROVAL OF THE NATIONAL SANITATION FOUNDATION.

ALL EXPOSED PVC PIPING TO BE CLEANED WITH CLEAR CLEANER AND THEN PRIMED AND PAINTED WITH A LATEX BASE PAINT COLOR TO BE CHOSEN BY ARCHITECT. THIS INCLUDES ALL EXPOSED PVC PIPING.

ALL PIPING RECEIVING HIGH TEMPERATURE DISCHARGE (140° F AND ABOVE) SHALL BE C.I. PIPING FOR 20'-0" DISTANCE DOWNSTREAM.

HARDWARE NOTES AND SPECIFICATIONS:

CLEANOUTS AND FLOOR DRAINS

CLEANOUTS ARE TO BE OF THE SAME MATERIAL AS THE PIPE IT SERVES. CLEANOUTS LOCATED IN CARPET ARE TO BE EQUIPPED WITH A CARPET MARKER, CARPET FLANGES ARE NOT ACCEPTABLE. CLEANOUTS LOCATED IN TILE SHALL HAVE A SQUARE TOP. CLEANOUTS LOCATED OUTSIDE ARE TO BE OF THE HEAVY DUTY TYPE.

CLEANOUTS SHALL HAVE BRONZE, SCORIATED COVERS. CLEANOUTS IN MECHANICAL ROOMS AND CLOSETS MAY HAVE A CAST IRON COVER.

CLEANOUTS SHALL BE INSTALLED AS SHOWN ON THE DRAWINGS, AND NEAR THE BASE OF ALL VERTICAL WASTE OR SOIL STACKS. CLEANOUTS SHALL BE READILY ACCESSIBLE AND HAVE A CLEARANCE OF NOT LESS THAN EIGHTEEN INCHES FOR THE PURPOSE OF RODDING. CLEANOUTS MUST BE THE SAME SIZE AS THE PIPE IT SERVES UP TO 4", AND MUST TERMINATE FLUSH WITH FINISH WALL OR FLOOR.

CLEANOUTS IN OR BEHIND WALLS SHOULD HAVE AN ACCESS COVER AND FRAME EMBEDDED FLUSH WITH THE FINISHED WALL. THE COVER SHALL BE SMOOTH BRONZE OF AMPLE SIZE TO PROVIDE A CLEAR ACCESS TO THE CLEANOUTS.

FLOOR DRAINS TO BE EQUAL TO SIOUX CHIEF "FINISH LINE" ADJUSTABLE DRAINAGE SYSTEM OR AS SCHEDULED.

ALL FLOOR DRAINS TO BE EQUIPPED TRAP PRIMER CONNECTED TO THE NEAREST PLUMBING FIXTURE EQUAL. SEE SCHEDULE & PLUMBING DETAIL SHEET.

INSULATION

ALL HOT WATER PIPING TO BE INSULATED WITH 1" WALL FLEXIBLE UNICELLULAR INSULATION. BRANCH LINES LESS THAN 12' SHALL BE PERMITTED TO BE 1/2" INSULATION WALL FLEXIBLE UNICELLULAR INSULATION.

INSULATION SHALL BE INSTALLED WITH SMOOTH AND EVEN SURFACES. INSULATE EACH CONTINUOUS RUN OF PIPING WITH FULL-LENGTH UNITS OF INSULATION, WITH A SINGLE CUT PIECE TO COMPLETE THE RUN. DO NOT USE CUT PIECES OR SCRAPS ABUTTING EACH OTHER. INSULATION TO BE COMPLETELY ENCLOSE THE PIPING.

EXTEND INSULATION WITHOUT INTERRUPTION THROUGH WALLS, FLOORS AND SIMILAR PIPING PENETRATIONS.

INSTALL PROTECTIVE METAL SHIELD AND INSULATED INSERTS WHEREVER NEEDED TO PREVENT COMPRESSION OF INSULATION.

WATER PIPING

ALL WATER PIPING ABOVE GRADE SHALL BE CPVC PLASTIC PIPE AND TUBING WITH SOLVENT WELDED JOINTS.

NON-POTABALE WATER PIPING SHALL BE CPVC PLASTIC PIPE AND TUBING WITH SOLVENT WELDED JOINTS. PIPING TO BE PAINTED PURPLE AND IDENTIFIED AS NONPOTABLE WATER. NONPOTABLE WATER SHALL BE DYED BLUE BEFORE IT IS SUPPLIED TO THE FIXTURES.

PIPING RUNNING PARALLEL TO CONCRETE SHALL BE ISOLATED FROM CONCRETE STRUCTURE UTILIZING AN OFFSET HANGER OF THE APPROPRIATE MATERIAL.

ALL WATER PIPING PASSING THROUGH METAL STUD WALLS SHALL BE ISOLATED FROM STUDS WITH METAL STUD INSULATOR. VERTICAL PIPING RUNS IN STUD WALLS WILL BE SUPPORTED TO LIMIT EXCESS MOVEMENT WITHIN THE WALL WITH A PIPE SUPPORT BRACKET.

CONNECTIONS BETWEEN COPPER AND STEEL PIPING SHALL BE MADE WITH DIELECTRIC UNIONS OR DIELECTRIC ADAPTERS.

ALL WATER PIPING IS TO BE ISOLATED FROM METAL WALL STUDS SO THAT NO CONTACT IS MADE.

PLASTIC PIPING PASSING THROUGH STUDS SHALL BE PROTECTED FROM DRYWALL SCREWS WITH A GALVANIZED STEEL PLATE.

WATER HAMMER ARRESTORS SHALL BE PISTON TYPE AS PER PDI-WH201-94 AND AS MANUFACTURED BY SIOUX CHIEF OR EQUAL. ARRESTORS SHALL BE RATED BY MANUFACTURER FOR CONCEALED LOCATIONS IN AREAS WHERE THERE IS NO ACCESS. AIR CHAMBERS SHALL NOT BE CONSIDERED EQUIVALENT AND WILL NOT BE ACCEPTED.

WATER HAMMER ARRESTORS SHALL BE INSTALLED AT EVERY QUICK CLOSING VALVE, INCLUDING FLUSH VALVES, WASH MACHINES, DISHWASHERS, AND ICE MACHINES.

HARDWARE NOTES AND SPECIFICATIONS:

VALVES

UNLESS NOTED OTHERWISE, VALVES AND SPECIALTY ITEMS SHALL BE FOR HOT AND COLD DOMESTIC WATER AS MANUFACTURED BY NIBCO OR EQUAL.

GATE VALVES, 2" AND SMALLER, SHALL BE CLASS 125, SHALL HAVE A BRONZE BODY, SCREW-IN BONNET, NON-RISING STEM, AND SOLID WEDGE. 2½" AND LARGER, SHALL BE CLASS 125, SHALL HAVE AN IRON BODY, BOLTED BONNET, OS&Y, SOLID WEDGE, STAINLESS STEEL TRIM AND FLANGED ENDS.

BALL VALVES, 2" AND SMALLER, SHALL BE RATED 150 PSI, SHALL HAVE A BRONZE BODY, STANDARD PORT, STAINLESS STEEL TRIM, TFE SEATS AND BLOWOUT-PROOF STEM.

CPVC BALL VALVES, 2" AND SMALLER, SHALL BE RATED 150 PSI, ONE-PIECE MOLDED CPVC BODY AND SOCKET ENDS.

GLOBE VALVES, 2" AND SMALLER, SHALL BE CLASS 125, SHALL HAVE A BRONZE BODY, SCREW-IN BONNET, INTEGRAL SEAT, RENEWABLE SEAT AND DISC. 2½" AND LARGER, SHALL BE CLASS 125, SHALL HAVE AN IRON BODY, BOLTED BONNET, RENEWABLE SEAT AND DISC, BRONZE MOUNTED AND FLANGED ENDS.

BUTTERFLY VALVES, 2½" AND LARGER, SHALL BE RATED 200 PSI, SHALL HAVE A CAST IRON BODY, EXTENDED NECK, GEOMETRIC DRIVE, MOLDED IN SEAT LINER, LUG STYLE AND INSTALLED BETWEEN STD. CLASS 125/150 FLANGES.

CHECK VALVES, 2" AND SMALLER, SHALL BE CLASS 125, SHALL HAVE A BRONZE BODY, HORIZONTAL SWING, REGRINDING TYPE, Y-PATTERN, RENEWABLE SEAT AND DISC. 2½" AND LARGER, SHALL BE CLASS 125 IRON SILENT CHECK VALVE, GLOBE STYLE, RENEWABLE SEAT AND DISC, SPRING ACTUATED, AND FLANGED ENDS. CHECK VALVES SHALL HAVE THE ABILITY TO BE MOUNTED HORIZONTAL OR VERTICAL.

STRAINERS, 2" AND SMALLER, SHALL BE CLASS 125, SHALL A BRONZE BODY, SCREW-IN CAP, TAPPED CAP W/ BLOW-OFF PLUG, SS PERFORATED SCREEN.

ALL VALVES, UNIONS, AND SPECIALTY ITEMS MAY NOT BE SHOWN IN EVERY INSTANCE ON THE DRAWINGS BUT ARE TO BE PROVIDED WHETHER SHOWN OR NOT WHEN NECESSARY FOR PROPER OPERATION AND MAINTENANCE OF THE SYSTEM. LOCATE VALVES FOR EASY ACCESS AND OPERATIONS. WHERE CONCEALED, PROVIDE ACCESS DOORS.

EACH VALVE SHALL BE INSTALLED TO BE EASILY ACCESSIBLE FOR OPERATION, VISUAL INSPECTION, AND MAINTENANCE.

PLUMBING NOMENCLATURE

AFF	–	ABOVE FINISHED FLOOR
BD	–	BIDET
BS	–	BAR SINK
BT	–	BATHTUB
BV	–	BALL VALVE
BW	–	BOOSTED WATER
CN	–	CAN WASH
CO	–	CLEANOUT
CV	–	CHECK VALVE
CW	–	COLD WATER
COND	–	CONDENSATE
CTE	–	CONNECT TO EXISTING
DF	–	DRINKING FOUNTAIN
DW	–	DISHWASHER
EC	–	ELECTRICAL CONTRACTOR
ET	–	EXPANSION TANK
FCO	–	FLOOR CLEANOUT
FD	–	FLOOR DRAIN
FS	–	FLOOR SINK
GC	–	GENERAL CONTRACTOR
GD	–	GARBAGE DISPOSAL
HB	–	HOSE BIB
HC	–	HVAC CONTRACTOR
HCW	–	HOT & COLD WATER
HD	–	HUB DRAIN
HHCW	–	140 °F HOT & COLD WATER
HHW	–	140 °F HOT WATER
HHWR	–	140 °F HOT WATER RETURN
HRU	–	HEAT RECOVERY UNIT
HS	–	HAND SINK
HW	–	HOT WATER
HWR	–	HOT WATER RETURN
JS	–	JANITOR'S SINK
KS	–	KITCHEN SINK
LP	–	LIQUID PETROLEUM
LS	–	LAUNDRY SINK
LV	–	LAVATORY
MFR	–	MANUFACTURER
MS	–	MOP SINK
MW	–	MAKE-UP WATER
NG	–	NATURAL GAS
PC	–	PLUMBING CONTRACTOR
RTU	–	ROOF TOP UNIT
SD	–	RAINWATER CONDUCTOR
SC	–	SITE CONTRACTOR
SH	–	SHOWER
SK	–	SINK
SSD	–	SECONDARY RAIN WATER CONDUCTOR
SW	–	SOFT WATER
TWCO	–	TWO WAY CLEANOUT
TP	–	TRAP PRIMER
TYP	–	TYPICAL
UR	–	URINAL
VT	–	VENT
VTR	–	VENT THROUGH ROOF
WC	–	WATER CLOSET
WCO	–	WALL CLEANOUT
WH	–	WATER HEATER
WM	–	WASHING MACHINE BOX

* SOME MAY NOT NECESSARILY APPLY TO THIS PROJECT

HARDWARE NOTES AND SPECIFICATIONS:

MISC HARDWARE

HOSE BIBS IN COMMON AREAS SHALL BE EQUAL TO T&S N. B-0720 SILL FAUCET WITH VACUUM BREAKER WITH POLISHED CHROME FINISH. HOSE BIBBS IN MECHANICAL, MAINTENANCE, AND JANITORIAL AREAS SHALL BE T&S NO. B-0736-RGH SILL FAUCET WITH VACUUM BREAKER WITH ROUGH CHROME PLATED FINISH. MOUNT HOSE BIBBS 18" ABOVE FINISHED GRADE OR FLOOR. PROVIDE HOSE BIBBS AS LISTED OR UNLESS OTHERWISE NOTED ON THE PLUMBING FIXTURE SCHEDULE.

TEMPERATURE GAUGES (UNLESS PART OF OEM PRODUCTS) ARE TO BE RED ALCOHOL LIQUID TYPE WITH BLACK ON WHITE MARKS.

THE WATER HEATER PAN DRAIN SHALL BE MADE OF ALUMINUM WITH A 1" CPVC DRAIN LINE AS MANUFACTURED BY OATEY.

ANY PUMPS OR EQUIPMENT THAT REQUIRE LUBRICATION SHALL BE INSTALLED SO THAT THE LUBRICATION POINTS ARE ACCESSIBLE. THE PLUMBING CONTRACTOR SHALL PROVIDE TO THE OWNER THREE COPIES OF A TYPED LIST OF ALL LUBRICANTS REQUIRED FOR INSTALLED EQUIPMENT, THE LOCAL SUPPLIER, AND A LUBRICATION SCHEDULE PRIOR TO THE COMPLETION OF THE JOB.

PLUMBING CONTRACTOR SHALL VERIFY EXACT LOCATION OF ALL BATHTUB DRAIN PENETRATION WITH MANUFACTURER PRIOR TO INSTALLATION.

THE PLUMBING CONTRACTOR SHALL FURNISH ACCESS PANELS FOR THE ACCESS TO CONCEALED VALVES, P-TRAPS, CLEANOUTS, WATER HAMMER ARRESTERS, UNIONS, AND OTHER DEVICES REQUIRING SERVICE AND OR ACCESS. EACH ACCESS PANEL SHALL BE PROPERLY SIZED, BUT IN NO CASE LESS THAN 12 INCHES BY 12 INCHES, TO ADEQUATELY SERVICE AND MAINTAIN THE SYSTEM. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION OF ACCESS PANELS AND ANY REQUIRED PAINTING SHALL BE DONE BY THE PAINTING CONTRACTOR. (COLOR TO MATCH SURROUNDING FINISH, COORDINATE WITH ARCHITECT)

INTERIOR WALL ACCESS PANELS SHALL BE AS MANUFACTURED BY MIFAB "UA" OR EQUAL WITH 14 GAGE SATINCOAT STEEL DOOR AND 16 GAGE SATINCOAT STEEL FRAME. EXTERIOR WALL ACCESS PANELS SHALL BE STAINLESS STEEL.

INTERIOR CEILING ACCESS PANELS IN PLASTERED OR NON-LIFT OUT TYPE ACOUSTICAL TILE CEILING SHALL BE AS MANUFACTURED BY MIFAB "CAD" OR EQUAL WITH 14 GAGE SATINCOAT STEEL DOOR AND 16 GAGE SATINCOAT STEEL FRAME. THE DOOR PANEL IS RECESSED ⅝" TO ALLOW THE INSERTION OF VARIOUS TYPES OF MATERIALS TO MATCH THE EXISTING. EXTERIOR CEILING ACCESS PANELS SHALL BE STAINLESS STEEL.

WASHING MACHINE BOX SHALL BE EQUAL TO SIOUX CHIEF "OX BOX" NO. 696-2313MF FOR COPPER PIPING AND NO. 696-2313CF FOR CPVC PIPING. UNLESS OTHERWISE NOTED ON THE PLUMBING FIXTURE SCHEDULE.

ALL WATER CLOSET, LAVATORY AND SINK STOPS, SUPPLIES, AND RISERS SHALL BE BRASSCRAFT OR EQUAL AND SHALL HAVE A CHROME PLATED FINISH, CONCEALED LAVATORIES MAY HAVE ROUGH FINISH.

ALL EXPOSED P-TRAPS SHALL BE CAST BRASS J-BEND WITH CHROME PLATED FINISH. CONCEALED TRAPS MAY BE PVC IN ALL AREAS.

HANGERS

PIPE HANGERS AND SUPPORTS SHALL BE INSTALLED ACCORDING TO THE 2020 FLORIDA BUILDING CODE, SECTION 308 PIPING SUPPORT AND TABLE 308.5 FOR HANGER SPACING.

FOR CONCEALED PIPING – FOR PIPING 4" AND LESS HANGERS SHALL BE GALVANIZED STEEL, ADJUSTABLE SWIVEL RING. PIPING GREATER THAN 4" HANGERS SHALL BE GALVANIZED STEEL ADJUSTABLE CLEVIS HANGERS. PIPING IN EXPOSED AREAS HANGERS SHALL BE STAINLESS STEEL. FOR NON-INSULATED COPPER PIPING HANGERS SHALL BE COPPER PLATED. FOR INSULATED PIPING HANGERS SHALL HAVE A INSULATION PIPE SHIELD.

PIPE CLAMPS FOR UNIT CPVC WATER PIPING 3/4" AND LESS SHALL BE EQUAL TO LSP PRODUCTS GROUP "STUB-OUT AND PIPE SECURE KITS".

FOR PIPING UP TO 2", 3/8" THREADED ROD SHALL BE USED. FOR PIPING LARGER THAN 2", 1/2" THREADED ROD SHALL BE USED. FOR EXPOSED PIPING THREADED ROD SHALL BE STAINLESS STEEL.

HANGING FROM CONCRETE DECK SHALL BE DONE WITH THE APPROPRIATE EXPANSION BOLT.

ALL HANGERS ARE TO BE INSTALLED PLUMB, AND PIPING SHALL BE HUNG SO THAT THE LOAD IS AXIAL ONLY. HANGERS SHALL BE HUNG SO THAT PIPING IS ON A STRAIGHT LINE.

BEAM CLAMPS AND OR BRACKETS ARE TO BE STAMPED AND NOT CAST. PLUMBING CONTRACTOR RESPONSIBLE FOR INSTALLING THE APPROPRIATE CLAMP CORRESPONDING TO THE BEAM, CHANNEL, OR JOIST IT CONNECTS TO.

HORIZONTAL STORM AND WASTE PIPING SHALL BE HUNG TO PREVENT MOVEMENT IN ANY DIRECTION. SUPPORTS SHALL BE WITHIN 18 INCHES OF THE COUPLING JOINT AT 10 FOOT INTERVALS FOR 10 FOOT PIPE LENGTHS AND AT 5 FOOT INTERVALS FOR 5 FOOT PIPE LENGTHS. HANGERS SHALL BE PROVIDED AT EACH HORIZONTAL BRANCH CONNECTION, AND NO FURTHER THAN 18 INCHES FROM THE COUPLING.

TRAPS, TRAPARMS, CLOSET BENDS AND SIMILAR BRANCHES CAN BE SUPPORT BY PIPE STRAP WHERE APPROVED BY ENGINEER.

ALL PIPE HANGERS AND SUPPORTS SHALL BE EQUAL TO ANVIL INTERNATIONAL OR TOLCO BY NIBCO.

PLUMBING PIPING LEGEND

— — UGW — —	UNDERGROUND GREASE PIPING
——— - ———	COLD WATER PIPING
— — USS — —	UNDERGROUND SANITARY SEWER PIPING

CRAWFORD, WILLIAMS ENGINEERING, Inc.
CA 7029
MECHANICAL
ELECTRICAL
PLUMBING
& FIRE
6989 PROFESSIONAL PKWY. E.
SARASOTA, FLORIDA 34240
tel (941) 907-0103 fax (941) 907-0152

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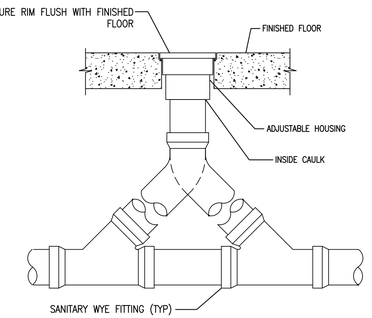
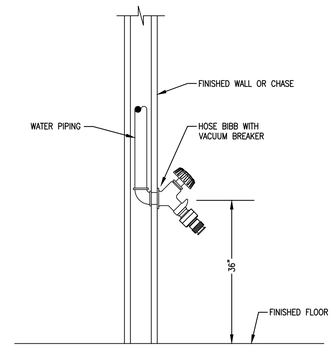


TWO-WAY CLEANOUT DETAIL
N.T.S.



HOSE BIBB DETAIL
N.T.S.

PLUMBING EQUIPMENT SCHEDULE

LTR	DESCRIPTION	MANUFACTURER	CATALOG NO.	PIPE SIZES					ELEC				OTHER
				CW	HW	TRAP	SAN*	VT	VOLT	PH	AMPS	HP	
HB	HOSE BIBB	WOODFORD	24	1/2"	–	–	–	–	–	–	–	–	ANTI SIPHON WALL FAUCET. INCLUDE WOODFORD MB24-1/2-K MODULAR BOX

1 PLUMBING NOTES, SCHEDULES & DETAILS
SCALE: NOT TO SCALE

GLG ARCHITECTS, LLC
5850 DEACON RD.
SARASOTA, FL 34238
(941) 465-0549
GIOVANNI@ARCSBC.COM
LICENSE #AR98632

SEAL
WILLIAM SCOTT CRAWFORD LICENSE No.39436 STATE OF FLORIDA PROFESSIONAL ENGINEER
WM. SCOTT CRAWFORD
P.E. 39436

TO THE BEST OF THE ENGINEER'S KNOWLEDGE, SAID PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 633, FLORIDA STATUTES

A NEW SHELL BUILDING FOR: BUILDING 1

MAIN CITY PLAZA

604 2ND STREET EAST
BRADENTON, FLORIDA 34208

REVISIONS

DRAWN BY:	ACS
CHECKED BY:	WSC
FILE:	
PROJECT NO:	
DATE:	07.22.25
ISSUE	DATE

PLUMBING NOTES, SCHEDULES & DETAILS

P2.00

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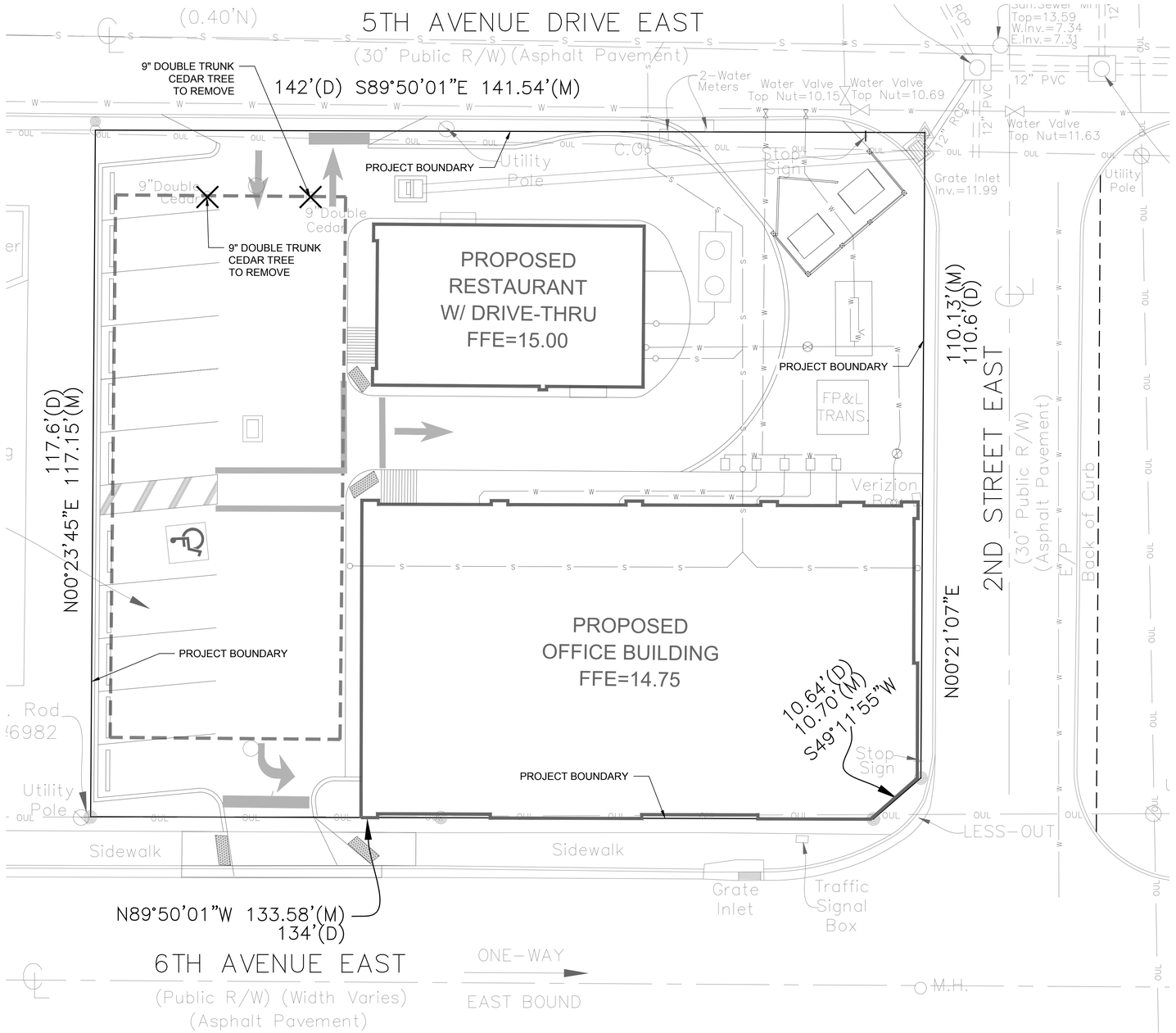
TREE PROTECTION - REMOVAL LEGEND

EXISTING TREE OR PALM TO BE REMOVED

	REQUIRED REPLACEMENT TREES	QTY	TOTAL
SIGNIFICANT TREES	(2) 8" - 30" TREES REMOVED - REPLACE W/2"	2 @ 2:1	4
	TOTAL NUMBER OF INCHES REQUIRED 4X2 = 8 INCHES		

APPLICANT IS RESPONSIBLE FOR ALL COSTS ASSOCIATED WITH PLANTING MITIGATION TREES AS APPROVED AND REQUIRED MAINTENANCE EXPENSES TO INSURE THAT THE MITIGATION TREES SURVIVE FOR THE FIRST YEAR. AFTER FINAL C.O. APPLICANT IS REQUIRED TO REPLACE ANY MITIGATION TREES THAT EXPIRE DURING THE FIRST YEAR AFTER C.O. WITH THE SAME TREE SPEC. AND SIZE AS ORIGINAL SPECIFIED.



0 10 20

FULL SIZE (22"X34") SCALE : 1"=10'
HALF SIZE (11"X17") SCALE : 1"=20'

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SITE DEVELOPMENT PLANS FOR:

MAIN CITY PLAZA

BRADENTON, FL

PROJECT NO.	2025-14
SCALE	AS SHOWN
DATE	04-03-2025
DRAWN BY	JA
ISSUED	04-03-2025

REVISIONS

NO.	DESCRIPTION	INIT.	NO.	DESCRIPTION	INIT.

PHILLIP J. SMITH RLA #1096

dwja LANDSCAPE ARCHITECTS
DAVID W. JOHNSTON ASSOCIATES
1717 SECOND STREET, SUITE A • SARASOTA, FL 34236 • (941) 366-3159

TREE PROTECTION & REMOVAL PLAN

L-01

ACAD DWG

GENERAL NOTES:

1. All areas not planted or mulched shall be sodded with solid Argentine Bahia Sod. (This includes the entire R.O.W. adjacent to this property.)
2. All plant material proposed is native OR drought tolerant as required by code.
3. Concrete curbs 6" high shall be provided to protect all required landscaping.
4. The owner is required to provide an adequate maintenance program for all newly planted material by hand watering , pruning, cultivating, fertilizing as necessary for healthy growth establishment. The owner is required to maintain all plant material in perpetuity.
5. This plan illustrates general landscape intent to meet required code. This plan may be modified based on final construction plan development. Modifications shall be submitted prior to implementation.
6. A 100% coverage automatic irrigation system shall be installed. Plans for the automatic irrigation system will be submitted prior to building permit issuance. The Water source is potable.
7. a. There shall be 3' minimum clearance from landscape plants and the edge of the meter slab for meters less than 3" and 6' for meters larger than 3", and for fire line backflow prevention assemblies. b. There shall be 10' minimum clearance between trees and meter assemblies, meter assembly slabs, and fire line backflow prevention assemblies. c. There must be a clearance of 7.5' minimum from the front and both sides, and 4' to the rear of all fire hydrants and above grade obstructions including posts, fences, trees, etc. d. Street side of meter assemblies and fire line backflow prevention assemblies shall remain open and free of landscaping. e. Trees shall not be planted or located within 10 feet of any potable water main, reclaimed water main, sanitary force main, gravity sanitary sewer main, sanitary cleanouts, or potable/reclaimed/force main appurtenances such as meters, hydrants, backflow prevention assemblies, etc. that are owned and maintained by Manatee County. An approved root barrier shall be used where trees are planted closer than 10 feet.

WEST BUFFER

±117 LF LANDSCAPE BUFFER STRIP 10' WIDTH REQ'D			
1 CANOPY TREE PER 75 L.F.			
	CALCULATION	REQUIRED	PROVIDED
CANOPY TREES	117/75	2	2

CODE SCHEDULE 4.1-4.4 INTERIOR LANDSCAPE

11 PARKING SPACES THAT DO NOT ABUT PERIMETER BUFFER LANDSCAPING - 10 SF OF INTERIOR LA REQUIRED FOR EACH SPACE = 11 X10 = 110 SF REQUIRED

PAVEMENT NOT USED FOR PARKING TOTAL 6901 - 10 SF OF INTERIOR LA REQUIRED FOR EACH 500 SF 6901 / 500 = 13.8 X 10 = 138 SF REQUIRED

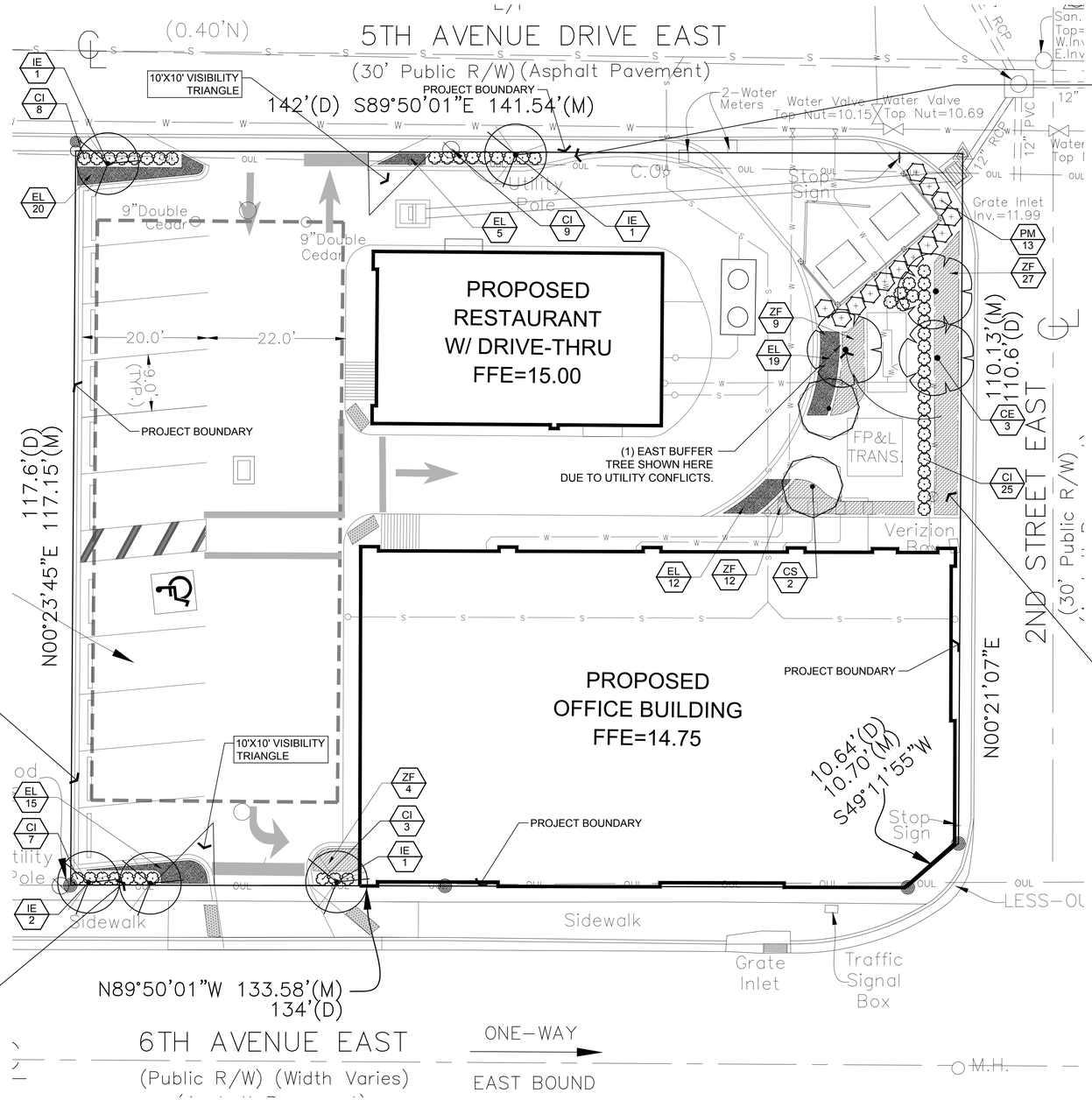
TOTAL SF REQUIRED IS 110 +138 = 248 SF
1 TREE FOR EACH 200 SF = 248 / 200 = 2 TREES REQUIRED

TOTAL PROVIDED = 299 SF AND 2 CANOPY TREES

SOUTH BUFFER

±117 LF LANDSCAPE BUFFER STRIP 10' WIDTH REQ'D - OVERHEAD POWER LINES			
1 CANOPY TREE PER 50 L.F. AND A 2' HIGH OPAQUE BUFFER			
	CALCULATION	REQUIRED	PROVIDED
CANOPY TREES	117/50	3	3
2' HIGH HEDGE		YES	*YES

* HEDGE PROVIDED WHERE SPACE ALLOWS.
** TOTAL LF EXCLUDES DRIVEWAY.



NORTH BUFFER

±99 LF LANDSCAPE BUFFER STRIP 10' WIDTH REQ'D - OVERHEAD POWER LINES			
1 CANOPY TREE PER 50 L.F. AND A 2' HIGH OPAQUE BUFFER			
	CALCULATION	REQUIRED	PROVIDED
CANOPY TREES	99/50	2	2
2' HIGH HEDGE		YES	*YES

* HEDGE PROVIDED WHERE SPACE ALLOWS
** TOTAL LF EXCLUDES DRIVEWAY AND ROADWAY CORNER.

FOUNDATION LANDSCAPING REQUIREMENTS			
100 SQ FT PER 1500 OF PROPOSED GROUND FLOOR AREA BUILDING = 6,271 SQ FT			
CALCULATION		REQUIRED	PROVIDED
6,271/ 1500 = 4.18	4.18 X 100 =	418 SQ FT	*

* FOUNDATION PLANTINGS NOT PROVIDED DUE TO LACK OF SPACE.

EAST BUFFER

±110 LF LANDSCAPE BUFFER STRIP 10' WIDTH REQ'D			
1 CANOPY TREE PER 50 L.F. AND A 2' HIGH OPAQUE BUFFER			
	CALCULATION	REQUIRED	PROVIDED
CANOPY TREES	110/50	3	3
2' HIGH HEDGE		YES	*YES

* HEDGE PROVIDED WHERE SPACE ALLOWS

0 10 20
FULL SIZE (22"X34") SCALE : 1"=10'
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PROJECT NO.	2025-14
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ISSUED	04-03-2025

REVISIONS

NO.	DESCRIPTION	INIT.	NO.	DESCRIPTION	INIT.

PHILLIP J. SMITH RLA #1096

dwja LANDSCAPE ARCHITECTS
DAVID W. JOHNSTON ASSOCIATES
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PLANTING PLAN
L-02

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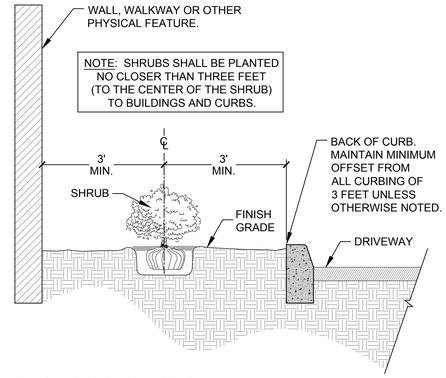
PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL / COMMON NAME	CONT	CAL	SIZE		QTY
TREES							
	CE	Conocarpus erectus / Green Buttonwood Standard	45 gal	3"Cal	12` x 5` Spr.		3
	CS	Conocarpus erectus sericeus / Silver Buttonwood Standard	45 gal	3"Cal	12` x 5` Spr.		2
	IE	Ilex x attenuata `Eagleston` / Eagleston Holly Standard	65 gal	3"Cal	12` x 5` Spr.		5
SYMBOL	CODE	BOTANICAL / COMMON NAME	CONT	HT. X SPR.		SPACING	QTY
SHRUBS							
	CI	Chrysobalanus icaco `Red Tip` / Red Tip Cocoplum	3 gal	2` x 2`		24" o.c.	52
	PM	Podocarpus macrophyllus / Podocarpus	3 gal	2` x 2`		36" o.c.	13
SYMBOL	CODE	BOTANICAL / COMMON NAME	CONT			SPACING	QTY
SHRUB AREAS							
	ZF	Zamia floridana / Coontie Palm 2` x 2`	7 gal			30" o.c.	52
GROUND COVERS							
	EL	Ernodea littoralis / Golden Creeper 8" x 18" spr. 30" from road edge on road side and sidewalk Stagger spacing	1 gal			18" o.c.	71



SHRUB SPACING DETAIL
NOT TO SCALE

NOTE: ALL PLANT SIZES INDICATED ARE MINIMUMS. ALL PARTS OF THE SPECIFICATION INCLUDING CALIPER SIZES MUST BE MET AT INSTALLATION. **SUBSTITUTIONS MUST BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION (CALL 941-366-3159)**

TOTAL INCHES INSTALLED XXXX

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REVISIONS

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1717 SECOND STREET, SUITE A • SARASOTA, FL 34236 • (941) 366-3159

PLANT SCHEDULE

L-03

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LANDSCAPE NOTES:

1. ALL NEW PLANT MATERIALS USED SHALL CONFORM TO THE STANDARDS FOR FLORIDA NO. 1 OR BETTER AS ESTABLISHED IN "GRADES AND STANDARDS FOR NURSERY PLANTS" PART I AND PART II STATE OF FLORIDA DEPARTMENT OF AGRICULTURE. ALL PLANT SIZES INDICATED ARE MINIMUMS. ALL PARTS OF THE SPECIFICATION INCLUDING CALIPER SIZES MUST BE MET AT INSTALLATION.
2. INSTALLATION OF WORK SHALL BE COORDINATED WITH OTHER CONTRACTORS IN SUCH A MANNER AS TO ALLOW FOR A SPEEDY AND ORDERLY COMPLETION OF ALL WORK ON THE SITE.
3. CONTRACTORS ARE ADVISED TO REFER TO THE CONTRACT DOCUMENTS, AND PLAN SHEETS FOR A MORE DETAILED DISCLOSURE OF PERFORMANCE STANDARDS AND REQUIREMENTS.
4. THE CONTRACTOR IS CAUTIONED TO BE AWARE OF UNDERGROUND UTILITIES. PRIOR TO EXCAVATION, THE CONTRACTOR SHALL CHECK WITH THE JOB SITE SUPERINTENDENT, SUNSHINE ONE, AND MANATEE COUNTY UTILITIES FOR LOCATION OF ALL UTILITIES A MINIMUM OF 48 HOURS BEFORE BEGINNING WORK.
5. ALL SOD SHALL BE ARGENTINE BAHIA UNLESS OTHERWISE NOTED ON PLANTING PLAN OR SOD PLAN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISH GRADING IN SOD AREAS. HAND RAKE PRIOR TO INSTALLING SOD. CONTRACTOR TO CUT AND MATCH IN ALL NEW SOD TO EXISTING SOD. STAGGER AND KICK ALL JOINTS TIGHT. ALL SOD TO BE ROLLED IMMEDIATELY AFTER INSTALLATION.
6. CONTRACTOR SHALL APPLY MINIMUM 2 APPLICATIONS OF ROUNDUP HERBICIDE (OR APPROVED EQUAL) ON EXISTING TURF WHERE IT IS REQUIRED TO BE REMOVED FOR PLANTING. ROUNDUP MUST BE SPRAYED PRIOR TO COMMENCING ANY GRADING OPERATIONS. CONTRACTOR SHALL REVIEW TURF KILL WITH LANDSCAPE ARCHITECT OR OWNER REPRESENTATIVE FOR APPROVAL. ALL HERBICIDES MUST BE APPLIED BY LICENSED APPLICATORS PER MANUFACTURERS RECOMMENDED RATES AND INSTRUCTIONS. POST ALL APPLICATIONS. PLANTING IN WEED INFESTED SOIL IS NOT ACCEPTABLE
7. ANY EXCESS SOIL OR DEBRIS FROM CONSTRUCTION SHALL BE REMOVED FROM THE SITE AND TAKEN TO THE COUNTY LAND FILL OR OTHER LOCATION AS APPROVED.
8. MULCH ALL NEW PLANTING WITH MIN. 3" (OR AS NOTED OTHERWISE ON PLAN) OF RECYCLED MELALEUCA MULCH.
9. THE LANDSCAPE CONTRACTOR SHALL HAND WATER ALL PLANT MATERIAL AS REQUIRED THE LANDSCAPE CONTRACTOR SHALL BE LIABLE FOR REPLACING TREES AND SHRUBS EXPERIENCING TRANSPLANT SHOCK DUE TO LACK OF WATER AT ANY TIME DURING THE COURSE OF LANDSCAPE INSTALLATION.
10. ALL TREES AND PALMS WITHIN SOD AREAS SHALL BE MULCHED WITH 4' MIN. DIAMETER RING 3" DEEP STAKES WHENEVER POSSIBLE SHALL BE WITHIN MULCH RINGS.
11. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL OF ALL EXISTING SOD, DEBRIS, WEEDS, AND HANDWORK UNDER EXISTING TREES IN PREPARATION FOR ANY PLANTING.
12. CONTRACTOR SHALL REPAIR ANY AREAS DISTURBED DURING THE COMPLETION OF WORK INCLUDING RESODDING OF IRRIGATION TRENCHES AND PLANTING PITS RESULTING FROM MATERIAL RELOCATIONS.
13. THE LANDSCAPE CONTRACTOR SHALL INCORPORATE TERRA-SORB INTO ALL PLANTING PITS AS PER MANUFACTURERS RECOMMENDATIONS. TERRA-SORB MANUFACTURED BY INDUSTRIAL SERVICES INTERNATIONAL, INC., BRADENTON, FLORIDA; (800) 227-6727
14. CONTRACTOR SHALL STAKE ALL TREES AS PER DETAILS.
15. ALL PLANT MATERIAL SHALL BE FERTILIZED ACCORDING TO THE FERTILIZATION CHART.
16. CONTRACTOR IS RESPONSIBLE FOR RESTORING ALL DISTURBED AREAS CREATED BY THE CONSTRUCTION. THIS SHALL INCLUDE ALL SOD AND HAND RAKING TO RESTORE A SMOOTH UNIFORM SURFACE. ALSO REMOVAL OF ANY DEBRIS ENCOUNTERED OR CREATED FROM CONSTRUCTION OPERATIONS. ANY MATERIAL REMOVED FROM THE SITE SHALL BE TAKEN TO A SANITARY LANDFILL OR OTHER APPROVED LOCATION.
17. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS PRIOR TO COMMENCING ANY WORK.
18. THE 90-DAY MAINTENANCE PERIOD SHALL BEGIN ONCE SUBSTANTIAL COMPLETION HAS BEEN MADE AND AGREED TO BY THE OWNER.
19. FINAL ACCEPTANCE WILL OCCUR AFTER THE OWNER HAS ACCEPTED THE JOB AFTER THE 90-DAY MAINTENANCE PERIOD.
20. AN AUTOMATIC IRRIGATION SYSTEM WILL BE INSTALLED TO PROVIDE 100% COVERAGE ON ALL NEW PLANT MATERIAL.
21. MYCOR-TREE AS MANUFACTURED BY PLANT HEALTH CARE, INC. (1-800-421-9501) SHALL BE MIXED INTO THE UPPER 10" OF BACKFILL OR SOIL MEDIA AT THE TIME OF PLANTING AND WATERED IN COMPLETELY AFTER USE. INSTALLATION SHALL BE AS FOLLOWS:
    INSTALL 1 - 3 OUNCE PAK PER INCH CALIPER FOR TREE OF PALM.
    INSTALL 1 - 1 OUNCE APPLICATION FOR ALL 3 GALLON CONTAINER MATERIAL.
    INSTALL 1 - 5 GRAM APPLICATION FOR ALL 1 GALLON MATERIAL.

MAINTENANCE PROGRAM:

UPON SUBSTANTIAL COMPLETION AS DEEMED TRUE BY THE OWNER, A MAINTENANCE PROGRAM FOR ALL PLANT MATERIAL AND IRRIGATION SHALL COMMENCE AND CONTINUE FOR NINETY (90) DAYS.

PLANTING:

A. THE CONTRACTOR SHALL MAINTAIN ALL NEWLY PLANTED MATERIALS BY WATERING, PRUNING, CULTIVATING, FERTILIZING, AND WEEDING AS REQUIRED FOR HEALTHY GROWTH AND WEED FREE PLANTING BEDS OR SAUCERS.
B. RESTORE PLANTING SAUCERS, TIGHTEN AND REPAIR STAKES, RESET TREES OR PALMS TO PROPER GRADE OR VERTICAL POSITION AS REQUIRED.
C. SPRAY MATERIAL AS REQUIRED TO KEEP FREE FROM INSECTS AND DISEASE.

IRRIGATION:

A. MAINTAIN THE INSTALLED IRRIGATION SYSTEM IN AN OPERABLE CONDITION AT ALL TIMES.
B. CHECK FOR LINE BREAKS AND CLEAN BUBBLERS OF DEBRIS SO THAT THEY PROVIDE UNIFORM WATER DISTRIBUTION AT ALL TIMES.

REPORTS:

A. PROVIDE BIWEEKLY REPORTS DETAILING MAINTENANCE WORK COMPLETED AND OTHER PERTINENT INFORMATION. REPORT SHALL BE SUBMITTED TO THE OWNER WITH COPIES TO THE LANDSCAPE ARCHITECT.

ALL PLANTINGS SHALL BE FERTILIZED WITH AGRIFORM 20-10-15 PLANTING TABLETS AT THE TIME OF INSTALLATION AND PRIOR TO COMPLETION OF BACKFILLING. AGRIFORM PLANTING TABLETS SHALL BE PLACED UNIFORMLY AROUND THE ROOT MASS AT THE DEPTH THAT IS BETWEEN THE MIDDLE AND THE BOTTOM OF THE ROOT MASS.

21 GRAM TABLET						10 GRAM TABLET	10 GRAM TABLET
1 GALLON CAN PLANTS	3 GALLON CAN PLANTS	5 GALLON CAN PLANTS	7 GALLON CAN PLANTS	LARGE TREES OR B & B TREES	MATURE PALMS	WELL ROOTED LINERS	SMALL GROUNDCOVERS OR PERENNIALS
1 TABLET	2 TABLETS	3 TABLETS	4 TABLETS	TREES: 5 TABLETS/EA. 1/2" OF CALIPER SHRUBS: 1 TABLET FOR EA. 1' OF HEIGHT	10 TABLETS PER PALM	1 TO 2 TABLETS EACH	1 TABLET EACH

AGRIFORM 20-10-5 PLANTING TABLETS AS MANUFACTURED BY:
SIERRA CHEMICAL COMPANY
1001 YOSEMITE DRIVE
MILPITAS, CA 95035

NOTE: LANDSCAPE ARCHITECT MAY MAKE A RANDOM SAMPLING OF PLANT PITS TO DETERMINE THE UNIFORMITY OF APPLICATION.

NOTE:

1. THIS CONTRACT IS SUBJECT TO THE RULES AND REGULATIONS OF GRADES AND STANDARDS FOR NURSERY PLANTS AS PUBLISHED BY THE DIVISION OF PLANT INDUSTRY, FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES.
2. ALL PLANTS NOT LISTED IN GRADES AND STANDARDS FOR NURSERY PLANTS, PUBLISHED BY THE DIVISION OF PLANT INDUSTRY, SHALL CONFORM TO A FLORIDA NO. 1 AS TO: 1. HEALTH AND VITALITY, 2. CONDITION OF FOLIAGE, 3. ROOT SYSTEM, 4. FREEDOM FROM PEST OR MECHANICAL DAMAGE, 5. HEAVILY BRANCHED AND DENSELY FOLIATED ACCORDING TO THE ACCEPTED NORMAL SHAPE OF THE SPECIES OR SPORT.
3. AT THE CONCLUSION OF THIS PLANTING, IF THE LANDSCAPE ARCHITECT OR OWNER HAS REASON TO BELIEVE THAT THE PLANTS ARE NOT OF THE SPECIFIED GRADE, HE WILL REQUEST A REGRADING INSPECTION BY THE DIVISION OF PLANT INDUSTRY, AND SUCH EVIDENCE WILL BE THE BASIS FOR REQUESTING REPLACEMENT OF PLANTS AND FOR LEGAL OR OTHER ACTION TAKEN BY THE DIVISION OF PLANT INDUSTRY ACCORDING TO LAW, SHOULD THIS BECOME NECESSARY.

IMPORTANT NOTE:

ALL TREES, PALMS AND B&B MATERIAL SHALL BE PLANTED AS FOLLOWS:

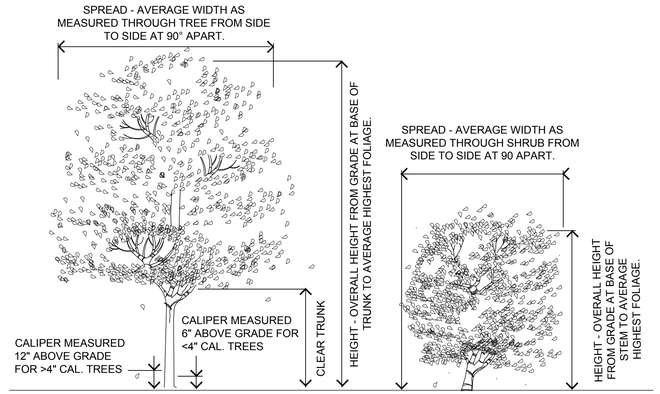
1. DIG HOLE.
2. SPRINKLE TERRASORB EVENLY OVER BACKFILL SOIL NEXT TO HOLE SO THAT TERRASORB WILL THOROUGHLY MIX WITH SOIL DURING BACKFILLING OPERATIONS.
3. BACKFILL WITH 4" OF SOIL AND PREPARE SHELF FOR ROOTBALL TO SET ONTO.
4. PLACE ROOTBALL IN HOLE AND STRAIGHTEN TREE.
5. BACKFILL 25% OF DEPTH. WATER AND TAMP IN WHILE MAINTAINING THE STRAIGHTENED TREE.
6. BACKFILL TO 50% DEPTH. WATER AND TAMP IN WHILE MAINTAINING THE STRAIGHTENED TREE.
7. BACKFILL TO 75% DEPTH. WATER AND TAMP IN WHILE MAINTAINING THE STRAIGHTENED TREE.
8. BACKFILL THE REST AND THOROUGHLY WATER IN TREE MAKING SURE THE TRUNK IS DIRECTLY PERPENDICULAR TO THE FINISHED GRADE.

NOTE:

ANY DEVIATION FROM THE ABOVE PROCESS WILL NOT BE CONSIDERED AS PER INDUSTRY STANDARDS AND WILL BE CAUSE FOR REJECTION OF THE WORK.

FERTILIZATION - TREES, SHRUBS AND GROUNDCOVERS

NOT TO SCALE

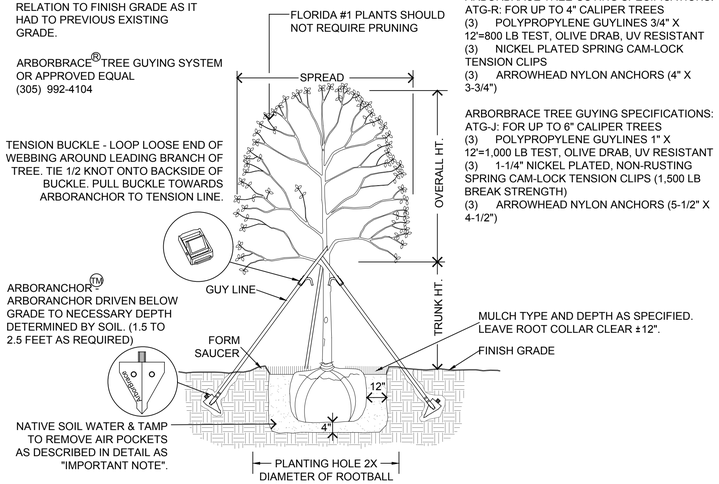


TREES WITH SHARP 'V' SHAPED BRANCHING AT THE TRUNK SHALL NOT BE ACCEPTED.

REFER TO SPECIFICATIONS FOR OTHER NOMENCLATURE, ABBREVIATIONS AND QUALITY REQUIREMENTS.
EXAMPLES:
HEIGHT x SPREAD
HEIGHT x SPREAD - CALIPER

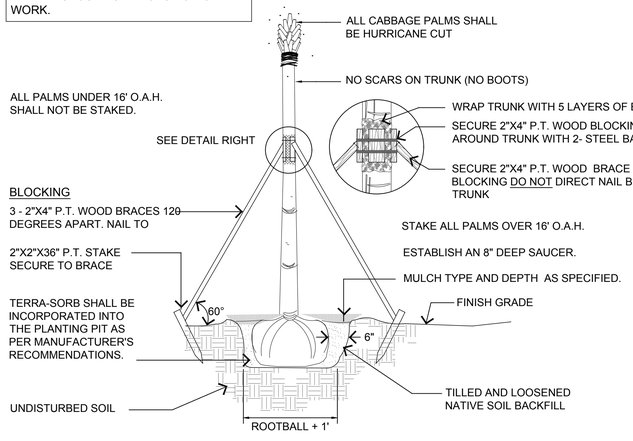
TREE AND SHRUB SIZING SPECIFICATION

NOT TO SCALE



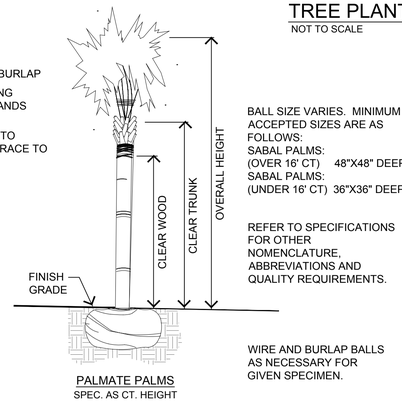
PALM PLANTING AND STAKING DETAIL

NOT TO SCALE



PALM SIZING SPECIFICATIONS

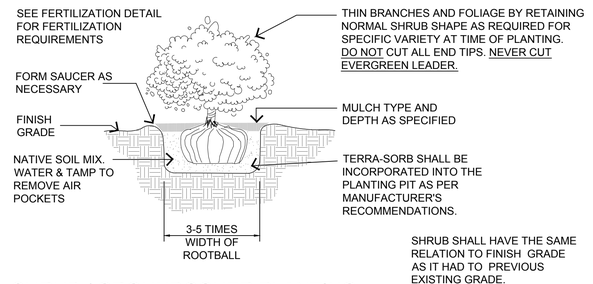
NOT TO SCALE



PALMATE PALMS
SPEC. AS CT. HEIGHT

TREE PLANTING, STAKING AND PRUNING

NOT TO SCALE



SHRUB / GROUNDCOVER PLANTING

NOT TO SCALE

SITE DEVELOPMENT PLANS FOR:

MAIN CITY PLAZA

BRADENTON, FL

PROJECT NO.	2025-14
SCALE	AS SHOWN
DATE	04-03-2025
DRAWN BY	JA
ISSUED	04-03-2025

REVISIONS

NO.	DESCRIPTION	INIT.	NO.	DESCRIPTION	INIT.

PHILLIP J. SMITH RLA #1096

dwja LANDSCAPE ARCHITECTS
DAVID W. JOHNSTON ASSOCIATES
1717 SECOND STREET, SUITE A • SARASOTA, FL 34236 • (941) 366-3159

PLANTING DETAILS

L-04

ACAD DWG

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DIVISION 2 - SITE WORK
SECTION 0221
FINISH GRADING

I. GENERAL

1. SCOPE
   1. FURNISH ALL LABOR, MATERIAL, AND EQUIPMENT NECESSARY TO SHAPE, MOLD, AND FINISH GRADE ALL FEATURES OF THE PROJECT.
      A. INCLUDE ALL KILLING REMOVAL OF VEGETATIVE GROWTH AND HAND WORK NECESSARY TO ESTABLISH FINISH GRADE INCLUDING UNDER ANY EXISTING TREES.
      B. KILL AND ELIMINATE ANY AND ALL UNWANTED VEGETATIVE GROWTH FROM TOPSOIL AND SUBSOIL BY APPROVED MEANS, AND BEFORE PLANTING.
      C. CONSTRUCT BERMS TO ELEVATIONS SHOWN, AND PERFORM ALL GRADING, INCLUDING ROUGH GRADING (2" +/-) BEFORE IRRIGATION INSTALLATION, AND FINISHED GRADING PRIOR TO PLANTING.
      D. LIGHTLY SCARIFY TOPSOIL INTO SURFACE OF SUBGRADE. REMOVE EXTRANEOUS MATTER MEASURING ONE INCH (1") OR LARGER IN ANY DIMENSION.
   2. MATERIAL SHALL INCLUDE FILL AND TOPSOIL APPROPRIATELY THROUGHOUT THE PROJECT.

II. EXECUTION

1. BERMS AND GRADED AREAS
   1. ALL BERMS AND GRADED AREAS SHALL BE BUILT IN ACCORDANCE WITH THE SITE DEVELOPMENT PLANS AND DETAILS. FINISH GRADING OPERATIONS SHALL BRING ALL BERMS AND GRADED AREAS TO A FINAL GRADE POSITION SO AS NOT TO INHIBIT POSITIVE DRAINAGE.
   2. THE SITE DEVELOPMENT PLANS SHOW EARTH BERM LOCATIONS. THE CONTRACTOR SHALL SUPPLY SUFFICIENT SECOND CUT CLEAN FILL MATERIAL TO PROVIDE A FINISH GRADE AS REPRESENTED ON THE PLANS. QUANTITIES OF SOIL GIVEN REPRESENT APPROXIMATE FINISH VOLUMES COMPACTED IN PLACE.
   3. BERMS SHALL BE SO SHAPED THAT THEIR LINES AND SLOPES WILL BLEND WITH THE SURROUNDING CONTOURS. THE MOUNDS AND VALLEYS OF THE BERMS SHALL BE SCULPTURED INTO SMOOTH UNDULATING SHAPES WITHOUT 'BIRD-BATHS'.
   4. IN ORDER TO DEVELOP AESTHETICALLY PLEASING BERMS, THE ARCHITECT RESERVES THE RIGHT TO MAKE MINOR ADJUSTMENTS IN SHAPE AND CONTOURING AT ANY TIME DURING CONSTRUCTION.
   5. FINISH GRADING OF BERMS SHALL BE DONE BY A WHEEL TRACTOR AND SHALL INVOLVE THE PUSHING AND BACK-BLADING OF SMALL AMOUNTS OF MATERIAL IN A REPETITIVE OPERATION.
   6. UNIFORMLY FINE GRADE AREAS WITHIN GRADING LIMITS INCLUDING TRANSITION AREAS. SMOOTH FINISHED SURFACE WITHIN SPECIFIED TOLERANCE (MINIMUM 3% SLOPE), COMPACT WITH UNIFORM LEVELS OR SLOPES BETWEEN POINTS WHERE ELEVATIONS ARE SHOWN, OR BETWEEN SUCH POINTS AND EXISTING GRADES.
   7. OBTAIN APPROVAL OF FINISHED GRADES BEFORE PROCEEDING WITH IRRIGATION, GRASSING AND PLANTING OPERATIONS. ELIMINATE IRREGULARITIES AND PONDING. LEAVE GRADE 1 1/2" BELOW CURB OR WALK.
   8. IF PLANTING AND MULCHING IS NOT COMMENCED IMMEDIATELY, PROTECT STOCKPILED OR SPREAD TOPSOIL FROM EROSION BY FORCE OR WIND, WATER, OR OTHER FORCE, RE-ESTABLISH ERODED, RUTTED, OR SETTLED GRADES TO PROPER FINISHED GRADE.
   9. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR REPAIRING, RE-GRADING, AND RE-SEEDING ANY AREAS COMPLETED BY THE GENERAL CONTRACTOR WHICH ARE DISTURBED BY THE WORK OF THIS CONTRACT.
   10. THE TILED AREAS SHALL BE SETTLED, FINE GRADED, AND RAKED TO MEET APPROVED FINISHED GRADE. COARSE SOIL LUMPS, ROCKS, ROOTS, WEEDS AND DEBRIS NOT PASSING THROUGH A HAND RAKE SHALL BE REMOVED FROM THE SURFACE. THE SURFACE SHALL BE SMOOTH, FIRM, AND OF FINE TEXTURE IMMEDIATELY BEFORE SODDING.

III. INSPECTION AND APPROVAL

1. INSPECTION
   1. ALL FINISH GRADING OPERATIONS SHALL BE SUBJECT TO REGULAR INSPECTIONS BY THE ARCHITECT. BECAUSE THE CONTOURING OF THE PROJECT IS ESSENTIAL TO AN AESTHETICALLY PLEASING DEVELOPMENT THE ARCHITECT MAY MAKE MINOR ALTERATIONS DURING THE FINISH GRADING OPERATIONS.
2. APPROVAL
   1. ALL FINISH GRADING OPERATIONS SHALL BE SUBJECT TO THE APPROVAL OF THE ARCHITECT PRIOR TO BEGINNING THE INSTALLATION OF THE IRRIGATION SYSTEM. POSITIVE DRAINAGE IS A FUNCTION OF FINISH GRADING AND WILL BE GUARANTEED BY THE CONTRACTOR. FOLLOWING THE INSTALLATION AND BACKFILLING OF THE IRRIGATION SYSTEM A DRAINAGE CHECK MAY BE CONDUCTED BY NATURAL OR MAN MADE CIRCUMSTANCES. ANY POSITIVE DRAINAGE FAULTS WILL BE CORRECTED AND A NEW FINISH GRADE ESTABLISHED.

END SECTION 2-0221

DIVISION 2 - SITE WORK
SECTION 0270
LANDSCAPE - GENERAL

I. SCOPE:
1. THE WORK EMBRACED UNDER THIS CONTRACT INCLUDES SUPPLYING AND PLACING OF ALL MATERIALS AS LISTED IN THE SPECIFICATIONS AND ON THE PLANS IN ACCORDANCE WITH SOUND INDUSTRY PRACTICE. ALL LABOR, EQUIPMENT, TOOLS, PLANT MATERIAL AND MISCELLANEOUS ITEMS CALLED FOR HEREIN OR REQUIRED FOR SATISFACTORY COMPLETION OF THE WORK, SHALL BE FURNISHED AND INSTALLED BY THE CERTIFIED LANDSCAPE CONTRACTOR OR LICENSED IRRIGATION SUBCONTRACTOR.
2. CONTRACTORS SHALL BE RESPONSIBLE FOR SECURING ALL NECESSARY LICENSES AND PERMITS, AND SHALL COMPLY IN ALL WAYS WITH FEDERAL, STATE AND LOCAL CODES.

II. INVESTIGATION OF SITE:
1. ALL BIDDERS SHALL PERSONALLY EXAMINE THE SITE AND FULLY ACQUAINT THEMSELVES WITH ALL EXISTING CONDITIONS IN ORDER THAT NO MISUNDERSTANDING MAY ARISE AS TO THE CHARACTER OR AS TO THE EXTENT OF THE WORK TO BE DONE; AND LIKEWISE, IN ORDER TO FULLY AND ACQUAINT THEMSELVES WITH ALL PRECAUTIONS TO BE TAKEN IN ORDER TO AVOID INJURY TO PERSONS AND PROPERTY.
2. THE CONTRACTOR SHALL DETERMINE BY SITE INVESTIGATION ANY NECESSARY WORK NOT SPECIFICALLY CALLED FOR, BUT, NECESSARY TO SATISFACTORILY COMPLETE THE WORK. NO ADDITIONAL COMPENSATION WILL BE GRANTED BECAUSE OF ANY DIFFICULTIES WHICH MAY BE ENCOUNTERED ON THE SITE IN THE EXECUTION OR MAINTENANCE OF ANY PORTION OF THE WORK IF NOT IDENTIFIED AT THIS TIME.
3. ANY DAMAGES TO UNDERGROUND OR ABOVE GROUND UTILITIES OR TO ANY PROPERTY OF THE OWNER OR OTHER CONTRACTOR SHALL BE REPAIRED OR REPLACED IMMEDIATELY AT THE RESPONSIBLE CONTRACTOR'S EXPENSE.
4. ANY DAMAGE CAUSED TO UNDERGROUND INSTALLATIONS OF ANOTHER CONTRACTOR SHALL BE BACK CHARGED TO THAT CONTRACTOR IF SUCH INSTALLATIONS ARE NOT LOCATED IN ACCORDANCE WITH PLANS.

III. QUALIFICATIONS:
1. ALL LANDSCAPE AND IRRIGATION CONTRACTORS WISHING TO BID THE PROJECT SHALL HAVE A MINIMUM OF FIVE YEARS EXPERIENCE SPECIALIZING IN THIS TYPE OF WORK IN THIS LOCATION AND HAVE ALL APPLICABLE LICENSES.
2. INDIVIDUALS OR CORPORATIONS NOT ABLE TO MEET THIS REQUIREMENT MAY SUBMIT THEIR QUALIFICATIONS TO THE LANDSCAPE ARCHITECT DURING THE BIDDING PERIOD FOR REVIEW AND POSSIBLE QUALIFICATION.

IV. PERFORMANCE STANDARDS:
1. ALL WORK SHALL BE PERFORMED BY COMPETENT AND SKILLED CRAFTSMEN. LABOR CREWS SHALL BE UNDER THE DIRECT CONTROL OF A SINGLE FOREMAN DESIGNATED AT THE BEGINNING OF THE WORK AND SKILLED IN READING BLUEPRINTS AND COORDINATION BETWEEN OFFICE AND JOB. WHILE LABOR CREWS MAY CHANGE, THE SAME FOREMAN WILL BE IN CHARGE THROUGHOUT THE JOB. CONTRACTOR SHALL REVIEW PLANS THROUGHOUT THE JOB. CONTRACTOR SHALL REVIEW PLANS AND SPECIFICATIONS WITH THE JOB FOREMAN TO INSURE COMPLETE UNDERSTANDING OF THE PROJECT.
2. TOOLS SHALL NOT BE LEFT ON THE JOB SITE IN AN UNSAFE OR UNPROTECTED CONDITION.
3. ALL OPEN EXCAVATIONS SHALL BE PROPERLY BARRICADED AND LIGHTED AT NIGHT.
4. THE CONTRACTOR SHALL AT ALL TIMES KEEP THE PREMISES FREE FROM ACCUMULATION OF WASTE MATERIAL, SOIL, AND/OR RUBBISH CAUSED BY HIS EMPLOYEES OR WORK. THE CONTRACTOR SHALL CLEAN BEHIND HIS WORK IMMEDIATELY AND SHALL TAKE NECESSARY PRECAUTIONS TO KEEP CONCRETE, BRICK AND OTHER PAVING MATERIAL CLEAN OF SOIL. THIS SHALL INCLUDE THE USE OF DROP-CLOTHS, ETC. DAMAGE TO GRADES OR LAWNS SHALL BE REPAIRED IMMEDIATELY AND ALL DEBRIS AND EXCESS SOIL REMOVED BY RAKING.
5. ALL STAKING AND LAYOUT OF PHYSICAL FEATURES SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT BEFORE CONSTRUCTION OR PLANTING IS STARTED. THE SAME SHALL APPLY TO THE ESTABLISHMENT OF PROPER GRADES AND LEVELS. ALL PLANTING BEDS SHALL BE ACCURATELY STAKED, SPRAYED OR FLAGGED IN ACCORDANCE WITH THE PLANS. CHANGES NECESSITATED BY BUILDING CHANGES, ETC., SHALL BE IN KEEPING WITH THE OVERALL CONCEPTS OF THE DESIGN. ANY BEDS DEVELOPED WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT SHALL, IF THEY DO NOT ACCURATELY REPRESENT THE PLAN AND/OR THE DESIGN CONCEPT, BE REDEVELOPED WITHOUT ADDITIONAL EXPENSE TO THE OWNER.
6. MATERIAL SUCH AS GROUND COVERS, MULCH OR GRAVEL SHALL BE SPREAD IN THE SPECIFIED QUANTITY TO COVER THE AREA DESIGNED. NO ADDITIONAL MATERIALS SHALL BE USED IN SUCH AREAS WITHOUT THE APPROVAL OF THE ARCHITECT AND/OR OWNER.
7. THE CONTRACTOR SHALL IN GOOD WORKMANLIKE MANNER, DO AND PERFORM ALL WORK AND FURNISH ALL SUPPLIES AND MATERIALS, MACHINERY, EQUIPMENT, FACILITIES AND MEANS, EXCEPT AS OTHERWISE EXPRESSLY SPECIFIED HEREIN, NECESSARY OR PROPER TO PERFORM AND COMPLETE ALL THE WORK REQUIRED BY THIS CONTRACT, WITHIN THE TIME SPECIFIED HEREIN, IN ACCORDANCE WITH THE PROVISIONS OF THIS CONTRACT AND SAID SPECIFICATIONS AND IN ACCORDANCE WITH THE PLANS, AND IN ACCORDANCE WITH THE DIRECTIONS OF THE ARCHITECT AS GIVEN FROM TIME TO TIME DURING THE PROGRESS OF THE WORK.

END OF SECTION 2-0270

DIVISION 2 - SITE WORK
SECTION 0280
LANDSCAPE DEVELOPMENT

I. GENERAL
1. STAKING AND LAYOUT: ALL STAKING AND LAYOUT OF PHYSICAL FEATURES SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT BEFORE CONSTRUCTION OF PLANTING IS STARTED. THE SAME SHALL APPLY TO THE ESTABLISHMENT OF PROPER GRADES AND LEVELS. ALL PLANTING BEDS SHALL BE ACCURATELY STAKED, SPRAYED OR FLAGGED IN ACCORDANCE WITH THE PLANS. CHANGES NECESSITATED BY BUILDING CHANGES, ETC., SHALL BE IN KEEPING WITH THE OVERALL CONCEPTS OF THE DESIGN. ANY BEDS DEVELOPED WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT SHALL, IF THEY DO NOT ACCURATELY REPRESENT THE PLAN AND/OR THE DESIGN CONCEPT, BE RE-DEVELOPED WITHOUT ADDITIONAL EXPENSE TO THE OWNER.
2. COMMENCEMENT OF WORK: WORK UNDER THIS CONTRACT SHALL COMMENCE NOT LESS THAN TEN (10) DAYS AFTER NOTICE TO PROCEED AND SHALL BE COMPLETE IN AN ORDERLY BUSINESS LIKE FASHION. ONCE WORK IS BEGUN IT SHALL CONTINUE ON CONSECUTIVE WORKING DAYS UNTIL WORK IS COMPLETED. SUNDAYS, SATURDAYS, HOLIDAYS AND STOPPAGES DUE TO FOUL WEATHER OR DELAYS CAUSED BY THE OWNER OR BUILDING CONTRACTOR SHALL BE EXCLUDED. UNNECESSARY DELAYS IN WORK MAY RESULT IN FORFEITURE OF PERFORMANCE BOND WHEN REQUIRED. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO IMMEDIATELY NOTIFY THE LANDSCAPE ARCHITECT IN WRITING, OF ANY STOPPAGES IN WORK DUE TO CIRCUMSTANCES BEYOND HIS CONTROL AND TO STATE THE TIME DURATION OF SUCH STOPPAGE.
3. MAINTENANCE: THE CONTRACTOR IS ENTIRELY RESPONSIBLE FOR THE WORK UNTIL FINAL ACCEPTANCE. ONCE MATERIAL IS PLANTED, IT SHALL RECEIVE WATER EACH DAY FROM TIME OF PLANTING UNTIL FINAL INSPECTION - NOT TO INCLUDE SUNDAYS. WATERING SHALL BE DONE IN ACCORDANCE WITH SOUND NURSERY PRACTICE. WATER SHALL BE SUPPLIED BY THE OWNER, HOSES, ETC. BY THE CONTRACTOR, UNLESS OTHERWISE SPECIFIED FOR SPECIFIC JOB CONDITIONS. MAINTENANCE OF TURF AREAS SHALL ALSO INCLUDE MOWING TO MAINTAIN A HEALTHY CONDITION AND FOR AESTHETIC PURPOSES.
4. COORDINATION OF WORK: THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLETE COORDINATION OF PLANTING OPERATIONS WITH THE OTHER CONTRACTORS ON THE JOB. REPAIR OF DAMAGE TO PLANTS, GRADES, LAWNS, ETC., DURING INSTALLATION SHALL NOT BE CONSIDERED AS AN EXTRA, AND SHALL NOT BE CHARGEABLE TO THE OWNER. DAMAGE CAUSED BY OTHER CONTRACTORS WILL BE THE RESPONSIBILITY OF SAID CONTRACTORS.
5. RIGHT TO REJECT: THE OWNER SHALL HAVE THE RIGHT, AT ANY STAGE OF THE WORK, TO REJECT ANY AND ALL WORK AND MATERIALS WHICH, IN HIS OPINION, MAY NOT MEET THE REQUIREMENTS OF THESE SPECIFICATIONS. REJECTED MATERIAL SHALL BE IMMEDIATELY REMOVED FROM THE SITE AND ACCEPTABLE MATERIAL SUBSTITUTED IN ITS PLACE.
6. UNDERGROUND DEBRIS: SHOULD ANY OBJECTIONABLE MATERIAL SUCH AS CONCRETE, BRICKS, ROOTS OR OTHER DEBRIS BE ENCOUNTERED DURING LANDSCAPE INSTALLATION, THEY SHALL BE REMOVED FROM THE SITE BY THE CONTRACTOR. ALL OPEN EXCAVATIONS SHALL BE PROPERLY BARRICADED, AND LIGHTED AT NIGHT.
7. ALL PLANT MATERIAL FURNISHED BY THE CONTRACTOR, UNLESS OTHERWISE SPECIFIED, SHALL BE FLORIDA #1 OR BETTER IN ACCORDANCE WITH GRADES AND STANDARDS FOR NURSERY PLANTS, STATE PLANT BOARD OF FLORIDA. THE LANDSCAPE ARCHITECT RESERVES ALL RIGHTS TO DETERMINE ACCEPTABILITY OF PLANT MATERIAL SUBMITTED FOR PLANTING.
8. SUBSTITUTIONS: SUBSTITUTIONS WILL BE PERMITTED ONLY UPON SUBMISSION OF SUFFICIENT PROOF THAT ANY PLANT IS NOT OBTAINABLE AND UPON AUTHORIZATION OF THE LANDSCAPE ARCHITECT. UNDER NO CIRCUMSTANCES SHALL UNAUTHORIZED SUBSTITUTIONS BE INCLUDED IN THE BID PROPOSAL AND BREAKDOWN.
9. CLEAN-UP: THE CONTRACTOR SHALL AT ALL TIMES KEEP THE PREMISES FREE FROM ACCUMULATION OF WASTE MATERIAL, SOIL, AND/OR RUBBISH CAUSED BY HIS EMPLOYEES OR WORK. CONTRACTOR SHALL CLEAN BEHIND HIS WORK IMMEDIATELY AND SHALL TAKE NECESSARY PRECAUTIONS TO KEEP CONCRETE, BRICK AND OTHER PAVING MATERIAL CLEAN OF SOIL. THIS SHALL INCLUDE THE USE OF DROP-CLOTHS, ETC. DAMAGE TO GRADES OR LAWNS SHALL BE REPAIRED IMMEDIATELY AND ALL DEBRIS AND EXCESS SOIL REMOVED. SHOULD THE CONTRACTOR FAIL TO KEEP THE PREMISES IN A CLEAN SATISFACTORY CONDITION, THE OWNER RESERVES THE RIGHT TO HIRE APPROPRIATE PERSONNEL TO PERFORM CLEAN-UP WORK AND BACK CHARGE THE CONTRACTOR FOR ALL COSTS INCURRED.
10. ABBREVIATIONS:

c.w.	CLEAR WOOD
c.t.	CLEAR TRUNK
CL. (S)	CLUMP (S)
DBL.	DOUBLE
O.A.	OVER ALL (HEIGHT & WIDTH THE SAME)
O.A.H	OVER ALL HEIGHT
spr.	SPREAD
stms.	STEMS
STG. HTS.	STAGGERED HEIGHTS
HD. (S)	HEAD (S)
std.	STANDARD
f.o.w.	FAN ON WALL *
f.o.f.	FAN ON FENCE *
tks.	TRUNKS
esp.	ESPALIER
r.c.	ROOTED CUTTINGS
u.r.c.	UN-ROOTED CUTTINGS
o.c.	ON CENTER

* NOTE:(F.O.W. & F.O.F.) FAN ON WALL AND FAN ON FENCE SHALL MEAN PROVIDING ALL NECESSARY HOOKS, MASONRY PLUGS, ETC., AND TYING AS REQUIRED TO BEGIN ESPALIER OF PLANTS SPECIFIED.
11. COMPLETION AND ACCEPTANCE:
   1. COMPLETION OF THE WORK SHALL MEAN THE FULL AND EXACT COMPLIANCE AND CONFORMITY WITH THE PROVISIONS EXPRESSED OR IMPLIED IN THE DRAWINGS AND SPECIFICATIONS, AND ASSOCIATED CHANGE ORDER AS APPROVED BY THE LANDSCAPE ARCHITECT.
   2. FINAL INSPECTION SHALL BE MADE BY THE LANDSCAPE ARCHITECT AT THE REQUEST OF THE CONTRACTOR, AND SHALL BE PRIOR TO FINAL REQUEST FOR PAYMENT. ALL REQUIREMENTS OF THE SPECIFICATIONS SHALL APPLY UNTIL FINAL ACCEPTANCE OF THE WORK BY THE OWNER OR HIS REPRESENTATIVE. 3. THE ACCEPTABILITY OF ALL
   3. THE ACCEPTABILITY OF ALL MATERIAL, WORKMANSHIP, LABOR AND COMPLIANCE WITH THE SPECIFICATIONS, GRADES AND STANDARDS SHALL BE SOLELY DETERMINED BY THE LANDSCAPE ARCHITECT. LANDSCAPE ARCHITECT WILL PROVIDE WRITTEN NOTIFICATION TO THE CONTRACTOR AND OWNER OF ANY MATERIAL AND / OR WORKMANSHIP THAT IS BELIEVED TO BE AT A LEVEL OF QUALITY AND / OR PERFORMANCE BELOW THAT WHICH WAS SPECIFIED WITHIN THE CONTRACT DOCUMENTS.
12. GENERAL GUARANTY: NEITHER THE FINAL CERTIFICATE OF PAYMENT NOR ANY PROVISION OF THE CONTRACT DOCUMENTS NOR PARTIAL OR ENTIRE OCCUPANCY OF THE PREMISES BY THE OWNER SHALL CONSTITUTE AN ACCEPTANCE OF WORK NOT DONE IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR RELIEVE THE CONTRACTOR OF LIABILITY IN RESPECT TO ANY EXPRESS WARRANTIES OR RESPONSIBILITY FOR FAULTY MATERIAL AND/OR WORKMANSHIP. THE CONTRACTOR SHALL REMEDY ANY DEFECTS IN THE WORK AND PAY FOR ANY DAMAGE TO OTHER WORK RESULTING THEREFROM WHICH SHALL APPEAR WITHIN A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE OF THE WORK UNLESS A LONGER PERIOD IS SPECIFIED. THE GUARANTY PERIOD SHALL COMMENCE AT SUCH TIME AS THE LANDSCAPE ARCHITECT CERTIFIES THAT THE PROJECT HAS BEEN COMPLETED IN SUBSTANTIAL COMPLIANCE WITH THE CONTRACT DOCUMENTS. IN CERTAIN INSTANCES LIMITED, DEFINED AREAS OF THE PROJECT MAY BE RELEASED BY THE LANDSCAPE ARCHITECT FOR MAINTENANCE PURPOSES ONLY AND/OR FOR COMMENCEMENT OF THE GUARANTY PERIOD. SUCH PARTIAL RELEASES SHALL BE AT THE SOLE DISCRETION OF THE LANDSCAPE ARCHITECT.

RESPONSIBILITIES OF THE OWNER THROUGHOUT THE GUARANTY PERIOD SHALL BE AS FOLLOWS:
1. MAINTAIN A REGULAR INSPECTION SCHEDULE OF ALL MATERIALS AND WORKMANSHIP INCLUDED WITHIN THE SCOPE OF THE CONTRACTED WORK.
2. ESTABLISH NORMAL, REGULARLY SCHEDULED MAINTENANCE PROCEDURES FOR ALL AREAS OF WORK UNDERTAKEN BY THE CONTRACTOR. SUCH MAINTENANCE PROCEDURES AND FREQUENCY SHALL BE IN KEEPING WITH NORMAL INDUSTRY STANDARDS FOR THE SCOPE AND NATURE OF THE WORK INVOLVED.
3. MAINTAIN A WRITTEN RECORD OF THE MAINTENANCE PROCEDURES UNDERTAKEN INCLUDING THE FREQUENCY OF ALL MAINTENANCE PERFORMED, RECORD OF PROBLEMS ENCOUNTERED AND SOLUTIONS.
4. MONITOR ALL PLANT MATERIALS FOR PROPER SOIL MOISTURE CONTENT AND THE UNIFORMITY OF WATER APPLICATION OVER TIME, AS COMPENSATED FOR SEASONAL VARIATION AND LOCAL CLIMATE. APPLY LOCALIZED HAND WATERING AS NECESSARY TO ENSURE PROPER MOISTURE LEVELS FOR THE ESTABLISHMENT OF LARGER PLANT MATERIALS AND PLANTS IN UNIQUE MICRO-ENVIRONMENTS.
5. PROVIDE WRITTEN NOTIFICATION TO THE CONTRACTOR AND THE LANDSCAPE ARCHITECT OF ANY MATERIAL AND/OR WORKMANSHIP THAT IS BELIEVED TO BE AT A LEVEL OF QUALITY AND/OR PERFORMANCE BELOW THAT WHICH WAS SPECIFIED WITHIN THE CONTRACT DOCUMENTS AND SUBJECT TO THE CONTRACTOR'S GUARANTY. SUCH NOTICE SHALL BE DELIVERED TO THE CONTRACTOR AND THE LANDSCAPE ARCHITECT VIA MAIL TO THEIR LAST KNOWN ADDRESS.

RESPONSIBILITIES OF THE CONTRACTOR THROUGHOUT THE GUARANTY PERIOD SHALL INCLUDE THE FOLLOWING:
1. PRIOR TO FINAL ACCEPTANCE, THE CONTRACTOR SHALL PROVIDE THE OWNER WITH A WRITTEN MAINTENANCE SCHEDULE WHICH ADDRESSES ALL ASPECTS OF THE WORK SCOPE AS COMPLETED UNDER THIS CONTRACT.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MAINTENANCE OF ALL ITEMS WITHIN THE WORK SCOPE FOR THE ENTIRE COURSE OF THE CONTRACT UNLESS SPECIFICALLY NOTED OTHERWISE WITHIN THE CONTRACTOR DOCUMENTS.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSPECTING THE PROJECT SITE AT REGULAR INTERVALS DURING THE GUARANTY PERIOD. THE FREQUENCY OF SUCH INSPECTIONS SHALL BE AT THE DISCRETION OF THE CONTRACTOR; HOWEVER, THE FREQUENCY SHALL BE SUCH THAT THE CONTRACTOR IS SATISFIED THAT HE CAN PERCEIVE POTENTIAL MAINTENANCE CONCERNS, NOTIFY THE OWNER AND PROTECT HIS INTERESTS IN THE GUARANTY OF MATERIALS AND WORKMANSHIP.
4. FAILURE OF THE CONTRACTOR TO COMPLY WITH ANY OF THE ABOVE CONTRACTOR RESPONSIBILITIES SHALL BE CONSIDERED AS HIS ACCEPTANCE OF ALL MAINTENANCE SCHEDULES AND PROCEDURES AS BEING PERFORMED BY THE OWNER AND THE CONTRACTOR SHALL THEREBY FORFEIT HIS RIGHT TO DISPUTE ANY QUESTION ARISING AS TO GUARANTY OF SPECIFIC MATERIALS AND/OR WORKMANSHIP.
5. ALL PLANT MATERIALS SHALL BE GUARANTEED TO BE ALIVE AND IN SATISFACTORY GROWTH, FLORIDA #1 GRADE OR BETTER, AS TO THEIR SPECIES, AT THE END OF THE GUARANTY PERIOD.
6. GUARANTY PERIODS FOR PLANT MATERIALS SHALL BE AS FOLLOWS:
   GROUND COVERS & VINES - 12 MONTHS
   SHRUBS -12 MONTHS
   PALMS - 12 MONTHS
   TREES (INCLUDING MYRICA SPP.) - 12 MONTHS
7. AT ANY TIME DURING THE GUARANTY PERIOD THE CONTRACTOR SHALL BE NOTIFIED IN WRITING AND REQUIRED TO REPLACE ALL PLANTS THAT ARE DEAD OR IN AN UNSATISFACTORY CONDITION OF GROWTH. ALL REPLACEMENTS AND RELATED REPLACEMENT COSTS SHALL BE AT THE CONTRACTOR'S EXPENSE, SHALL BE OF A LIKE SIZE AND KIND OF THE PLANTS AS ORIGINALLY SPECIFIED AND/OR REMOVED, AND, SHALL BE GUARANTEED FOR AN ADDITIONAL PERIOD OF TIME IN COMPLIANCE WITH THE ABOVE STATED GUARANTY PERIODS.
13. ACTS OF GOD: ANY PLANT MATERIALS PROVIDED AND INSTALLED OR MATERIALS WHICH HAVE BEEN: PLANTED AND DAMAGED OR DESTROYED BY ANY PHENOMENA CONSIDERED AS AN ACT OF GOD, IE., HURRICANE WINDS, FIRE, FLOOD, FREEZE, RAIN, HAIL, ETC. SHALL, ACCORDING TO THE FLORIDA LAW, BELONG TO THE OWNER AND SHALL BE HIS RESPONSIBILITY. ANY MATERIALS WHICH HAVE BEEN PROVIDED AND INSTALLED OR PLANT MATERIALS WHICH HAVE BEEN PLANTED AND DAMAGED OR DESTROYED BY ACTS OF THEFT, VANDALISM OR TERRORISM SHALL BE REPLACED BY THE CONTRACTOR AT NO ADDITIONAL EXPENSE TO THE OWNER. MATERIALS STORED ON-SITE AS YET NOT PLANTED ARE NOT COVERED BY THIS CLAUSE AND ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

DIVISION 2 - SITE WORK
SECTION 0281
TOPSOIL AND FERTILIZERS

I. GENERAL

1. TOPSOIL TOPSOIL IS DEFINED AS 95% SAND WITH NOT MORE THAN 2% CLAY AND THE BALANCE LOAM MATERIAL. SAND IS DEFINED AS MATERIAL WHICH PASSES THROUGH NUMBER 270 AND NUMBER 10 SIEVE. TOPSOIL SHALL BE FREE FROM HARD CLODS, STIFF CLAY, HARDPAN, SODS, LARGE STONES, LIME, CEMENT, BRICKS, COAL ASHES, CINDERS, SLAG, CONCRETE, TAR OR ITS RESIDUE, TARRED PAPER, BOARDS, CLIPS, STICKS OR OTHER OBJECTIONABLE MATERIAL. TOPSOIL SHALL CONTAIN NO MORE THAN 5% LOAM OR SILT AND SHALL BE WEED FREE. THE CONTRACTOR IS RESPONSIBLE FOR PERFORMING PERCOLATION TO DETERMINE PERCOLATION RATES FOR AREAS OF THE SITE TO RECEIVE LANDSCAPING,IE., BEDS, HEDGE ROWS AND ALL TREE LOCATIONS LESS THAN 6" PER HOUR THE DRAINAGE CONTAINER SHALL INSTALL SUMPS TO PROVIDE DRAINAGE AT 6" PER HOUR SUMPS SHALL BE A MINIMUM OF 8" IN DIAMETER, SHALL BE 36" DEEP OR BREAK THROUGH CONFORMING LAYER WHICH EVER IS GREATER AND BACKFILLED WITH CLEAN BUILDERS SAND.
2. ROUGH GRADES TO BE FURNISHED BY OTHERS SHALL BE ASCERTAINED BY SITE INSPECTION PRIOR TO BIDDING.

II. MATERIALS

1. PEAT MOSS - PEAT MOSS SHALL CONSIST OF COARSE, PARTIALLY DECOMPOSED VEGETABLE MATTER OF NATURAL OCCURRENCE. IT SHALL BE MEDIUM BROWN IN COLOR, CLEAN, LOW IN CONTENT OF MINERAL AND WOODY MATERIAL, AND MILDLY ACID, AND SHALL BE SHREDDED AND FREE FROM ALL STONES AND TWIGS.
2. SAND - CLEAN, COARSE, UNGRADED, MEETING ASTM C33-55 REQUIREMENT FOR CONCRETE SAND.
3. BONEMEAL - COMMERCIAL BONEMEAL SHALL BE FINELY GROUND AND HAVE A MINIMUM ANALYSIS OF 4% NITROGEN AND 20% PHOSPHORIC ACID.
4. NATURAL ORGANIC FERTILIZER - SHALL BE A COMMERCIALLY NATURAL ORGANIC FERTILIZER 6-3-0 (ACTIVE SLUDGE), SUCH AS MILORGANITE, PRODUCED BY THE SEWERAGE COMMISSION, MILWAUKEE, WISCONSIN.
5. FERTILIZER AND LIME MATERIALS
   1. FERTILIZERS: ALL FERTILIZERS SHALL BE UNIFORM IN COMPOSITION FREE FLOWING AND SUITABLE FOR APPLICATION BY MECHANICAL SPREADER EQUIPMENT. FERTILIZERS SHALL BE DELIVERED TO THE SITE FULLY LABELED ACCORDING TO APPLICABLE STATE FERTILIZER LAWS. THE FOLLOWING INFORMATION SHALL BE SHOWN ON THE FERTILIZER BAG OR PACKAGE OR ON A TAG:

      1. NAME AND ADDRESS OF MANUFACTURER.
      2. NAME, BRAND OR TRADE MARK.
      3. NUMBER OF NET POUNDS OF READY MIXED MATERIAL IN THE PACKAGE.
      4. CHEMICAL COMPOSITION OR ANALYSIS.
      5. GUARANTEE OF ANALYSIS.

      IF A BRAND OR GRADE OF FERTILIZER IS DELIVERED IN THE BULK, A WRITTEN STATEMENT HAVING THE ABOVE LISTED INFORMATION MUST ACCOMPANY EACH LOAD.

   2. CUSTOM MIXED FERTILIZERS SHALL HAVE A WRITTEN STATEMENT CONTAINING THE FOLLOWING INFORMATION WITH EACH LOAD:
      1. WEIGHT OF EACH COMMERCIAL FERTILIZER USED IN THE CUSTOM MIXING.
      2. THE GUARANTEED ANALYSIS OF EACH COMMERCIAL FERTILIZER USED IN THE CUSTOM MIXING.
      3. TOTAL WEIGHT OF FERTILIZER DELIVERED IN EACH LOAD.
      4. THE MANUFACTURER OF EACH OF THE COMMERCIAL FERTILIZERS.
      5. GUARANTEED ANALYSIS OF EACH LOAD TO BE STATED AS FOLLOWS:
         1. % OF TOTAL NITROGEN.
         2. % OF TOTAL AVAILABLE PHOSPHORIC ACID.
         3. % OF TOTAL SOLUBLE POTASH.
      6. NAME AND ADDRESS OF THE PERSON SELLING THE FERTILIZER.
   3. FERTILIZER APPLICATION RATES SHALL BE DETERMINED BY SOIL TEST (UNDER UNUSUAL CIRCUMSTANCES WHERE THERE IS INSUFFICIENT TIME FOR A COMPLETE SOIL TEST, 30 POUNDS MILORGANITE FERTILIZER PER 1000 SQ. FT. CAN BE APPLIED,) SHALL BE DISTRIBUTED EVENLY OVER THE AREA TO BE SODDED.
   4. LIME: LIME MATERIAL SHALL BE GROUND LIMESTONE (HYDRATED OR BURNT LIME MAY BE SUBSTITUTED) WHICH CONTAINS AT LEAST 50% TOTAL OXIDES (CALCIUM OXIDE PLUS MAGNESIUM OXIDE). GROUND LIMESTONE SHALL BE GROUND TO SUCH FINENESS THAT AT LEAST 50% WILL PASS THROUGH A 100-MESH SIEVE AND 98% TO 100% WILL PASS THROUGH A MESH SIEVE.
      1. APPLICATION RATES FOR LIMING MATERIALS SHALL BE DETERMINED BY SOIL TESTS. (UNDER UNUSUAL CIRCUMSTANCES WHERE THERE IS INSUF

II. MATERIALS

1. SOD:

1. CLASS OF SOD AND COMPOSITION: THE SOD USED SHALL BE 97% WEED FREE. IT SHALL BE NURSERY GROWN AND WELL ROOTED. SOD SHALL BE SUBJECT TO REVIEW BY THE ARCHITECT PRIOR TO BEING CUT AND AGAIN BEFORE IT IS LAID. THE CONSISTENCY OF ADHERENT SOIL SHALL BE SUCH THAT IT WILL NOT BREAK, CRUMBLE, OR TEAR DURING HANDLING AND PLACING OF THE SOD.

1. EACH PIECE OF SOD SHALL BE WELL COVERED WITH TURF GRASS, SHALL BE FREE FROM NOXIOUS WEEDS AND OTHER OBJECTIONABLE PLANTS AND SHALL NOT CONTAIN SUBSTANCES INJURIOUS TO GROWTH. THE GRASS SHALL BE MOWN TO A LENGTH OF NO LESS THAN ONE AND ONE-HALF INCHES (1 1/2") NOR MORE THAN FOUR INCHES (4") BEFORE THE SOD IS CUT.

2. ALL SOD USED SHALL COMPLY WITH STATE AND FEDERAL LAWS WITH RESPECT TO INSPECTION FOR PLANT DISEASES AND INSECT INFESTATION. AN INSPECTION CERTIFICATE, REQUIRED BY LAW TO THIS EFFECT, SHALL ACCOMPANY EACH SHIPMENT, AND ON ARRIVAL SHALL BE FILED WITH THE ARCHITECT.
3. SOIL OF THE SOD TO BE USED SHALL BE LOAMY SAND AND COMPATIBLE WITH THE SOILS OF THE PROJECT. NO MUCK OR HEAVY PEAT SOIL GROWN SOD WILL BE ACCEPTED.

2. THICKNESS OF CUT: SOD SHALL BE MACHINE CUT AT A UNIFORM SOIL THICKNESS OF THREE-FOURTHS INCH (3/4"), PLUS OR MINUS ONE-FOURTH INCH (1/4"), AT THE TIME OF CUTTING. MEASUREMENT FOR THICKNESS SHALL EXCLUDE TOP GROWTH AND THATCH.

3. PAD-SIZE: INDIVIDUAL PIECES OF SOD SHALL BE CUT TO THE SUPPLIER'S STANDARD WIDTH AND LENGTH. MAXIMUM ALLOWABLE DEVIATION FROM STANDARD WIDTHS AND LENGTHS SHALL BE FIVE PERCENT (5%). BROKEN PADS AND TORN OR UNEVEN ENDS WILL NOT BE ACCEPTABLE.

4. STRENGTH OF SOD SECTIONS: STANDARD SIZE SECTIONS OF SOD SHALL BE STRONG ENOUGH TO SUPPORT THEIR OWN WEIGHT AND RETAIN THEIR SIZE AND SHAPE WHEN SUSPENDED VERTICALLY FROM A FIRM GRASP ON THE UPPER TEN PERCENT (10%) OF THE SECTION.

5. MOISTURE CONTENT: SOD SHALL NOT BE HARVESTED OR TRANSPLANTED WHEN MOISTURE CONTENT (EXCESSIVELY DRY OR WET) MAY ADVERSELY AFFECT ITS SURVIVAL.

6. TIME LIMITATIONS: SOD SHALL BE HARVESTED, DELIVERED AND INSTALLED WITHIN A PERIOD OF FORTY EIGHT (48) HOURS. SOD NOT TRANSPLANTED WITHIN THIS PERIOD SHALL BE INSPECTED PRIOR TO ITS INSTALLATION.

2. SEED:

1. SEED SHALL BE SCARIFIED ARGENTINE BAHIA GRASS. IT SHALL BE DOMESTICALLY GROWN AND COMPLY WITH CURRENT STATE AND FEDERAL REGULATIONS PURITY.

2. ALL SEED SHALL BE DELIVERED TO THE JOB SITE IN SACKS PLAINLY MARKED AND CERTIFIED AS TO CONTENT.

3. GERMINATION RATE OF ALL SEED SHALL BE NOT LESS THAN SIXTY-FIVE PERCENT (65%) AND NO SEED WITH AN EXCESS OF FIVE PERCENT (5%) WEED SEED SHALL BE USED.

III. EXECUTION

1. CLEAN UP: PRIOR TO SEEDING OR SODDING, THE SURFACE SHALL BE CLEARED OF ALL TRASH, DEBRIS AND STONES LARGER THAN ONE INCH (1") IN DIAMETER, AND OF ALL ROOTS, BRUSH, WIRE, GRADE STAKES AND OTHER OBJECTS THAT WOULD INTERFERE WITH PLANTING OR MAINTENANCE OPERATIONS.

1. THE CONTRACTOR SHALL VERIFY GRADES ESTABLISHED DURING FINAL SOIL PREPARATION AS BEING TRUE TO FINISH CONTOURS SHOWN, AND SHALL MAINTAIN SUCH AREAS UNTIL THE EFFECTIVE DATE TO BEGIN SODDING AND/OR SEEDING OPERATIONS. IN SUCH INSTANCES WHERE A SPLIT RESPONSIBILITY EXISTS BETWEEN GRADING AND GRASSING CONTRACTORS, IT SHALL BE THE RESPONSIBILITY OF THE GRASSING CONTRACTOR TO MAINTAIN A SUITABLE GRADE FOR GRASSING ONCE HE HAS ACCEPTED THE GRADE PROVIDED TO HIM.

IN ALL CASES THE GROUND SHALL BE HAND RAKED IMMEDIATELY PRIOR TO BEING SODDED TO REMOVE ANY IRREGULARITIES IN THE GRADE.

2. SODDING OPERATIONS:

1. SODDING TIME: SOD SHALL BE PLACED WHEN THE GROUND IS IN A WORKABLE CONDITION AND TEMPERATURES ARE LESS THAN NINETY DEGREES (90) FAHRENHEIT. SOD SHALL NOT BE PLACED DURING EXTENDED DROUGHT, UNLESS IRRIGATION IS AVAILABLE.

2. TRANSPORTATION: SOD SHALL BE IN A MOIST CONDITION AT THE TIME OF CUTTING AND SHALL BE KEPT IN A MOIST CONDITION UNTIL IT IS PLACED. ANY SOD THAT HAS DRIED OUT WILL BE REJECTED AND SHALL BE IMMEDIATELY REMOVED FROM THE JOB SITE BY THE CONTRACTOR. ALL SOD SHALL BE TRANSPORTED IN EITHER A CLOSED VAN OR IN OPEN TRUCK PROPERLY COVERED. SOD CUT FOR MORE THAN FORTY-EIGHT (48) HOURS SHALL NOT BE USED WITHOUT THE CONCURRENCE OF THE ARCHITECT. ALL SOD SHALL BE KEPT MOIST AND PROTECTED FROM EXPOSURE TO SUN, WIND AND FREEZING PRIOR TO PLACING.

3. MISTING THE SOIL: DURING PERIODS OF HIGH TEMPERATURE AND AFTER ALL UNEVENNESS IN THE SOIL SURFACE HAS BEEN CORRECTED, THE SOIL SHALL BE LIGHTLY IRRIGATED IMMEDIATELY PRIOR TO LAYING THE SOD.

4. STARTER STRIP: THE FIRST ROW OF SOD SHALL BE LAID IN A STRAIGHT LINE WITH SUBSEQUENT ROWS PLACED PARALLEL TO AND TIGHTLY AGAINST EACH OTHER. LATERAL JOINTS SHALL BE STAGGERED TO PROMOTE MORE UNIFORM GROWTH AND STRENGTH. CARE SHALL BE EXERCISED TO INSURE THAT THE SOD IS NOT STRETCHED OR OVERLAPPED AND THAT ALL JOINTS ARE BUTTED TIGHT IN ORDER TO PREVENT VOIDS WHICH WOULD CAUSE AIR DRYING OF THE ROOTS.

5. SLOPING SURFACES: IN DITCHES, THE SOD SHALL BE PLACED WITH THE LONGER DIMENSION PERPENDICULAR TO THE FLOW OF THE WATER IN THE DITCH. ON SLOPES, STARTING AT THE BOTTOM OF THE SLOPE, THE SOD SHALL BE PLACED WITH THE LONGER DIMENSION PARALLEL TO THE CONTOURS OF THE GROUND. THE EXPOSED EDGE OF THE SOD SHALL BE BURIED FLUSH WITH THE ADJACENT SOD. ON SLOPES WHERE THE SOD MAY BE DISPLACED DURING SODDING OPERATIONS, THE WORKMAN SHALL WORK FROM LADDERS OR TREADED PLANKS.

6. STAKING SOD: THE SOD SHALL BE STAKED ON ALL SLOPES OF 2:1 OR STEEPER. SOD SHALL BE STAKED WITH NOT LESS THAN FOUR (4) STAKES PER YARD WITH AT LEAST ONE STAKE FOR EACH PIECE OF SOD. STAKES SHALL BE LATH OR SIMILAR MATERIAL, POINTED, AND DRIVEN WITH THE FLAT SIDE AGAINST THE SLOPE, SIX INCHES (6") INTO THE GROUND, LEAVE APPROXIMATELY ONE-HALF INCH (1/2") OF THE TOP ABOVE THE GROUND.

7. WATER AND ROLLING: THE CONTRACTOR SHALL WATER SOD IMMEDIATELY AFTER INSTALLATION TO PREVENT EXCESSIVE DRYING DURING PROGRESS OF THE WORK. AS SODDING IS COMPLETED IN ANY ONE SECTION, THE ENTIRE AREA SHALL BE ROLLED. IT SHALL THEN BE THOROUGHLY IRRIGATED TO A DEPTH SUFFICIENT THAT THE UNDERSIDE OF THE NEW SOD PAD AND SOIL IMMEDIATELY BELOW THE SOD ARE THOROUGHLY WET.

8. SUPPLEMENTAL WATERING: DURING PERIODS OF INTENSE HEAT OR ABNORMAL RAINFALL, SUPPLEMENTAL WATERING MAY BE REQUIRED PRIOR TO ACCEPTANCE OF THE WORK. WHEN SUPPLEMENTAL WATERING IS DIRECTED BY THE ARCHITECT, WATER SHALL BE APPLIED AT THE RATE SPECIFIED BY THE ARCHITECT.

9. DISPOSAL OF SURPLUS MATERIAL: SURPLUS AND WASTE MATERIALS RESULTING FROM SODDING OPERATIONS SHALL BE DISPOSED OF BY THE CONTRACTOR AT HIS EXPENSE.

DIVISION 2 - SITE WORK
SECTION 0282
LAWNS - CONTINUED

DIVISION 2 - SITE WORK
SECTION 0282
LAWNS - CONTINUED

3. SEEDING OPERATIONS:

1. IMMEDIATELY PRIOR TO SEEDING THE GROUND SHALL BE SCARIFIED AND RAKED TO PROVIDE A FRIABLE FINE TEXTURE.

2. SEED AREAS SHALL BE SEEDED WITH A MECHANICAL SPREADER AT THE RATE OF APPLICATION OF FIVE POUNDS PER ONE THOUSAND SQUARE FEET (10 LBS/1000 SQ. FT.) FOR BAHIA GRASSES. APPLICATION RATES FOR OTHER GRASSES SHALL BE SPECIFIED IN SUPPLEMENTAL SPECIFICATIONS.

3. AFTER SEEDING, ALL AREAS SHALL BE RAKED AND ROLLED TO SATISFAC¬TORILY COVER SEED, AND THEN THOROUGHLY WATERED.

4. ALL SEED SHALL BE TILLED INTO SOIL TO A DEPTH OF 1/2" TO 1". THE PLANTED SEED BED SHALL BE ROLLED AND MULCHED WITH WEED FREE HAY OR STRAW AT A RATE OF 1 BALE/1000 SQ. FT. MIN.

5. MAINTAIN ALL SEEDED AREAS TO ESTABLISH A STAND OF BAHIA GRASS UNTIL FINAL ACCEPTANCE BY THE OWNER.

IV. GENERAL GUARANTY: NEITHER THE FINAL CERTIFICATE OF PAYMENT NOR ANY PROVISION OF THE CONTRACT DOCUMENTS NOR PARTIAL OR ENTIRE OCCUPANCY OF THE PREMISES BY THE OWNER SHALL CONSTITUTE AN ACCEPTANCE OF WORK NOT DONE IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR RELIEVE THE CONTRACTOR OF LIABILITY IN RESPECT TO ANY EXPRESS WARRANTIES OR RESPONSIBILITY FOR FAULTY MATERIAL AND/OR WORKMANSHIP. THE CONTRACTOR SHALL REMEDY ANY DEFECTS IN THE WORK AND PAY FOR ANY DAMAGE TO OTHER WORK RESULTING THEREFROM WHICH SHALL APPEAR WITHIN A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE OF THE WORK UNLESS A LONGER PERIOD IS SPECIFIED.

THE GUARANTY PERIOD SHALL COMMENCE AT SUCH TIME AS THE AR¬CHITECT CERTIFIES THAT THE PROJECT HAS BEEN COMPLETED IN SUBSTANTIAL COMPLIANCE WITH THE CONTRACT DOCUMENTS. IN CERTAIN INSTANCES LIMITED, DEFINED AREAS OF THE PROJECT MAY BE RELEASED BY THE ARCHITECT FOR MAINTENANCE PURPOSES ONLY AND/OR FOR COMMENCEMENT OF THE GUARANTY PERIOD. SUCH PARTIAL RELEASES SHALL BE AT THE SOLE DISCRETION OF THE ARCHITECT.

RESPONSIBILITIES OF THE OWNER THROUGHOUT THE GUARANTY PERIOD SHALL BE AS FOLLOWS:

1. MAINTAIN A REGULAR INSPECTION SCHEDULE OF ALL MATERIALS AND WORKMANSHIP INCLUDED WITHIN THE SCOPE OF THE CONTRACTED WORK.

2. ESTABLISH NORMAL, REGULARLY SCHEDULED MAINTENANCE PROCEDURES FOR ALL AREAS OF WORK UNDERTAKEN BY THE CONTRACTOR. SUCH MAINTENANCE PROCEDURES AND FREQUENCY SHALL BE IN KEEPING WITH NORMAL INDUSTRY STANDARDS FOR THE SCOPE AND NATURE OF THE WORK INVOLVED.

3. MAINTAIN A WRITTEN RECORD OF THE MAINTENANCE PROCEDURES UNDERTAKEN INCLUDING THE FREQUENCY OF ALL MAINTENANCE PERFORMED, RECORD OF PROBLEMS ENCOUNTERED AND SOLUTIONS.

4. MONITOR ALL LAWN AREAS FOR PROPER SOIL MOISTURE CONTENT AND THE UNIFORMITY OF WATER APPLICATION OVER TIME, AS COMPENSATED FOR SEASONAL VARIATION AND LOCAL CLIMATE. APPLY LOCALIZED HAND WATERING AS NECESSARY TO ENSURE PROPER MOISTURE LEVELS FOR THE ESTABLISHMENT OF TURF IN UNIQUE MICRO-ENVIRONMENTS.

5. PROVIDE WRITTEN NOTIFICATION TO THE CONTRACTOR AND THE ARCHITECT OF ANY MATERIAL AND/OR WORKMANSHIP THAT IS BELIEVED TO BE AT A LEVEL OF QUALITY AND/OR PERFORMANCE BELOW THAT WHICH WAS SPECIFIED WITHIN THE CONTRACT DOCUMENTS AND SUBJECT TO THE CONTRACTOR'S GUARANTY. SUCH NOTICE SHALL BE DELIVERED TO THE CONTRACTOR AND THE ARCHITECT VIA MAIL TO THEIR LAST KNOWN ADDRESS.

RESPONSIBILITIES OF THE CONTRACTOR THROUGHOUT THE GUARANTY PERIOD SHALL INCLUDE THE FOLLOWING:

1. PRIOR TO FINAL ACCEPTANCE, THE CONTRACTOR SHALL PROVIDE THE OWNER WITH A WRITTEN MAINTENANCE SCHEDULE WHICH ADDRESSES ALL ASPECTS OF THE WORK SCOPE AS COMPLETED UNDER THIS CONTRACT.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MAINTENANCE OF ALL ITEMS WITHIN THE WORK SCOPE FOR THE ENTIRE COURSE OF THE CONTRACT UNLESS SPECIFICALLY NOTED OTHERWISE WITHIN THE CONTRACTOR DOCUMENTS.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSPECTING THE PROJECT SITE AT REGULAR INTERVALS DURING THE GUARANTY PERIOD. THE FREQUENCY OF SUCH INSPECTIONS SHALL BE AT THE DISCRETION OF THE CONTRACTOR; HOWEVER, THE FREQUENCY SHALL BE SUCH THAT THE CONTRACTOR IS SATISFIED THAT HE CAN PERCEIVE POTENTIAL MAINTENANCE CONCERNS, NOTIFY THE OWNER AND PROTECT HIS INTERESTS IN THE GUARANTY OF MATERIALS AND WORKMANSHIP.

4. FAILURE OF THE CONTRACTOR TO COMPLY WITH ANY OF THE ABOVE CONTRACTOR RESPONSIBILITIES SHALL BE CONSIDERED AS HIS ACCEPTANCE OF ALL MAINTENANCE SCHEDULES AND PROCEDURES AS BEING PERFORMED BY THE OWNER AND THE CONTRACTOR SHALL THEREBY FORFEIT HIS RIGHT TO DISPUTE ANY QUESTION ARISING AS TO GUARANTY OF SPECIFIC MATERIALS AND/OR WORKMANSHIP.

5. THE CONTRACTOR GUARANTEES ALL SOD AND/OR SEEDING TO BE ALIVE AND IN SATISFACTORY GROWTH AT THE END OF NINETY (90) DAYS, PROVIDING APPROPRIATE MAINTENANCE HAS BEEN PROVIDED BY THE OWNER. IF IMPROPER MAINTENANCE IS BEING PROVIDED THE CONTRACTOR SHALL NOTIFY THE OWNER IN WRITING, WITH A COPY TO THE ARCHITECT, AS TO WHAT STEPS ARE NECESSARY TO BE TAKEN.

6. ACCEPTANCE BY THE OWNER SHALL BE MADE AT SUCH TIME AS GRASSING OPERATIONS HAVE BEEN INSPECTED AND ACCEPTED BY THE ARCHITECT AND OWNER; SUBJECT TO IV. 1 ABOVE. ANY SEED AREAS OVER ONE FOOT SQUARE NOT COVERED BY TURF SHALL BE RE-SEEDED BY THE CONTRACTOR. ANY SODDED AREAS OVER ONE FOOT SQUARE THAT ARE DEAD OR DYING SHALL BE RE-SODDED BY THE CONTRACTOR. AT THE END OF THE NINETY (90) DAY GUARANTEE PERIOD A FINAL INSPECTION SHALL BE MADE BY THE ARCHITECT AS TO ACCEPTABILITY OF ALL LAWN AREAS.

END SECTION 2-0282

DIVISION 2 - SITE WORK
SECTION 0283
PLANTING

I. GENERAL

1. NOMENCLATURE: THE NAMES USED CONFORM TO THE NAMES GIVEN IN 'STANDARDIZED PLANT NAMES' EXCEPT IN CASES NOT COVERED BY THAT BOOK, IN WHICH CASE, THE NAMES CONFORM TO THE CUSTOMS OF THE TRADE.
2. SUMMARY OF MATERIALS LISTS: AN ITEMIZED LIST OF PLANTS IS SHOWN IN THE SPECIFICATIONS AND COMPLETE REQUIREMENTS FOR THESE PLANTS ARE A PART OF THIS SPECIFICATION.
3. ALL PLANT MATERIAL FURNISHED BY THE CONTRACTOR, UNLESS OTHERWISE SPECIFIED, SHALL BE FLORIDA NO. 1 OR BETTER, IN ACCORDANCE WITH GRADES AND STANDARDS FOR NURSERY PLANTS, STATE PLANT BOARD OF FLORIDA. THE LANDSCAPE ARCHITECT RESERVES ALL RIGHTS TO DETERMINE ACCEPTABILITY OF PLANT MATERIAL SUBMITTED FOR PLANTING. PALMS MUST MEET SPECIFICATIONS CONTAINED HEREIN, BUT NEED NOT NECESSARILY BE NURSERY GROWN STOCK.
4. ALL PLANT SIZES LISTED AND NOTED ON THE PLANS ARE 'MINIMUMS', ALL PARTS OF THE PLANT SPECIFICATION INCLUDING CALIPER SIZES MUST BE MET AT THE TIME OF INSTALLATION.

II. MATERIALS

1. TREES AND PALMS: ALL TREES MUST HAVE A FULLY DEVELOPED FIBROUS ROOT SYSTEM, BE HEAVILY BRANCHED, OR IN THE CASE OF PALMS, HEAVILY FROND, FREE FROM ALL INSECTS, FUNGUS, AND OTHER DISEASES. ALL TREES AND PALMS SHALL BE BALLED AND BURLAPPED OR IN A CONTAINER, GROW BAG MATERIAL IS NOT ACCEPTABLE. ALL TREES AND PALMS SHALL HAVE A HABIT OF GROWTH THAT IS NORMAL FOR THE SPECIES. IN THE CASE OF TREES NAMED AS SPECIMEN ITEMS, THE LANDSCAPE ARCHITECT SHALL RETAIN THE RIGHT TO REJECT THEM WHEN THEY LACK PROPER LANDSCAPE ARCHITECTURAL CHARACTER, CALIPER, HEIGHT AND SPREAD AS CALLED FOR BY ITS USE ON THE PLAN. (THIS SHALL BE DETERMINED PRIOR TO PLANTING AT THE REQUEST OF THE LANDSCAPE CONTRACTOR.)
2. SHRUBS AND VINES: ALL SHRUBS AND VINES SHALL HAVE A FULLY DEVELOPED ROOT SYSTEM, AND SHALL FULFILL DIMENSIONAL REQUIREMENTS AND BE CONSIDERED NORMAL FOR THE SPECIES UNLESS STATED. SHRUBS AND VINES SHALL BE HEAVILY CANNED AND LEAFED FOLIAGE TO BASE AND SHALL BE FREE FROM INSECTS, DISEASES AND MUTILATIONS OF ANY NATURE. SELF-HEADING SHALL BE PLANTED IN WELL ROTTED MANURE IN PITS TWELVE INCHES (12") GREATER AT ALL DIMENSIONS THAN THE BALL OF THE PLANT. ALL ROOTED PLANTS SHALL BE PLANTED IN PITS TWELVE INCHES (12") GREATER THAN THE BALL OF THE PLANTS. DOMESTIC PEAT SHALL BE USED TO FILL THE CAVITY BETWEEN BALL AND PIT. SOIL AMENDMENTS SHALL BE ADDED TO INSURE PROPER ACIDIC REACTION OF SOIL. WHEN AZALEAS ARE PLANTED IN MASONRY PLANTERS OR PLANTING AREAS THE SIDES OF AREA SHALL BE LINED WITH .005 POLYETHYLENE TO PROTECT FROM ALKALINE NATURE OF MASONRY.
3. GROUNDCOVERS: ALL GROUNDCOVERS SHALL HAVE A STURDY FIBROUS ROOT SYSTEM, UNLESS UNROOTED CUTTINGS ARE CALLED FOR ON THE PLANS AND/OR SUMMARY OF MATERIALS, SHALL BE HEAVILY LEAFED AND MUST BE FREE OF ALL INSECTS, DISEASES AND INJURIES.

III. EXECUTION

1. DIGGING AND MOVING:
   1. B & B PLANTS: NO PLANT SHALL BE ACCEPTED WHEN THE BALL OF EARTH SURROUNDING ITS ROOTS HAS BEEN CRACKED OR BROKEN. THE DIAMETER OF THE BALL MUST BE SUFFICIENT TO ENCOMPASS THE FIBROUS AND FEEDING ROOT SYSTEM NECESSARY FOR THE MAXIMUM DEVELOPMENT OF THE PLANT.
   2. ONLY A MINIMUM OF FRONDS SHALL BE REMOVED FROM THE CROWN OF PALM TREES TO FACILITATE MOVING AND HANDLING. CLEAR TRUNK SHALL BE AS SPECIFIED AFTER THE MINIMUM OF FRONDS HAS BEEN REMOVED.
   3. PROTECTION AFTER DELIVERY: THE BALLS OF B & B PLANTS WHICH CANNOT BE PLANTED IMMEDIATELY ON DELIVERY SHALL BE COVERED WITH MOIST SOIL OR MULCH, OR EQUAL PROTECTION FROM DRYING WINDS OR SUN, AND KEPT MOIST.
   4. PROTECTION: TREES MOVED BY WINCH OR CRANE SHALL BE THOROUGHLY PROTECTED FROM CHAIN MARKS, GIRDLING OR BARK SLIPPAGE BY MEANS OF BURLAP, WOOD BATTENS OR OTHER APPROVED METHOD

2. PREPARATION OF GROUND PLANTING:
   1. NO PLANT PIT SHALL BE DUG OR PREPARED UNTIL THEIR LOCATIONS HAVE BEEN STAKED, SPRAYED OR FLAGGED ON THE GROUND AND APPROVED. ALL PLANT MATERIALS SHALL BE SUBJECT TO INSPECTION AT ANY TIME BY THE OWNER TO DETERMINE ADHERENCE TO QUALITY AND SIZE.
   2. CIRCULAR PITS WITH VERTICAL SIDES SHALL BE EXCAVATED FOR ALL PLANTS. DIAMETER OF PITS FOR TREES SHALL BE AT LEAST TWO FEET (2') GREATER THAN THE DIAMETER OF THE BALL. THE DEPTH OF PITS FOR TREES SHALL BE ENOUGH TO ACCOMMODATE THE BALL WHEN THE PLANT IS SET TO FINISH GRADE ALLOWING FOR SIX INCHES (6") COMPACTED PLANTING SOIL IN THE BOTTOM OF THE PIT.

3. PLANTING OPERATIONS:
   1. SETTING PLANTS: ALL PLANTS SHALL BE PLANTED IN PITS, CENTERED AND SET ON SIX INCHES (6") OF COMPACTED TOPSOIL TO SUCH A DEPTH THAT THE FINISH GRADE LEVEL AT THE PLANT AFTER SETTLEMENT WILL BE THE SAME AS THAT AT WHICH THE PLANT WAS GROWN. ALL PLANTING AREAS SHALL RECEIVE ADEQUATE FERTILIZATION WITH AGRIFORM TABLETS AS PER SCHEDULE IN PLANS. WATERING SHALL COMMENCE WITH BACKFILLING TO ELIMINATE ALL AIR POCKETS. NO BURLAP SHALL BE PULLED OUT FROM UNDER BALLS. ROOTS SHALL BE SPREAD IN THEIR NORMAL POSITION. ALL BROKEN OR FRAYED ROOTS SHALL BE CUT OFF CLEANLY. PLANTING SHALL BE SET SO THAT THE FINAL GRADE OF GROUND AROUND THE PLANTS SHALL CONFORM TO SURROUNDING GRADES.
   2. COORDINATION: THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLETE COORDINATION OF PLANTING OPERATIONS WITH THE BUILDING CONTRACTOR AND ANY OTHER CONTRACTOR ON THE JOB. REPAIR OF DAMAGE TO PLANTS, GRADES, LAWNS, ETC., DURING INSTALLATION SHALL NOT BE CONSIDERED AS AN EXTRA, AND NOT CHARGEABLE TO THE OWNER. DAMAGE CAUSED BY OTHER CONTRACTORS WILL BE THE RESPONSIBILITY OF SAID CONTRACTOR.

4. PRUNING:
   1. THE AMOUNT OF PRUNING, UNLESS OTHERWISE DIRECTED BY THE LANDSCAPE ARCHITECT, SHALL BE LIMITED TO THE MINIMUM NECESSARY TO REMOVE DEAD OR INJURED TWIGS AND BRANCHES AND TO COMPENSATE FOR THE LOSS OF ROOTS AS A RESULT OF TRANSPLANTING OPERATIONS. PRUNING SHALL BE DONE IN SUCH A MANNER AS TO NOT CHANGE THE NATURAL HABIT OR SHAPE OF THE PLANT. ALL CUTS OVER ONE-HALF INCH (1/2") IN DIAMETER SHALL BE TREATED WITH AN APPROVED TREE PAINT.
   2. ALL TREES SHALL BE TRIMMED UP FOR CLEAR TRUNK, AS DIRECTED BY THE LANDSCAPE ARCHITECT. SUCH PRUNING IS FOR AESTHETIC CHARACTER AND SHALL BE DONE ONLY UNDER HIS DIRECTION.

5. WATERING:
   1. ALL PLANT MATERIAL SHALL BE WATERED IN AT THE TIME OF PLANTING, AND NOT LEFT TO DRY OUT UNTIL THE END OF THE DAY. THE AUTOMATIC IRRIGATION SYSTEM, IF SPECIFIED, DOES NOT REPLACE THE NEED FOR HANDWATERING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WATERING TO AVOID TRANSPLANT SHOCK.

6. CONTRACTORS RESPONSIBILITY FOR CONDITIONS OF PLANTINGS:
   1. THE CONTRACTOR'S SHALL ASSURE THAT THE PLANTS ARE KEPT ADEQUATELY WATERED, THAT THE GUY WIRES ARE KEPT TIGHT AND THE BRACES ADJUSTED AS NECESSARY, THAT ALL PLANTING AREAS AND BEDS ARE KEPT FREE OF WEEDS AND UNDESIRABLE PLANT GROWTH AND THAT THE PLANTS ARE FERTILIZED AS NECESSARY SO THAT THEY ARE HEALTHY, VIGOROUS AND UNDAMAGED AT THE TIME OF ACCEPTANCE. HIS RESPONSIBILITY FOR PROTECTION AGAINST MECHANICAL DAMAGE SHALL INCLUDE THE PROVIDING OF PROTECTION FROM VEHICLES, INCLUDING THE POSTING OF APPROVED WARNING SIGNS AND BARRICADES, AS MIGHT BE NECESSARY. HE SHALL REPAIR, RESTORE OR REPLACE ANY PLANTS OR PLANTING AREAS WHICH MIGHT BECOME DAMAGED AS A RESULT OF ANY NEGLIGENCE BY HIM IN COMPLYING WITH THESE REQUIREMENTS. AS A SPECIFIC REQUIREMENT OF THESE CONDITIONS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ASSURING THAT ALL PLANTS AT THE TIME OF FINAL INSPECTION, EXHIBIT THE CHARACTERISTICS AND QUALIFICATIONS REQUIRED FOR THE GRADE OF PLANT AS ORIGINALLY SPECIFIED.

END SECTION 2-0283

DIVISION 2 - SITE WORK
SECTION 0287
BEDDING PLANT SOIL PREPARATION

I. SCOPE: UNDER THIS ITEM, PERFORM ALL WORK NECESSARY FOR INSTALLING ANNUALS AS SHOWN ON THE DRAWINGS OR INFERABLE THEREFROM AND/OR AS SPECIFIED, IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.

II. MATERIALS: GENERAL - ADD OR SUBTRACT THE FOLLOWING MATERIALS FROM THE SOIL MIX PREPARATION AS SPECIAL SITE CONDITIONS MAY REQUIRE AND AS DETERMINED BY SOIL TESTS. SOIL SHALL HAVE A PH OF BETWEEN 5.0 AND 6.5.

10 LBS. DOLOMITE PER 100 SQ. FT. OF BEDDING AREA
5 LBS. MICROMAX PER 100 SQ. FT. OF BEDDING AREA
22 LBS. OSMOCOTE 14 14 14 PER 100 SQ. FT. OF BEDDING AREA
8 LBS. ELEMENTAL SULPHUR PER 1000 SQ. FT. OF BEDDING AREA
3" CANADIAN PEAT MOSS
MYCOR FLOWER BED INOCULANT BY PHC PRODUCTS, (ENDOMYCORRHIZAL).

III. EXECUTION: PRIOR TO PLANTING, THE SURFACE SHALL BE CLEARED OF ALL TRASH, DEBRIS, AND STONES LARGER THAN ONE INCH (1") IN DIAMETER, AND OF ALL ROOTS, BRUSH, WIRE, GRADE STAKES, AND OTHER OBJECTS, THAT WOULD INTERFERE WITH PLANTING OR MAINTENANCE OPERATIONS. APPLY CHEMICALS AND PEAT TO AREA. ROTOTIL CHEMICALS AND PEAT SIX INCHES (6") INTO SOIL. MULCH WITH CYPRESS MULCH AT TWO TO THREE INCHES (2" 3") DEEP.

PLANT ANNUALS; WATER TWO INCHES (2") PER DAY FOR THE FIRST TWO (2) WEEKS. SPRAY TWO (2) DAYS AFTER PLANTING AND TEN (10) DAYS AFTER WITH ORTHENE AND VIDATE. DO NOT APPLY ORTHENE OR VIDATE ON MUMS.

END SECTION 2-0287

CALL 48 HOURS BEFORE YOU DIG
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SUNSHINE STATE ONE CALL OF FLORIDA, INC.

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ACAD DWG

SITE DEVELOPMENT PLANS FOR:
MAIN CITY PLAZA
BRADENTON, FL

PROJECT NO.	2025-14
SCALE	AS SHOWN
DATE	04-03-2025
DRAWN BY	JA
ISSUED	04-03-2025

REVISIONS

NO.	DESCRIPTION	INIT.	NO.	DESCRIPTION	INIT.

PHILLIP J. SMITH RLA #1096

dwja LANDSCAPE ARCHITECTS
DAVID W. JOHNSTON ASSOCIATES
1717 SECOND STREET, SUITE A • SARASOTA, FL 34236 • (941) 366-3159

PLANTING SPECIFICATIONS

L-06

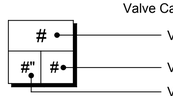
IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
25 50 10 20	Hunter PCB Flood Bubbler, 1/2in. FIPT.

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	Area to Receive Dripline Hunter HDL-06-18-PC HDL-06-18-PC: Hunter Dripline with 0.6 GPH flow. Light brown tubing with gray striping. Emitters at 18" O.C. Dripline laterals spaced at 18" apart, with emitters offset for triangular pattern. Install with Hunter PLD barbed or PLD-LOC fittings.

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	Hunter PGV-100A 1in. Plastic Electric Remote Control Valve, for Residential/Light Commercial Use. Female NPT Inlet/Outlet. Angle Configuration, No Flow Control.
BF	Watts 007 3/4" max. flow rate is 7.5 ft/s.
C	Hunter HCC-800-PL 8 Station Outdoor Wi-Fi enabled, full-functioning controller with touchscreen, Commercial Use. Plastic Cabinet.
RS	Hunter WR-CLIK Rain Sensor, install within 1000 ft of controller, in line of sight. 22-28 VAC/VDC 100 mA power from timer transformer. Mount as noted.
M	5/8" Meter
	Irrigation Lateral Line: PVC Class 160 SDR 26
	Irrigation Mainline: PVC Class 200 SDR 21
	Pipe Sleeve: PVC Schedule 40

Valve Callout



NOTE: IRRIGATION IS SCHEMATIC ONLY. LOCATE IRRIGATION PIPING EQUIPMENT WITHIN LANDSCAPE AREAS AND WITHIN PROPERTY BOUNDARY.

0 10 20

FULL SIZE (22"X34") SCALE : 1"=10'
HALF SIZE (11"X17") SCALE : 1"=20'

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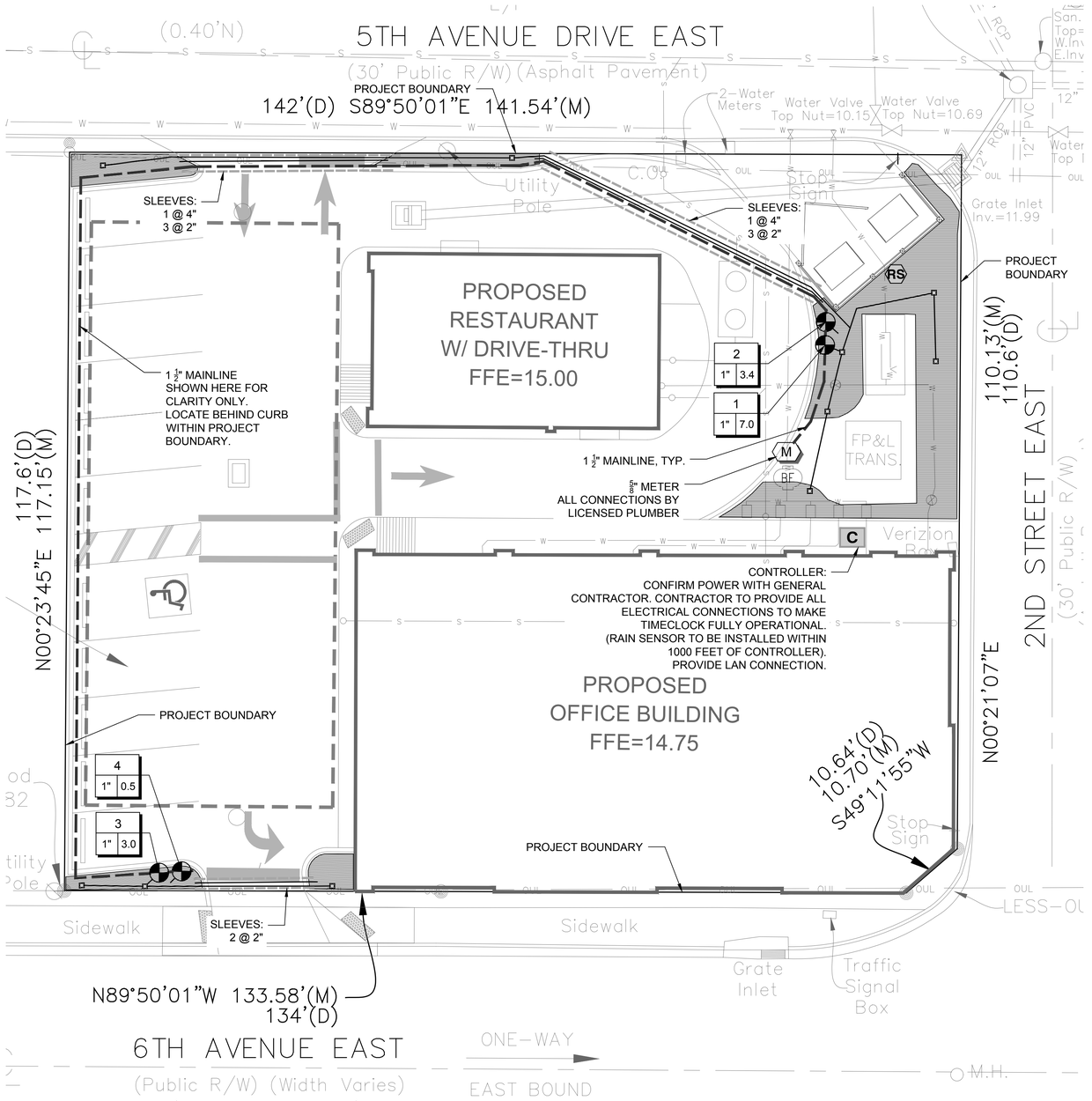
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

LATERAL PIPE SIZING REQUIREMENTS

FLOW RANGE	MINIMUM PIPE SIZE
1 TO 10 GPM	3/4"
11 TO 20 GPM	1"
21 TO 30 GPM	1-1/4"
31 TO 40 GPM	1-1/2"
41 TO 60 GPM	2"
61 TO 90 GPM	2-1/2"
91 TO 130 GPM	3"

PIPE SIZES ILLUSTRATED IN THE CHART ABOVE, ARE MINIMUM ACCEPTABLE SIZES. CONTRACTOR SHALL FIELD SIZE ALL LATERAL PIPING TO KEEP ALL FRICTION LOSS VELOCITIES BELOW 5.0 DURING NORMAL OPERATION.



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IRRIGATION PLAN

L-07

IRRIGATION NOTES:

1. ALL IRRIGATION LAYOUT HAS BEEN DESIGNED TO PROVIDE 100% COVERAGE WITH A MINIMUM OF 90% OVERLAP. ANY CHANGES MADE IN HEAD LAYOUT DUE TO FIELD CONDITIONS SHALL BE IN ACCORDANCE WITH THESE STANDARDS.
2. ITEMS SHALL BE LOCATED WITHIN 14"X19" RECTANGULAR VALVE BOXES AS FOLLOWS: ALL VALVES, SPLICES WITHIN VALVE CONTROL LINES, AND QUICK COUPLERS - NDS MODEL #113BC.
3. VERIFY LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO INSTALLATION OF IRRIGATION SYSTEM. MAIN LINE SHALL NOT BE LOCATED WITHOUT PRIOR APPROVAL OF THE PROJECT CONSTRUCTION MANAGER AND THE LANDSCAPE ARCHITECT.
4. ALL PRESSURIZED MAIN LINES UNDER ASPHALT PAVEMENT SHALL BE WITHIN SLEEVES AS NOTED. WHERE ELECTRIC VALVE CONTROL LINES PASS THROUGH A SLEEVE WITH OTHER MAIN OR LATERAL LINES THEY SHALL BE CONTAINED WITHIN A SEPARATE, SMALLER CONDUIT.
5. THE IRRIGATION CONTRACTOR SHALL BE DIRECTLY RESPONSIBLE FOR ALL SLEEVING AND DIRECTIONAL BORES.
6. ALL IRRIGATION HEADS SHALL BE LOCATED 2 FEET FROM BACK OF PAVEMENT EDGE (SIDEWALK, EDGE OF PAVEMENT OR CURB).
7. LOCATE ALL VALVES IN PLANTING BEDS WITH A MINIMUM OF 3'- 0" FROM BACK OF CURB OR EDGE OF PAVEMENT, UNLESS OTHERWISE NOTED. PIPE SIZES ON EITHER SIDE OF SECTION VALVES CONNECTING MAINLINE TO SECTION LATERAL SHALL BE ONE (1) PIPE SIZE LARGER THAN VALVE SIZE.
8. ALL UNSIZED PIPE SHALL BE 3/4" UNLESS OTHERWISE NOTED.
9. EACH TREE AND PALM (AS SHOWN ON THE PLANS) SHALL HAVE FLOOD BUBBLERS AS INDICATED (SEE IRRIGATION HEAD KEY FOR SPECIFICATION). SUCH HEADS SHALL BE ON MINIMUM 5'-0" LENGTH OF FLEXIBLE PIPE TO ALLOW ITS POSITIONING AT THE TREE. LOCATE BUBBLER ON THE UPHILL SIDE OF TREES ON ALL SLOPES. CLIP BUBBLER FLEX TO BASE OF ROOTBALL.
10. NUMBER THE TOP OF ALL VALVE BOX LIDS WITH MINIMUM 1" HEIGHT BLACK LETTERS TO CORRESPOND TO AUTOMATIC AND GATE VALVE DESIGNATIONS. ALL HOSE BIBB VALVE BOXES SHALL BE LABELED IN A SIMILAR MANNER WITH THE DESIGNATION "HB". LETTER OUTSIDE OF TIME CLOCK CABINETS TO CORRESPOND WITH IRRIGATION CLOCK PROGRAM DESIGNATION.
11. ALL 24 VAC WIRING SHALL BE UF DIRECT BURIAL COPPER WIRE AS FOLLOWS:
    PULSE WIRES - #14
    COMMON WIRES - #12
12. CONTROL WIRING FOR VALVES SHALL BE LAID IN CONTROLLER TO VALVE. EACH SECTION VALVE SHALL HAVE A SEPARATE PULSE WIRE RUNNING FROM TRENCHES BENEATH MAINLINE. RUN TWO SPARE WIRES FULL LENGTH OF MAIN TO CLOCK.
13. VALVES SHALL BE WIRED TO CONTROLLER STATION NUMBERS AS PER THE IRRIGATION PLAN DURING INSTALLATION AND UPON COMPLETION OF THE IRRIGATION SYSTEM PROGRAM.

14. *NOT USED*

15. CONTRACTORS ARE ADVISED TO REFER TO THE SPECIFICATIONS, CONTRACT DOCUMENTS, AND PLAN SHEETS FOR A MORE DETAILED DISCLOSURE OF PERFORMANCE STANDARDS AND REQUIREMENTS.
16. HYDROSTATIC TESTING: AFTER THE MAIN LINE PIPE HAS BEEN LAID AND BACKFILLED, THE PIPE SHALL BE HYDROSTATICALLY TESTED FOR LEAKAGE. THE CONTRACTOR SHALL FURNISH THE PUMP, PIPE CONNECTION, BLOW OFF VALVES AND ANY OTHER NECESSARY APPARATUS INCLUDING GAUGES AND METERS AND ALL PERSONNEL NECESSARY FOR CONDUCTING THE TEST. BEFORE APPLYING THE TEST PRESSURE, ALL AIR SHALL BE EXPELLED FROM THE PIPE. IF NECESSARY, THREADED TAPS SHALL BE MADE AT THE POINTS OF HIGHER ELEVATIONS AND THEN CLOSED WITH PLUGS.
17. WHEN PRACTICAL, TESTS SHALL BE MADE ON SECTIONS BETWEEN VALVES, OR SECTIONS NOT EXCEEDING 2,000 FEET IN LENGTH. DEAD ENDS, BENDS OR OTHER FITTINGS SHALL HAVE A FIRM FOUNDATION AND BE SECURELY BLOCKED AGAINST THE TRENCH WALLS BEFORE TESTING OR COMPLETING THE BACKFILL AS SPECIFIED.
18. THE FULL TEST PRESSURE OF 65 POUNDS PER SQUARE INCH (PSI) SHALL BE HELD FOR NO LESS THAN TWO HOURS OR LONGER AS NECESSARY TO PERMIT THOROUGH EXAMINATION OF ALL EXPOSED JOINTS IN THE SECTION OF MAIN BEING TESTED. TEST PRESSURE SHALL BE MAINTAINED AT 65 PSI BY PUMPING WATER INTO THE PIPE IN ACCORDANCE WITH THE REQUIREMENTS OF AWWA C600.
19. LEAKAGE SHALL BE MEASURED BY THE QUANTITY OF WATER PUMPED INTO THE PIPE TO MAINTAIN TEST PRESSURE DURING TEST PERIOD. MAXIMUM PERMISSIBLE LEAKAGE SHALL BE LESS THAN THE NUMBER OF GALLONS PER HOUR DETERMINED BY THE FOLLOWING FORMULA:
    L= (S X D X (P).5)/133200
    L = ALLOWABLE LEAKAGE IN GPH
    S = LENGTH OF SECTION TESTED, IN FEET
    D = NOMINAL DIAMETER OF THE PIPE IN INCHES
    P = AVERAGE PRESSURE MAINTAINED DURING THE LEAKAGE TEST IN PSI.
    THE TEST PRESSURE SHALL BE SIXTY-FIVE (65) PSI.
20. WATER FOR TESTING SHALL BE OBTAINED FROM AN APPROVED WATER SOURCE. THE CONTRACTOR SHALL PROVIDE ALL WATER REQUIRED AT HIS OWN EXPENSE AND SHALL MAKE ALL NECESSARY ARRANGEMENTS WITH THE AUTHORITY WHICH CONTROLS THE SOURCE OF THE WATER SYSTEM AND SHALL BE GOVERNED IN HIS USE OF WATER BY ALL RULES AND REGULATIONS IMPOSED THEREON BY SAID AUTHORITY. THE CONTRACTOR SHALL PROVIDE AND REMOVE TEMPORARY CONNECTIONS BETWEEN THE SOURCE WATER SYSTEM AND THE MAINS CONSTRUCTED UNDER THIS CONTRACT. ALL TEMPORARY CONNECTIONS SHALL MEET THE APPROVAL OF THE LANDSCAPE ARCHITECT, THE AUTHORITY CONTROLLING THE SOURCE WATER SYSTEM AND PUBLIC HEALTH AUTHORITIES HAVING JURISDICTION.
21. ALL LEAKS SHALL BE LOCATED AND REPAIRED UNTIL THE TEST MEETS THE ABOVE REQUIREMENTS. ANY FAULTY FITTINGS, VALVES OR OTHER ACCESSORIES WHICH LEAK DURING TESTING SHALL BE REPAIRED AND TESTING SHALL BE REPEATED AS SPECIFIED ABOVE UNTIL CORRECTED. ANY REPLACEMENT OF FAULTY MATERIAL OR RETESTING SHALL BE AT THE EXPENSE OF THE CONTRACTOR.

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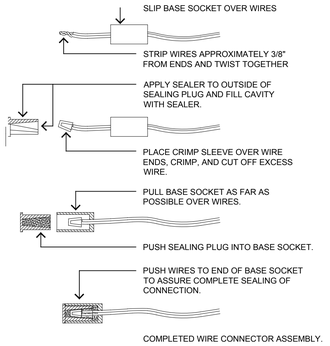
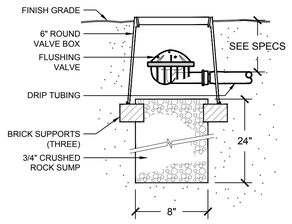
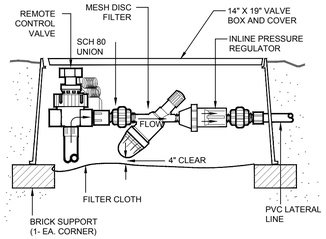


3M DIRECT BURY SPLICE KIT DBR/Y-6 FOR ALL AUTOMATIC VALVE WIRE CONNECTIONS.

TYPICAL WIRE CONNECTION
NOT TO SCALE



DRIP FLUSHING VALVE
NOT TO SCALE



TYP. DRIP VALVE
NOT TO SCALE

DRIP EQUIPMENT SCHEDULE:

REMOTE CONTROL VALVE: HUNTER PGV

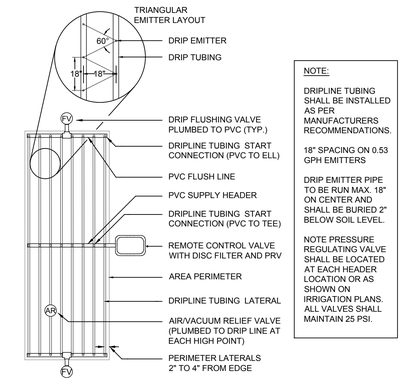
FILTER: TORO XD FILTER IT-ABF5020-3X-N

PRESSURE REGULATOR: TORO T-PR25-HF

DRIPLINE: TORO DL2000 SERIES PC DRIPLINE, RGP-218-05-E, 0.50 GPH, 18" EMITTER SPACING

AIR/VACUUM RELIEF VALVE: TORO T-YD-500-34

FLUSHING VALVE: TORO T-FCH-H-FIPT



NOTE:

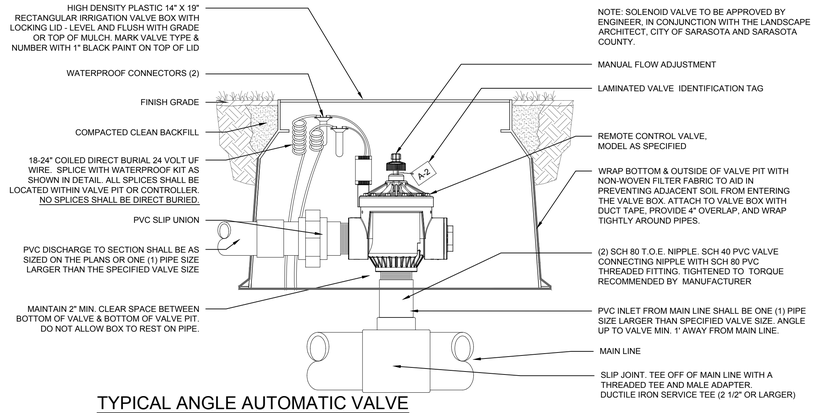
DRIPLINE TUBING SHALL BE INSTALLED AS PER MANUFACTURERS RECOMMENDATIONS.

18" SPACING ON 0.53 GPH EMITTERS

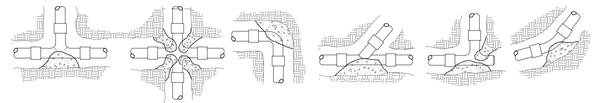
DRIP EMITTER PIPE TO BE RUN MAX. 18" ON CENTER AND SHALL BE BURIED 2" BELOW SOIL LEVEL.

NOTE PRESSURE REGULATING VALVE SHALL BE LOCATED AT EACH HEADER LOCATION OR AS SHOWN ON IRRIGATION PLANS. ALL VALVES SHALL MAINTAIN 25 PSI.

TYPICAL DRIP LAYOUT INSTALLATION
NOT TO SCALE



TYPICAL ANGLE AUTOMATIC VALVE
NOT TO SCALE



THRUST BLOCKS SHALL BE CONSTRUCTED BEHIND ALL MAIN LINE FITTINGS, TEES, BENDS, REDUCERS, LINE VALVES, PLUGS, CAPS, ETC., IN ACCORDANCE WITH PIPE MANUFACTURERS RECOMMENDATIONS.

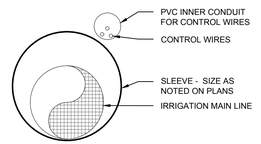
THRUST BLOCK SHALL BEAR AGAINST UNDISTURBED EARTH AND IN CASE THIS IS NOT POSSIBLE, THEY SHALL BE MADE CORRESPONDINGLY LARGER.

THRUST BLOCKS SHALL BE SO PLACED AS NOT TO INTERFERE WITH REPAIR TO JOINTS AND COUPLINGS AND SHALL BE A CONCRETE MIX CONSISTING OF ONE PART CEMENT, TWO PARTS SAND, AND 5 PARTS GRAVEL, MIXED AND PLACED FAIRLY DRY SO THEY MAY BE SHAPED EASILY. NO PRECAST UNITS SHALL BE USED.

PROVIDE & INSTALL 15# ROOFING FELT AS A SEPARATOR BETWEEN PIPE, FITTINGS & THRUST BLOCKS; PLACE CONCRETE DIRECTLY AGAINST FELT BUT NOT AGAINST PVC.

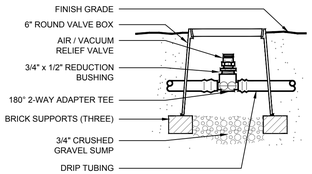
THRUST BLOCKS SHALL BE INSPECTED PRIOR TO BACKFILLING.

THRUST BLOCKING
NOT TO SCALE

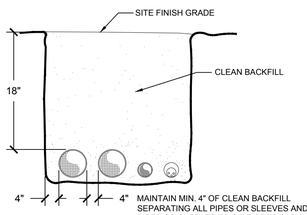


SLEEVE DETAIL
NOT TO SCALE

NOTES:
1. ALL SLEEVES SHALL BE SCH. 40 PVC WITH ALL JOINTS SOLVENT WELDED.
2. EXTEND SLEEVES 36" BEYOND THE OUTSIDE EDGE OF PAVEMENT OR BACK OF CURB. STAKE EACH END OF SLEEVES WITH SURVEYORS LATH MARKED "IRRIG SLEEVES".
3. PVC WIRE CONDUIT SHALL BE ONE CONTINUOUS RUN LENGTH FOR RUNS LESS THAN 20'. RUNS OF GREATER THAN 20' SHALL HAVE SOLVENT WELD JOINTS.

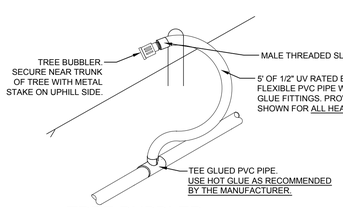


DRIP AIR/VACUUM RELIEF
NOT TO SCALE

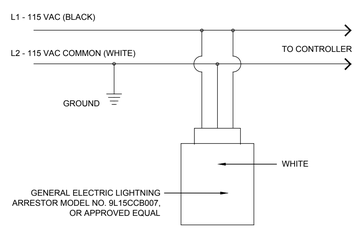


SET TOP OF PIPES OR SLEEVES 36" BELOW SITE FINISH GRADE. BACKFILL TRENCH WITH CLEAN FILL MATERIAL FREE OF ORGANIC MATERIAL AND ROCK.

TRENCH DETAIL
NOT TO SCALE



TREE BUBBLER
NOT TO SCALE



PROVIDE & INSTALL ONE (1) LIGHTNING ARRESTOR WITHIN EACH 115 VAC POWER SUPPLY CIRCUIT FOR CONTROLLERS.

LIGHTNING ARRESTOR DETAIL
NOT TO SCALE

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IRRIGATION DETAILS

L-08

ACAD DWG

IRRIGATION SYSTEM

I. GENERAL

1. SCOPE: UNDER THIS ITEM THE CONTRACTOR SHALL FURNISH AND INSTALL ALL MATERIALS AND EQUIPMENT FOR AN AUTOMATIC IRRIGATION SYSTEM IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS. THE CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIAL, CONSTRUCTION EQUIPMENT AND TECHNICAL SUPERVISION WHICH MAY BE REQUIRED TO PRODUCE AN OPERATIONAL SYSTEM.

2. CODES AND INSPECTIONS: THE ENTIRE INSTALLATION SHALL COMPLY FULLY WITH ALL LOCAL AND STATE LAWS AND ORDINANCES AND WITH ALL ESTABLISHED CODES APPLICABLE THERETO. THE CONTRACTOR SHALL TAKE OUT ALL REQUIRED PERMITS, ARRANGE FOR ALL NECESSARY INSPECTIONS AND SHALL PAY ALL FEES AND EXPENSES IN CONNECTION WITH SAME, AS PART OF THE WORK UNDER THIS CONTRACT. UPON COMPLETION OF THE WORK, HE SHALL FURNISH TO THE OWNER ALL INSPECTION CERTIFICATES CUSTOMARILY ISSUED IN CONNECTION WITH THE CLASS OF WORK INVOLVED.

3. DESCRIPTION OF SYSTEM: THE AUTOMATIC IRRIGATION SYSTEM SHALL CONSIST OF UNDER GROUND PIPING AND SPRINKLER EQUIPMENT TO INSURE COMPLETE COVERAGE OF THE AREAS AS SHOWN ON THE IRRIGATION PLAN. GATE VALVES SHALL BE INCORPORATED IN THE SYSTEM AS SHOWN ON THE PLANS TO SHUT OFF CERTAIN PORTIONS OF THE SYSTEM WHILE ALLOWING OPERATION OF THE REMAINING SPRINKLER OUTLETS.

4. PROGRESS OF WORK: BEGIN WORK WHEN ORDERED TO DO SO BY THE LANDSCAPE ARCHITECT. THIS WORK MUST PROCEED IN AN ORDERLY MANNER AND IN ACCORDANCE WITH WHATEVER JOB SCHEDULE MAY BE SET UP TO AVOID DELAY OR INTERFERENCE WITH OTHER CONSTRUCTION WORK. THE IRRIGATION WORK SHALL PROCEED IN CONJUNCTION WITH THE GENERAL CONSTRUCTION WORK OF THE PROJECT. THE CONTRACTOR MUST PROVIDE MEANS OF ACCESS TO ALL SITE FEATURES AT ALL TIMES SO AS NOT TO IMPEDE THE GENERAL CONSTRUCTION WORK IN AREAS UNDER CONSTRUCTION, AND LEAVE THE AREA OF IRRIGATION WORK IN A FINELY GRADED CONDITION WITH ALL STONE OR ROCK REMOVED AND SMOOTHLY BLENDED TO ADJACENT AREAS.

5. STAKING AND LAYOUT:

1. IT IS TO BE RECOGNIZED, DUE TO THE ARTISTIC NATURE OF LANDSCAPE PLANTING DESIGN AND CONSTRUCTION, THAT THE LANDSCAPE PLANTING AS CONSTRUCTED MAY DIFFER SLIGHTLY FROM THE PLANS DRAWN FOR CONSTRUCTION OF THE IRRIGATION SYSTEM.

THE CONTRACTOR SHALL BE PREPARED TO ADJUST INSTALLATION OF THE IRRIGATION SYSTEM SO THAT IT WILL PROPERLY IRRIGATE PLANTED FEATURES CONSTRUCTED IN ACCORDANCE WITH THE EVIDENT INTENT OF THE IRRIGATION PLANS, AS INTERPRETED BY THE LANDSCAPE ARCHITECT.

2. AN AGENT OF THE CONTRACTOR SHALL STAKE THE LOCATION ON THE GROUND OF ALL IRRIGATION EQUIPMENT TO BE INSTALLED. IN STAKING THE LOCATIONS OF THE SPRINKLER OUTLETS, HE SHALL ADJUST THE STAKING AS REQUIRED TO BEST IRRIGATE THE AREA BEING DEVELOPED AND SHALL STRIVE TO MAINTAIN A UNIFORM SPACING BETWEEN THE VARIOUS OUTLETS. THIS SPACING MAY VARY ACCORDING TO MANUFACTURES RECOMMENDATIONS WHERE ADJUSTMENT OF SPACING IS REQUIRED TO FIT THE LANDSCAPE DEVELOPMENT AS CONSTRUCTED. ROUTING OF THE PIPE SHALL BE IN ACCORDANCE WITH THE IRRIGATION PIPING PLAN EXCEPT THAT THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO CHANGE THE ROUTING OF PIPE FROM THAT SHOWN ON THE PLAN AND TO CHANGE THE DEPTH OF TRENCH AND COVER OVER THE TOP OF PIPE IN CASE OF ROCK OR OTHER OBSTACLE. IN NO EVENT SHALL FIELD CHANGES OF THIS NATURE AFFECT THE OVERALL COST OF THE PROJECT EXCEPT WHERE THESE CHANGES MAY ALTER THE QUANTITY OF MATERIALS TO BE PROVIDED ACCORDING TO THE PLAN. THE CONTRACTOR MAY ADJUST THE LOCATION OF ANY PIPELINE TO AVOID LEDGE ROCK, STUMPS OR OTHER OBSTACLES, PROVIDED THAT SUCH ADJUSTMENT DOES NOT INCREASE THE QUANTITY OF PIPE REQUIRED AND IS NOT IN CONFLICT WITH THE EVIDENT INTENT OF THE PLAN.

3. SEE IRRIGATION PLAN FOR CONNECTIONS TO WATER SOURCE, PIPE SIZES AND LOCATION, HEADS AND VALVES. TIME CLOCK(S)/ CONTROLLER(S) SHALL BE LOCATED AT THE DIRECTION OF THE LANDSCAPE ARCHITECT.

4. THE IRRIGATION CONTRACTOR SHALL CAREFULLY REVIEW BED AND PAVING CUT-OUT LOCATIONS, WALKS, ROADS, PROPERTY LINES AND OTHER SITE FEATURES AND INSTALL HIS WORK ACCORDING TO THE INTENT OF THE IRRIGATION PLAN. SHOULD HEADS AND/OR LINES OR OTHER SYSTEM COMPONENTS BE IMPROPERLY LOCATED THEY SHALL BE PROPERLY RELOCATED AT THE CONTRACTORS EXPENSE.

6. RECORD PLAN:

1. THE CONTRACTOR SHALL MAINTAIN AT ALL TIMES AN UP-TO-DATE RECORD PLAN OF THE IRRIGATION SYSTEM AS BUILT. THE PLAN SHALL INDICATE THE LOCATION AND MEASUREMENTS, TO THE NEAREST FOOT, OF ALL MAINLINE PIPE INSTALLED, INCLUDING ALL AUTOMATIC AND GATE VALVES; SPLICE BOXES; MAIN LINE TEES, ELBOWS AND FITTINGS; PULSE AND COMMON CONTROL WIRE ROUTINGS; EQUIPMENT LOCATIONS; SLEEVE LOCATIONS; AND, THE CONTRACTOR SHALL MAKE SUCH MODIFICATIONS TO ANY NOTES AND/OR DETAILS AS APPROPRIATE TO SHOW THE FINAL INSTALLED CONDITION OF THE OVERALL SYSTEM. THE RECORD PLAN SHALL BE AN ORIGINAL PLAN, DRAWN IN INK ON A GOOD GRADE OF TRACING PAPER AT THE SCALE OF THE ORIGINAL PLAN AS BID; OR, UPON REQUEST, THE LANDSCAPE LANDSCAPE ARCHITECT MAY SUPPLY TO THE CONTRACTOR A PLASTIC SEPIA OF THE PLAN WHICH MAY BE MODIFIED TO PRESENT THE AS-BUILT CONDITION OF THE SYSTEM. ANY SUCH SEPIA SHALL BE USED ONLY FOR RECORD PLAN DRAWINGS AND SHALL BE RETURNED TO THE LANDSCAPE LANDSCAPE ARCHITECT WITH THE FINAL PAY REQUEST. IT SHALL BE KEPT UP TO DATE DURING THE INSTALLATION OF THE SYSTEM AND SHALL ACCURATELY INDICATE THE LOCATION OF ALL EQUIPMENT INSTALLED TO THAT TIME. A COPY SHALL BE AVAILABLE ON THE SITE FOR INSPECTION AT ALL TIMES.

2. THE CONTRACTOR SHALL SUBMIT ONE (1) PRINT OF THE RECORD PLAN TO THE LANDSCAPE ARCHITECT FOR HIS REVIEW SIMULTANEOUSLY WITH EACH DRAW REQUEST AS THE PROJECT PROGRESSES. SUCH SUBMISSIONS SHALL BE COMPLETE THROUGH THE CURRENT WORK FOR WHICH PAYMENT IS REQUESTED.

3. AT LEAST TEN DAYS PRIOR TO SCHEDULED DATE OF THE FINAL INSPECTION OF THE COMPLETED IRRIGATION SYSTEM THE CONTRACTOR SHALL SUBMIT TO THE LANDSCAPE ARCHITECT, FOR HIS APPROVAL, A COMPLETE AND CORRECT COPY OF THE RECORD PLAN AND THREE (3) COPIES OF MANUFACTURER'S MAINTENANCE AND OPERATING INSTRUCTIONS FOR ALL VALVES, SPRINKLERS AND OTHER EQUIPMENT INSTALLED.

7. DEFINITIONS: THE FOLLOWING DEFINITIONS ARE IN ADDITION TO, SUPPLEMENT, AND/OR COMPLEMENT THESE SET FORTH ELSEWHERE IN THESE SPECIFICATIONS, WHEREVER THE FOLLOWING TERMS, OR PRONOUNS IN PLACE OF THEM, ARE USED IN THESE SPECIFICATIONS, THEIR INTENT AND MEANINGS SHALL BE INTERPRETED AS FOLLOWS:

SW: SOLVENT WELD PVC PIPE AND/OR FITTINGS.

RG: RUBBER GASKETED OR O-RING PVC PIPE AND/OR FITTINGS.

QCV: QUICK COUPLER VALVE, AS SPECIFIED.

HB: HOSE BIBB, AS SPECIFIED.

SLEEVE: A CONDUIT FOR ENCOMPASSING OTHER PIPES, WIRES, CABLES, ETC. WITH THE PURPOSE OF PRESENTING EASE OF ACCESS AND/OR REPLACEMENT OF SUCH PIPES, WIRES, CABLES, ETC. WITHIN

II. MATERIALS

1. GENERAL: ALL MATERIALS AND EQUIPMENT SHALL BE SUPPLIED BY THE CONTRACTOR AND NO SUBSTITUTIONS SHALL BE ALLOWED WITHOUT THE PRIOR WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL INSPECT ALL MATERIALS AND EQUIPMENT PRIOR TO INSTALLATION AND ANY DEFECTIVE MATERIALS AND EQUIPMENT SHALL BE REPLACED WITH THE PROPER MATERIALS AND EQUIPMENT. THOSE ITEMS USED IN THE INSTALLATION THAT ARE FOUND TO BE DEFECTIVE OR IMPROPERLY INSTALLED SHALL BE REMOVED AND THE PROPER MATERIALS AND EQUIPMENT INSTALLED IN THE PROPER MANNER.

2. PVC PIPE AND FITTINGS:

1. ALL PIPE SHALL BE CLASS 160 UNPLASTICIZED POLYVINYL CHLORIDE PIPE, TYPE 1120 OR 1220, OR BETTER. PIPE FROM 2" SIZE UP OPERATING IN EXCESS OF 90 PSI SHALL BE GASKETED PIPE. SOLVENT WELD PIPE MAY BE USED IN ALL OTHER INSTANCES. OUTSIDE DIAMETER TO WALL THICKNESS RATIOS SPECIFIED IN CS 246-63 FOR STANDARD DIMENSION RATION (SDR-PR) PIPE SHALL BE MAINTAINED IN THE BARREL OF THE PIPE. MINIMUM WALL THICKNESS AT THE BELL JOINT SHALL BE AS FOLLOWS:

CLASS 160 (SDR 26)

2 1/2"	3"	4"	6"	8"	10 "
.132"	.159"	.205"	.298"	.386"	.480"

2. PIPE AND FITTINGS SHALL BE MADE FROM CLEAN, VIRGIN, NSF APPROVED TYPE I, GRADE I (PVC 1120) PVC, CONFORMING TO ASTM RESIN SPECIFICATION D 1784-60T.

3. ALL PIPE SHALL BE PRESSURE RATED AT HYDROSTATIC WORKING PRESSURES OF 160 PSI 73.4 DEGREES F. AND SHALL MEET REQUIREMENTS AS SET FORTH IN COMMERCIAL STANDARD CS 256-63 WITH STANDARD DIMENSION RATIO SDR 26.

3. RISERS AND SWING JOINT NIPPLES: ALL RISERS IN EXCESS OF 12" ABOVE GRADE AND/OR SWING JOINT NIPPLES SHALL BE UNPLASTICIZED POLYVINYL CHLORIDE, SCHEDULE 80, THREADED PIPE. FITTINGS ON SWING JOINTS SHALL BE MARLEX, SCHEDULE 80, THREADED ELBOWS OR STREET ELBOWS. ASSEMBLE WITH TEFLON TAPE ONLY. FOR SYSTEMS OPERATING AT LESS THAN 90 PSI, SWING JOINTS MAY BE CONSTRUCTED OF FLEXIBLE PVC AND INSERT FITTINGS AS PER PLAN DETAIL.

4. 110-120 VOLT ELECTRIC WIRING: ALL 120 VOLT AC WIRING SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL ELECTRIC CODES BY A LICENSED ELECTRICIAN. 110-120 VOLT SERVICE TO CONTROLLER SHALL CONSIST OF ONE BLACK AND ONE WHITE WIRE AND GROUND. ALL WIRING SHALL BE BURIED TO MINIMUM DEPTH OF 20". WIRE SHALL BE FURNISHED IN MINIMUM 2500' REELS AND SPLICED ONLY IN CONTROLLER OR VALVE BOXES. ALL SPLICES IN WIRING SHALL BE MADE WATERTIGHT.

5. VALVE CONTROL LINES:

1. 24 VOLT ELECTRIC - ELECTRIC CONTROL LINES FROM CONTROLLER TO AUTOMATIC VALVES SHALL BE DIRECT BURIAL UF WIRE OF A DIFFERENT COLOR THAN THE 110-120 VOLT SERVICE TO CONTROLLERS. THE 24 VOLT COMMON GROUND SHALL BE OF ONE CONTINUAL COLOR AND A DIFFERENT COLOR THAN THE OTHER 24 VOLT LINES AND THE 110-120 VOLT SERVICE. ALL WIRE SHALL BE FURNISHED IN MINIMUM 2,500' REELS AND SPLICING SHALL BE MINIMIZED, WITH SUCH SPLICES MADE WATERPROOF WITH THE USE OF WATERPROOF SCOTCHLOK OR PEN-TITE KITS. ALL 24 VOLT WIRING SHALL BE DONE IN ACCORDANCE WITH EXISTING CODES. SPLICING SHALL BE IN VALVE BOXES OR CONTROLLERS ONLY. EACH TIMECLOCK/CONTROLLER SHALL HAVE ITS OWN COMMON WIRE(S) SERVICING THAT CONTROLLER AND ALL VALVES ASSOCIATED WITH IT.

6. SPRINKLER HEADS, CONTROLLERS, AUTOMATIC VALVES: SHALL BE AS CALLED FOR ON THE IRRIGATION PLAN OR APPROVED EQUAL.

7. QUICK COUPLING VALVES AND/OR HOSE BIBBS: QUICK COUPLING VALVES AND KEYS OR HOSE BIBBS SHALL BE AS SPECIFIED ON THE PLANS. LOCATE AS SHOWN ON THE IRRIGATION PLAN. IF THE PLAN SPECIFIES HOSE BIBBS RATHER THAN QUICK COUPLING VALVES, PROVIDE AND INSTALL HOSE BIBBS WITHIN VALVE BOXES AS NOTED ON PLANS.

8. GATE VALVES:

1. GATE VALVES SHALL BE AS SPECIFIED ON THE PLANS, OR APPROVED EQUAL. EACH VALVE SHALL BE AFFORDED ACCESS THROUGH A PVC OR FIBERGLASS BOX EQUIPPED WITH COVER.

2. PROVIDE TWO (2) GATE VALVE KEYS.

3. GATE VALVES AT LINE SIZE SHALL BE LOCATED AS SHOWN ON THE CONTRACT DRAWINGS.

9. PRESSURE REGULATING VALVES: COMBINATION PRESSURE REDUCING, PRESSURE SUSTAINING AND CHECK VALVES, AS MANUFACTURED BY CLA-VAL, OR APPROVED EQUAL, SHALL BE INSTALLED WHERE SHOWN ON THE IRRIGATION DESIGN PLAN. THE VALVE SHALL BE AS SIZED ON THE PLAN, DIAPHRAGM OPERATED, SINGLE SEAT, GLOBE VALVES. A MODEL XIOSL LIMIT SWITCH SHALL BE INSTALLED.

10. MISCELLANEOUS SYSTEM COMPONENTS: ALL MISCELLANEOUS SYSTEM COMPONENTS SHALL BE OF THE TYPE AND SIZE AS INDICATED ON THE IRRIGATION DESIGN PLAN AND DETAIL DRAWINGS.

11. VALVE BOXES: ALL VALVES, SPLICES WITHIN VALVE CONTROL LINES, HOSE BIBBS AND/OR QUICK COUPLER VALVES SHALL BE LOCATED WITHIN AN NDS, OR EQUAL, VALVE BOX AS FOLLOWS:

12"X17"
STANDARD RECTANGULAR VALVE BOX AND COVER MODEL NO. NDS #113PBCR FOR REUSE PURPLE AND NDS #114BC FOR GREEN.

ALL BOXES AND PITS SHALL BE FITTED WITH NDS, OR EQUAL, EXTENSIONS AS NECESSARY TO PROVIDE A MINIMUM OF 2" CLEAR SPACE BELOW THE BOTTOM OF THE VALVE, FILTER OR FITTING CONTAINED WITHIN THE BOX.

12. MAXICOM COMPONENTS: THE CONTRACTOR SHALL SUBMIT COMPLETE SHOP DRAWINGS INCLUDING MANUFACTURERS TECHNICAL DATA FOR COMPONENT PARTS OF THE MAXICOM SYSTEM. COMMENCE NO WORK BEFORE APPROVAL BY THE LANDSCAPE ARCHITECT. SEE LANDSCAPE ARCHITECTS DRAWINGS FOR REQUIRED COMPONENTS.

THE CONTRACTOR IS RESPONSIBLE FOR ARRANGING FOR GROUNDING TESTS AND TO INSTALL ALL GROUNDING PER THE MANUFACTURERS RECOMMENDATIONS.

III. EXECUTION

1. GENERAL: THE CONTRACTOR SHALL DILIGENTLY FOLLOW THE MANUFACTURER'S RECOMMENDATIONS FOR INSTALLING PIPE, VALVES, SPRINKLERS AND ALL OTHER ITEMS. THE PIPE SHALL BE LAID IN TRUE, SMOOTH ALIGNMENT WITH SUFFICIENT COVER AND THRUST BLOCKING TO PREVENT EXCESSIVE MOVEMENT.

2. TRENCH EXCAVATION:

1. ALL TRENCHES SHALL BE EXCAVATED TO SUFFICIENT DEPTHS TO PROVIDE A MINIMUM OF 10" COVER ON LATERALS AND 18" COVER ON MAINS. (FOR THOSE LINES OPERATING LESS THAN 90 PSI.)

LINES OPERATING IN EXCESS OF 90 PSI SHALL HAVE 24" OF COVER.

2. TRENCH BOTTOM SHALL BE CLEAN AND SMOOTH WITH ALL ROCK, SOIL AND ORGANIC DEBRIS REMOVED. ALL TRENCHES SHALL BE ONLY AS WIDE AS NECESSARY TO PERMIT EASY HANDLING AND INSTALLATION OF PIPE IN THEM.

3. PIPE SHALL BE PLACED SO THAT BARREL OF PIPE AND COUPLING ARE A MINIMUM OF 2" ABOVE HIGH POINTS OF THE TRENCH BOTTOM.

3. ROCK EXCAVATION: IN THE EVENT LEDGE ROCK, BOULDERS, STUMPS, OR OTHER OBSTRUCTION IS ENCOUNTERED IN EXCAVATION OF THE TRENCHES, WHICH CAN NOT BE REMOVED BY THE EQUIPMENT IN USE OR TRACTOR MOUNTED BACKHOE, THE CONTRACTOR SHALL ADJUST THE LINE OR THE TRENCH TO CIRCUMVENT IT, AS PART OF HIS WORK. IF THE OBSTRUCTION CAN NOT BE AVOIDED, THE CONTRACTOR SHALL REMOVE IT BY BLASTING.

4. BEDDING MATERIAL: EXCAVATED MATERIAL, EXCEPT IN THE CASE OF EXCAVATED ROCK, IS USUALLY SATISFACTORY FOR BEDDING OF PIPE.

5. THRUST BLOCKS:

1. THRUST BLOCKS SHALL BE CONSTRUCTED BEHIND ALL MAINLINE FITTINGS, TEES, BENDS, REDUCERS, LINE VALVES, PLUGS, CAPS, ETC., IN ACCORDANCE WITH PIPE MANUFACTURER'S RECOMMENDATIONS AND PLAN DETAILS.

2. THRUST BLOCK SHALL BEAR AGAINST UNDISTURBED EARTH, AND, IN CASE THIS IS NOT POSSIBLE, THEY SHALL BE MADE CORRESPONDINGLY LARGER.

3. THRUST BLOCKS SHALL BE SO PLACED AS NOT TO INTERFERE WITH REPAIR TO JOINTS AND COUPLINGS AND SHALL BE A CONCRETE MIX CONSISTING OF ONE PART CEMENT, TWO PARTS SAND AND FIVE PARTS GRAVEL, MIXED AND PLACED FAIRLY DRY SO THEY MAY BE SHAPED EASILY. NO PRECAST UNITS SHALL BE USED.

6. GATE VALVES:

1. ALL VALVES SHALL BE CLOSED AT TIME OF INSTALLATION AND SHALL BE SET PLUMB. REACH WELLS SHALL BE INSTALLED SO THAT LID IS SET 1/2" BELOW FINISHED GRADE. GATE VALVES SHALL BE LOCATED AS SHOWN ON THE PLANS AND OF A SIZE EQUAL TO THE PIPELINE ON WHICH IT IS INSTALLED.

2. GATE VALVES SHALL BE INSTALLED SO THE LOWER END RESTS FIRMLY ON THE GROUND AND SHALL BE DESIGNED TO WITHSTAND 2,000 LBS. WITHOUT FAILING.

7. BACKFILL:

1. AFTER PROPER BEDDING OF PIPE IS ACHIEVED, THE BALANCE OF BACKFILL SHALL BE PLACED AND SUITABLY COMPACTED BY TAMPING MECHANICALLY OR HYDRAULICALLY TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT. BACKFILL WITHIN AREAS TO BE PAVED OVER SHALL BE COMPACTED TO 98% MODIFIED PROCTOR MAXIMUM DENSITY. TESTING, IF REQUIRED, WILL BE AT THE OWNER'S EXPENSE FOR ALL PASSED TESTS; ALL FAILED TESTS WILL BE BACK CHARGED TO THE CONTRACTOR.

2. NO LINES SHALL BE COVERED UNTIL THEY HAVE BEEN PASSED BY INSPECTION HEREINAFTER DESCRIBED, EXCEPT THAT LINES MAY BE COVERED WITH ALL JOINTS LEFT OPEN FOR INSPECTION.

3. IN THE CASE OF CUTTING OF PAVED ROADS OR DRIVES, ALL BACK FILL SHALL BE COMPACTED AND THE TOP 6" OF BACK FILL SHALL BE POURED IN 3,000 PSI CONCRETE. THE FINAL PATCH SHALL BE MADE TO MATCH THE GRADE AND MATERIAL OF THE ADJACENT FINISH ROAD OR DRIVE.

8. TURF AREA HEADS: HEADS IN LAWN AREAS SHALL BE SET FLUSH WITH SOD. ALL OTHER HEADS SHALL BE ADJUSTED TO SOD HEIGHT AFTER INSTALLATION OF SOD OR SEEDING OPERATIONS.

9. PLANTING & GROUNDCOVER AREA HEADS: HEADS IN PLANTING AREAS SHALL HAVE A CONCRETE MUD SUPPORT 8" IN DIAMETER AND 4" DEEP PLACED 2" BELOW GRADE AND ABOVE GRADE FOR ALL RISERS OF 24" OR GREATER IN HEIGHT. HEADS IN PLANTING AND GROUNDCOVER AREAS SHALL BE STUBBED 24" ABOVE GRADE AND HEIGHT ADJUSTED AFTER PLANTING OPERATIONS ARE COMPLETE. ALL RISERS SHALL BE CLEARLY MARKED BY 18" STAKES WITH BLUE ENGINEER'S FLAG ATTACHED. STAKES SHALL BE MAINTAINED THROUGHOUT THE JOB AND REMOVED AT COMPLETION AS DIRECTED.

10. PIPING: PIPING SHALL RUN AS STRAIGHT AS POSSIBLE. PIPE SHALL BE CUT SQUARE, PROPERLY REAMED TO REMOVE CONSTRICTIONS OR BURRS BEFORE MAKING UP JOINTS. ALL MAINS AND LATERALS SHALL BE THOROUGHLY FLUSHED BEFORE VALVES OR HEADS ARE INSTALLED.

ALL RISERS WITHIN PLANTING AND GROUNDCOVER ARES SHALL BE PAINTED FLAT BLACK WITH A PAINT WHICH ADHERES WELL TO PVC.

11. EXISTING INSTALLATIONS: IN ANY INSTANCE WHERE THE CONTRACTOR IS REQUIRED TO CUT INTO ANY EXISTING IRRIGATION INSTALLATION FOR THE PURPOSE OF REPAIR AND/OR CONNECTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLUSHING AND TESTING OF ALL LINES AND CLEANING OF ALL HEADS, NOZZLES, AND COMPONENTS WHICH MAY BE AFFECTED BY SUCH CUT. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO IMMEDIATELY REPORT ANY DAMAGE SUBSEQUENT TO SUCH CUTS OR REPAIRS TO THE LANDSCAPE LANDSCAPE ARCHITECT SO THAT PROPER RESOLUTION OF THE DAMAGE MAY BE DETERMINED. WHEN INTERFACING WITH EXISTING IRRIGATION SYSTEMS IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO SCHEDULE HIS WORK IN SUCH A MANNER THAT THE EXISTING SYSTEM WILL REMAIN OPERATIONAL FOR THE GREATEST LENGTH OF TIME POSSIBLE. THE CONTRACTOR SHALL KEEP THE OWNER AND LANDSCAPE LANDSCAPE ARCHITECT APPRAISED OF HIS SCHEDULE IN THIS MATTER.

12. RESTORATION; ANY AREAS THAT HAVE BEEN DISTURBED MUST BE FULLY RESTORED. CONTRACTOR TO RAKE OUT AND SEED OR SOD AREAS DISTURBED BY TRENCHES AND IRRIGATION INSTALLATION. AREAS UNDER 12" IN WIDTH SHALL BE SEEDED. AREAS OVER 12" IN WIDTH SHALL BE SODDED. SEED OR SOD SHALL MATCH EXISTING TURF.

13. HYDROSTATIC TESTING: AFTER THE PIPE HAS BEEN LAID AND BACKFILLED, THE MAIN LINE PIPE SHALL BE HYDROSTATICALLY TESTED FOR LEAKAGE. THE CONTRACTOR SHALL FURNISH THE PUMP, PIPE CONNECTION, BLOW OFF VALVES AND ANY OTHER NECESSARY APPARATUS INCLUDING GAUGES AND METERS AND ALL PERSONNEL NECESSARY FOR CONDUCTING THE TEST. BEFORE APPLYING THE TEST PRESSURE, ALL AIR SHALL BE EXPELLED FROM THE PIPE. IF NECESSARY, THREADED TAPS SHALL BE MADE AT THE POINTS OF HIGHER ELEVATIONS AND THEN CLOSED WITH PLUGS.

WHEN PRACTICAL, TESTS SHALL BE MADE ON SECTIONS BETWEEN VALVES, OR SECTIONS NOT EXCEEDING 2,000 FEET IN LENGTH. DEAD ENDS, BENDS OR OTHER FITTINGS SHALL HAVE A FIRM FOUNDATION AND BE SECURELY BLOCKED AGAINST THE TRENCH WALLS BEFORE TESTING OR COMPLETING THE BACKFILL AS SPECIFIED.

THE FULL TEST PRESSURE OF 65 POUNDS PER SQUARE INCH (PSI) SHALL BE HELD FOR NO LESS THAN TWO HOURS OR LONGER AS NECESSARY TO PERMIT THOROUGH EXAMINATION OF ALL EXPOSED JOINTS IN THE SECTION OF MAIN BEING TESTED. TEST PRESSURE SHALL BE MAINTAINED AT 65 PSI BY PUMPING WATER INTO THE PIPE IN ACCORDANCE WITH THE REQUIREMENTS OF AWWA C600.

LEAKAGE SHALL BE MEASURED BY THE QUANTITY OF WATER PUMPED INTO THE PIPE TO MAINTAIN TEST PRESSURE DURING TEST PERIOD. MAXIMUM PERMISSIBLE LEAKAGE SHALL BE LESS THAN THE NUMBER OF GALLONS PER HOUR DETERMINED BY THE FOLLOWING FORMULA:
L= (S X D X (P).5)/133200

L = ALLOWABLE LEAKAGE IN GPH
S = LENGTH OF SECTION TESTED, IN FEET
D = NOMINAL DIAMETER OF THE PIPE IN INCHES
P = AVERAGE PRESSURE MAINTAINED DURING THE LEAKAGE TEST IN PSI. THE TEST PRESSURE SHALL BE SIXTY FIVE (65) PSI.

WATER FOR TESTING SHALL BE OBTAINED FROM AN APPROVED WATER SOURCE. THE CONTRACTOR SHALL PROVIDE ALL WATER REQUIRED AT HIS OWN EXPENSE AND SHALL MAKE ALL NECESSARY ARRANGEMENTS WITH THE AUTHORITY WHICH CONTROLS THE SOURCE OF WATER SYSTEM AND SHALL BE GOVERNED IN HIS USE OF WATER BY ALL RULES AND REGULATIONS IMPOSED THEREON BY SAID AUTHORITY. THE CONTRACTOR SHALL PROVIDE AND REMOVE TEMPORARY CONNECTIONS BETWEEN THE SOURCE WATER SYSTEM AND THE MAINS CONSTRUCTED UNDER THIS CONTRACT. ALL TEMPORARY CONNECTIONS SHALL MEET THE APPROVAL OF THE LANDSCAPE ARCHITECT, THE AUTHORITY CONTROLLING THE SOURCE WATER SYSTEM AND PUBLIC HEALTH AUTHORITIES HAVING JURISDICTION.

ALL LEAKS SHALL BE LOCATED AND REPAIRED UNTIL THE TEST MEETS THE ABOVE REQUIREMENTS. ANY FAULTY FITTINGS, VALVES OR OTHER ACCESSORIES WHICH LEAK DURING TESTING SHALL BE REPEATED AS SPECIFIED ABOVE. ANY REPLACEMENT OF FAULTY MATERIAL OR RETESTING SHALL BE AT THE EXPENSE OF THE CONTRACTOR.

END OF SECTION 2-0274

CALL 48 HOURS BEFORE YOU DIG
IT'S THE LAW! DIAL 811
811 Know what's below. Call before you dig.
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

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ACAD DWG

SITE DEVELOPMENT PLANS FOR:
MAIN CITY PLAZA
BRADENTON, FL

PROJECT NO.	2025-14
SCALE	AS SHOWN
DATE	04-03-2025
DRAWN BY	JA
ISSUED	04-03-2025

REVISIONS

NO.	DESCRIPTION	INIT.	NO.	DESCRIPTION	INIT.

PHILLIP J. SMITH RLA #1096

dwja LANDSCAPE ARCHITECTS
DAVID W. JOHNSTON ASSOCIATES
1717 SECOND STREET, SUITE A • SARASOTA, FL 34236 • (941) 366-3159

IRRIGATION SPECIFICATIONS

L-09

City of Bradenton
Planning and Community Development Department
City Council Public Hearing
December 10, 2025

Staff Report

Case Number: PLN-SUP-25-0021 / RES 25-99
Applicant: Abed Suwaity, Agent
Address: 126 5th Avenue Drive East, 604 2nd Street East, and 608 2nd Street East, Bradenton, FL
Zoning/Future Land Use: T-5 (Urban Center)/UCBD (Urban Central Business District)
Flood Zone: X

Surrounding Property:

Zoning:
North: T5 (Urban Center)
South: T5 (Urban Center)/6th Avenue East
East: T-5 (Urban Center)
West: T4-O (General Urban Open)/2nd Street East

Future Land Use:
North: UCBD (Urban Central Business District)
South: UCBD (Urban Central Business District)/6th Avenue East
East: UCBD (Urban Central Business District)
West: UCBD (Urban Central Business District)/2nd Street East

Summary of Request

The applicant is seeking approval of a Special Use Permit for a Drive Thru for property located at 126 5th Avenue Drive East, 604 2nd Street East, and 608 2nd Street East, Bradenton, FL, also identified as Parcel Numbers 3174300008, 3174500003 and 3174400006. The subject property is zoned T-5 (Urban Center), with a future land use of UCBD (Urban Central Business District). The properties are approximately 0.3696 acres.

The lots are currently vacant. Drive Thrus are listed as a Special Use in the Form Based Code. Auto-oriented uses such as gas stations, car washes,

vehicles sales, auto repair, vehicle storage, and drive thru's are prohibited in the Urban Central Business District unless located on US 301 or SR 64 (5th Avenue and 6th Avenue) a specifically authorized and approved by the City Council pursuant to the provision of the Land Use Regulations. This project falls into this exception area.

The subject parcels and surrounding area are shown on the following aerial map.

Figure 1: Aerial Image

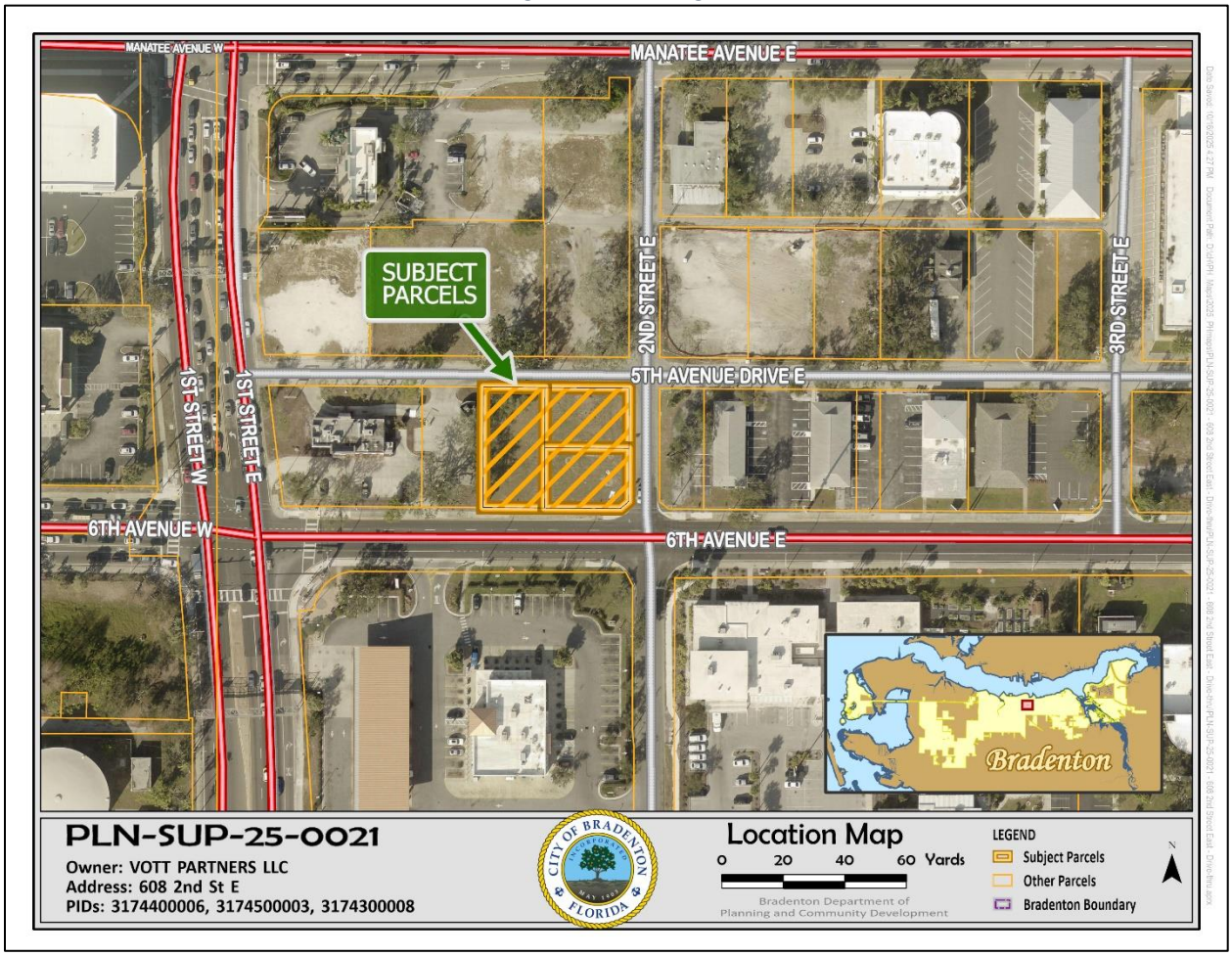
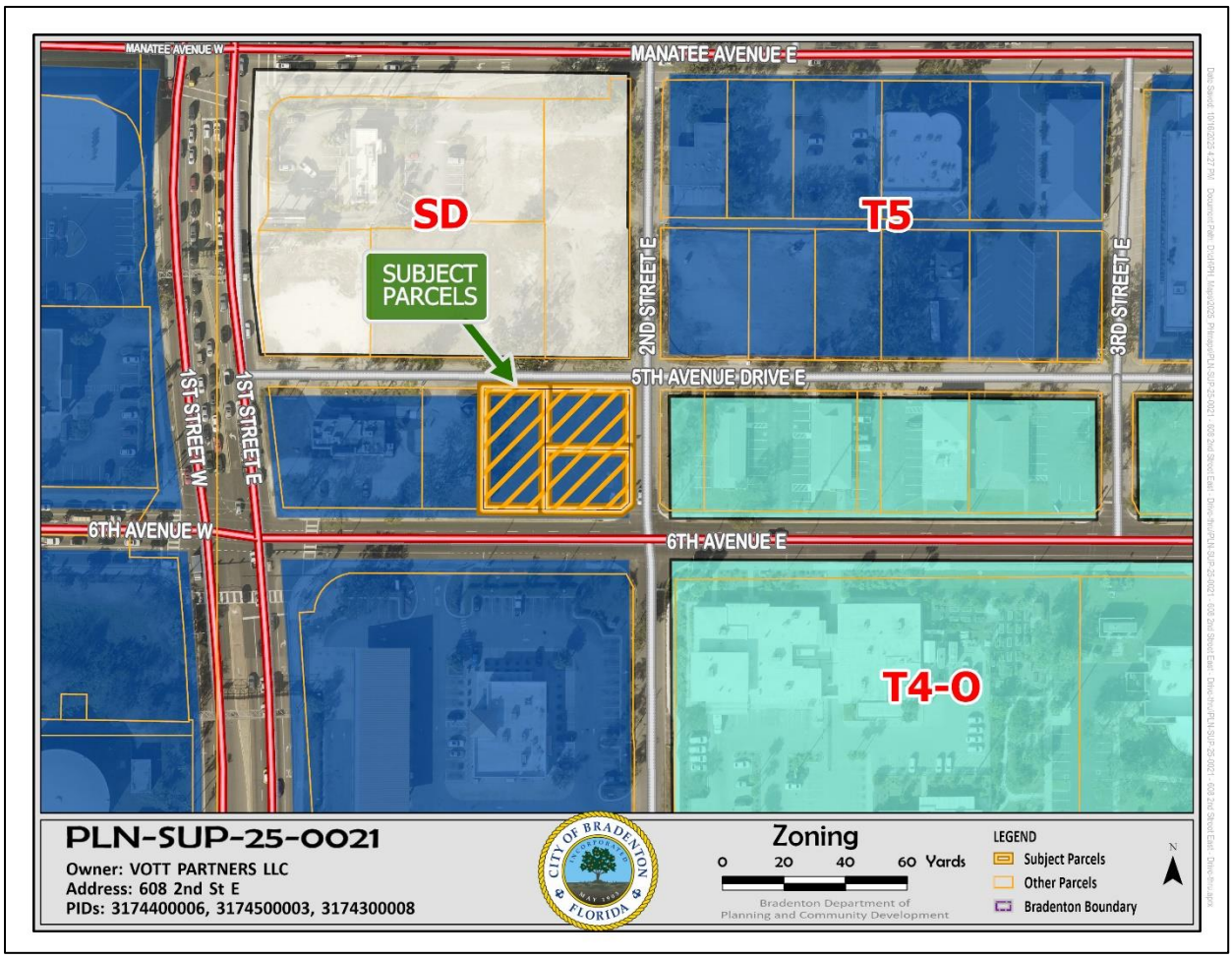
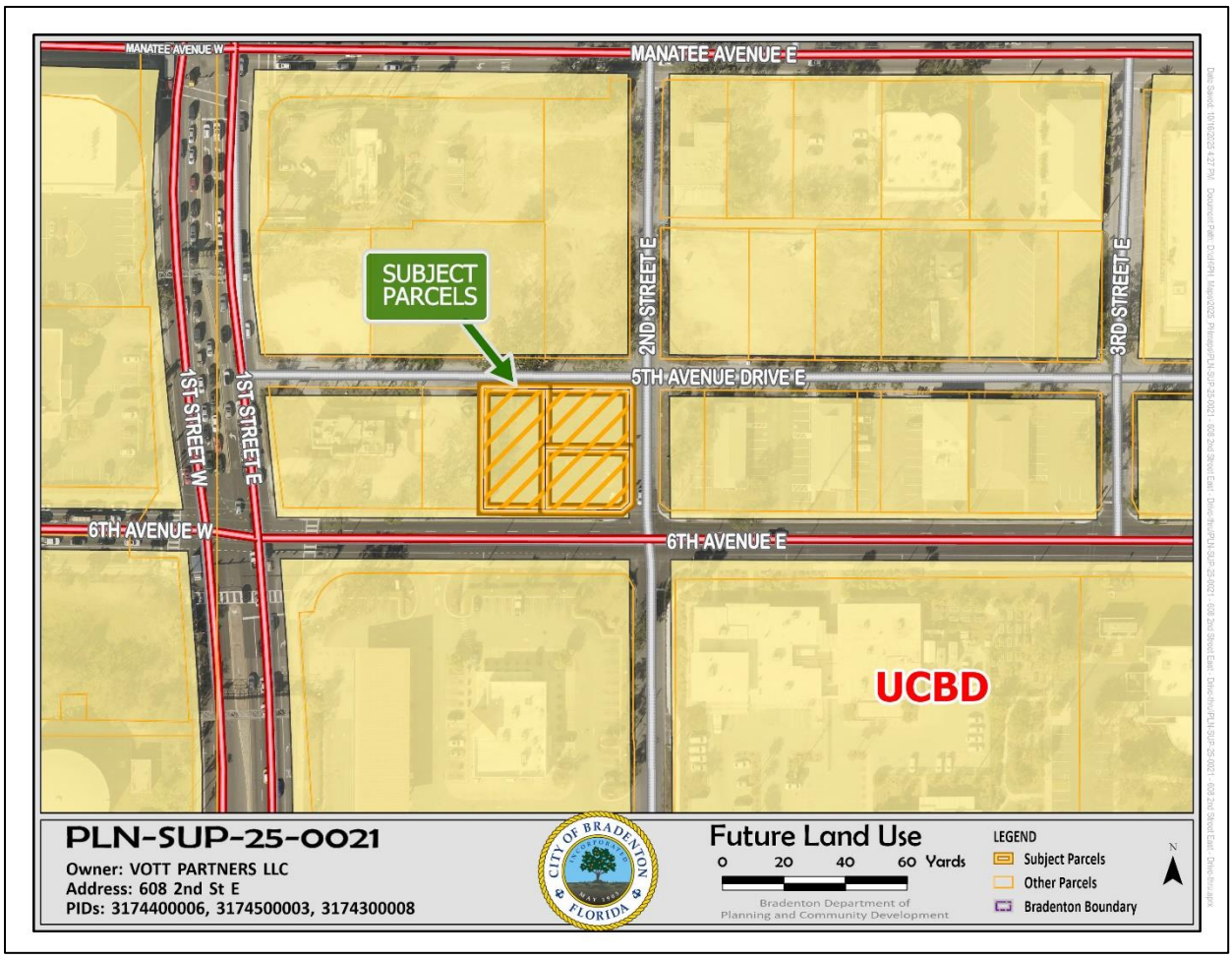


Figure 2: Neighboring zoning



As shown above, the property is under T-5 zoning. Surrounding uses include a gas station/convenience store, offices, and vacant land. The property zoned SD (Special District) is slated for a car wash.

Figure 3: Neighboring future land use



The underlying Future Land Use on these properties is UCBD. This district "is the most intensely developed area of the city…The purpose of the UCBD category is to establish, define, promote, and facilitate the redevelopment and enhancement of the City's primary and historical urban center." The uses permitted within this future land use category allow and encourage "a mixture and range of uses generally associated with or considered compatible with traditional urban core central business districts, particularly those that are pedestrian friendly, and not necessarily catering to automobile traffic." However, as mentioned, there is an exception area regarding auto oriented uses.

Compliance Overview with Land Use Regulations

Land uses requiring Special Use Permits are those which have the potential of disturbing other land uses in the zoning district. Because they are not necessarily compatible with land uses in the zone in which they are allowed, they require discretionary review. Special uses are permitted only if the use will be compatible with surrounding uses or can be made compatible through limitations of their operation or enhancements of the site development design. The Special Use Permit makes the stipulations of approval mandatory. The Special Use Permit is valid for the property on which it is issued for as long as the conditions are met unless the approval stipulates otherwise.

The following is a list of required Land Use Regulations subject to review for Special Use Permits:

GENERAL STANDARDS

L.U.R. 3.3.1. All Special Uses shall comply at minimum with the following standards. Additional requirements may be made by City Council to ensure compatibility of uses.

L.U.R. 3.3.1.1. All Special Uses shall be subject to the general standards of these Land Use Regulations for single lot development, structures, lots, yards and vehicular use areas as well as the specific dimensional regulations for lots and structures for the zoning district in which the Special Use is proposed.

L.U.R. 3.3.1.2. A landscaped separation strip of at least ten feet in width shall be provided along all property lines and along all streets serving the premises, except at approved access points.

Staff Response *The applicant is not showing a 10-foot landscaped strip except along the eastern property line (see Exhibit 5, Planting Plan).*

REVIEW CRITERIA

L.U.R. 3.3.2. All Special Uses shall comply with and be reviewed using the following criteria to determine whether to allow the use at the proposed location and to determine appropriate conditions to the use.

L.U.R. 3.3.2.1. The tract of land must be suitable for the type of use proposed by virtue of its location, topography, shape and the nature of surrounding development.

L.U.R. 3.3.2.2. Access points must be located so as to best suit the use and property. Wide spacing between access points and intersecting streets should be required when feasible.

L.U.R. 3.3.2.3. All buildings shall be located an adequate distance from property lines and streets. Setbacks in excess of those required for the specific zone may be required to lessen the effect of the use on neighboring properties.

L.U.R. 3.3.2.4. Permanent screening, such as walls, fences, hedges, and other barriers, may be required to protect surrounding properties from view of the premises or noises from the use. The minimum height and other parameters of such screening may be specified.

Staff Response: The applicant is proposing an access (ingress and egress) point on 5th Avenue Drive East and an exit-only right turn only on 6th Avenue West. The proposed drive thru exceeds the front setback requirements of the zoning district (0-8 feet). The proposal meets the allowable setback for sides (24 feet maximum). There is a retaining wall with 3.5 foot high fence on top proposed along the western boundary.

L.U.R. 3.3.2.5. The following shall be considered and cited as reasons for approval or denial of the application:

a) Adequacy of ingress and egress to property and proposed structures with particular regard for automobiles and pedestrian safety and convenience, traffic generation, flow and control and emergency access.

Staff Response: The proposed project has two points of egress, one 5th Avenue Drive East and a right-turn only on 6th Avenue East. The ingress point is on 5th Avenue Drive East.

b) Location and design of off-street parking and loading areas in regard to the items in "a" above and the smoke, noise, glare, dust, vibrations, fumes, pollution and other effects of the use on adjoining properties.

Staff Response: The plans do not show enough parking per the Form Based Code. The requirement is 13 spaces for this amount of retail. The applicant could seek a Form Based Code Adjustment or will have to redesign the site.

c) Location and design of refuse and service areas in regard to availability, adequacy and effect upon surrounding properties.

Staff Response: The proposed plan shows a refuse area. Public Works will have to verify that the location is feasible for service.

d) Utilities, in regard to location, availability, adequacy and compatibility with surrounding properties.

Staff Response: The proposed project will not change any of the existing utilities.

e) Screening, buffering or separation of any nuisance or hazardous feature of the use.

Staff Response: As mentioned, screening is provided on the western border. There is minimal landscaping on the eastern property line.

f) Proposed sign and exterior lighting with reference to glare, traffic safety and compatibility and harmony with surrounding properties.

Staff Response: Any lighting or signage shall be in accordance with the City of Bradenton's requirements. If additional lighting or signage is proposed, review during the building permit process will ensure compliance with applicable standards.

g) Effect upon the value of surrounding properties; the use shall not hinder the development of nearby vacant properties or adversely affect their economic value.

Staff Response: The applicant asserts there will not be a negative effect on nearby property value.

h) Adequacy of land and/or building which are to be used.

Staff Response: It appears that the site may not be adequate with the current layout in regards to parking requirements, access, and refuse.

i) General compatibility or appropriateness with adjacent properties and other property in the district with special consideration given to the proposed hours of operation.

Staff Response: The proposed use is projected to operate between approximately 5 AM and 9 PM, but an end user has not been confirmed.

j) Environmental quality of the district in which the use is proposed and the effect the Special Use Permit might have on such quality.

Staff Response: *The proposal will not introduce new noxious uses to this area.*

k) Consistency with the City's Comprehensive Plan.

Staff Response: *The property is in an exception area of the Comprehensive Plan that allows for auto-oriented uses. However, the overall goal of this district is to promote urban, pedestrian oriented uses.*

The proposed use may be able to meet the Special Use criteria, but there are some concerns regarding the layout.

On November 19, 2025, the City of Bradenton Planning commission voted 6-1 in favor of recommending approval of the use with stipulations.

Respectfully submitted,

Jamie Schindewolf

Jamie Schindewolf
Senior Planner
City of Bradenton

Exhibits

Exhibit 1: Location Map

Exhibit 2: Future Land Use Map

Exhibit 3: Zoning Map

Exhibit 4: Site Plan

Exhibit 5: Planting Plan

Exhibit 1

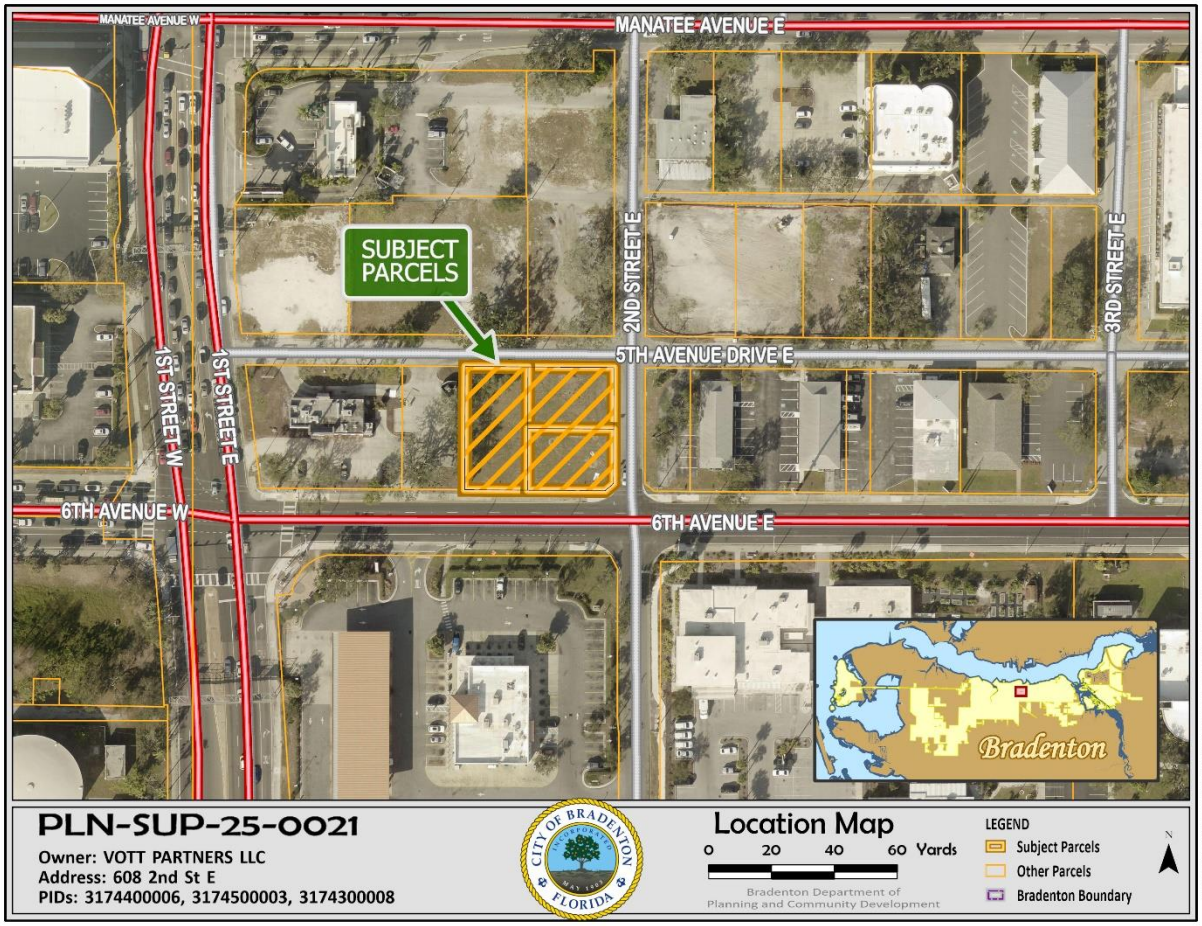
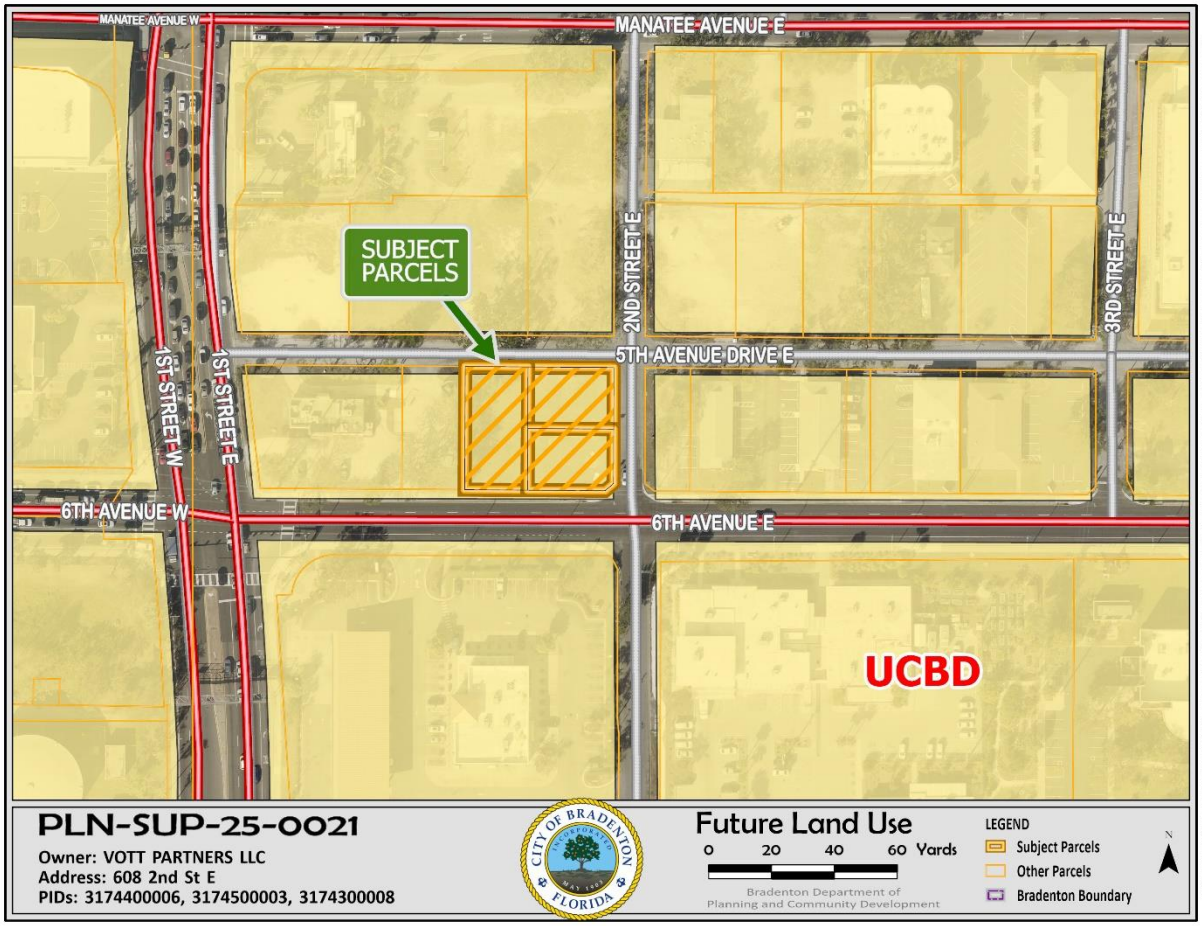

MANATEE AVENUE W
MANATEE AVENUE E
SUBJECT PARCELS
2ND STREET E
3RD STREET E
5TH AVENUE DRIVE E
1ST STREET W
1ST STREET E
6TH AVENUE W
6TH AVENUE E
Bradenton
PLN-SUP-25-0021
Owner: VOTT PARTNERS LLC
Address: 608 2nd St E
PIDs: 3174400006, 3174500003, 3174300008
CITY OF BRADENTON
FLORIDA
Location Map
0 20 40 60 Yards
Bradenton Department of
Planning and Community Development
LEGEND
Subject Parcels
Other Parcels
Bradenton Boundary

Exhibit 2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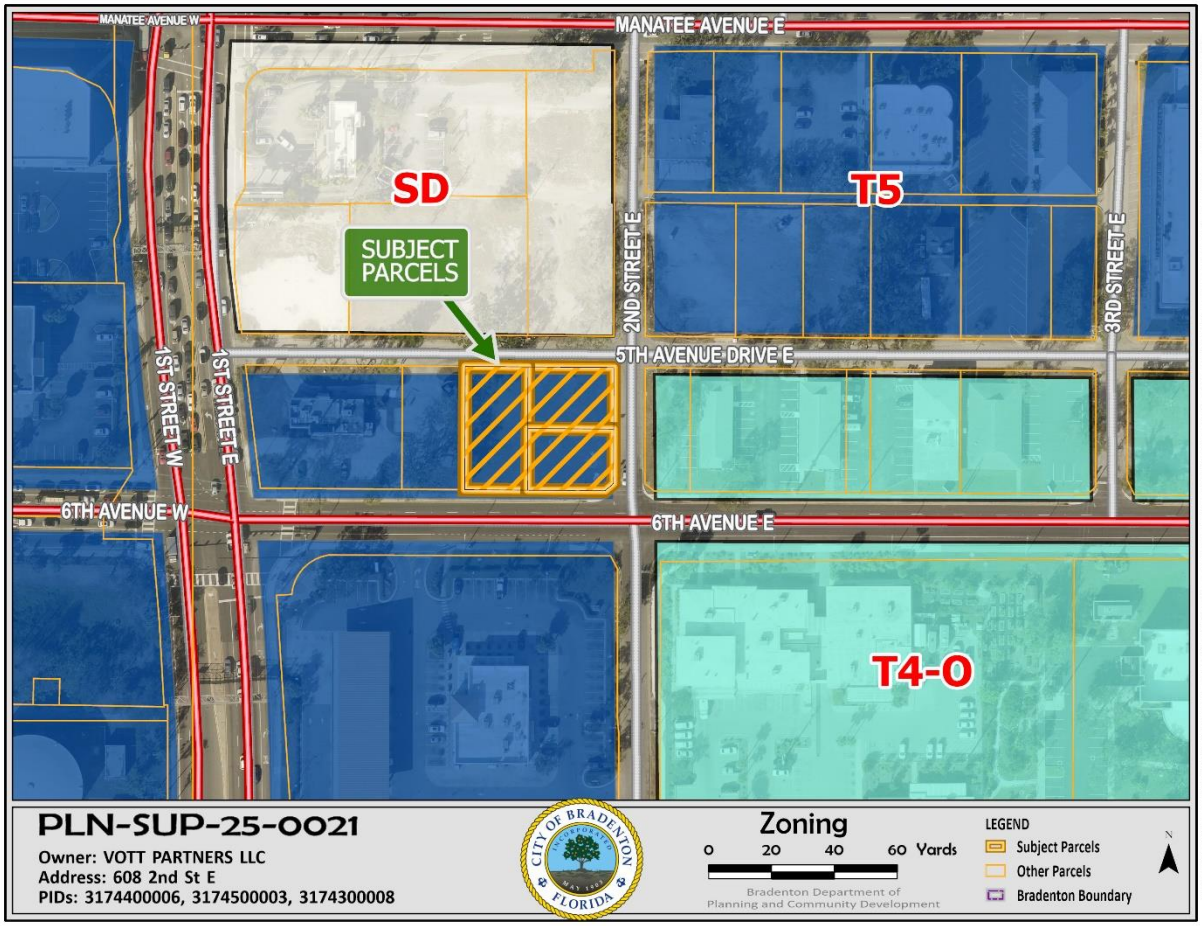
5TH AVENUE DRIVE E
1ST STREET W
1ST STREET E
6TH AVENUE W
6TH AVENUE E
UCBD
PLN-SUP-25-0021
Owner: VOTT PARTNERS LLC
Address: 608 2nd St E
PIDs: 3174400006, 3174500003, 3174300008
CITY OF BRADENTON FLORIDA
Future Land Use
0 20 40 60 Yards
Bradenton Department of Planning and Community Development
LEGEND
Subject Parcels
Other Parcels
Bradenton Boundary

Exhibit 3


MANATEE AVENUE W
MANATEE AVENUE E
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SUBJECT PARCELS
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2ND STREET E
3RD STREET E
5TH AVENUE DRIVE E
1ST STREET W
1ST STREET E
6TH AVENUE W
6TH AVENUE E
T4-O
PLN-SUP-25-0021
Owner: VOTT PARTNERS LLC
Address: 608 2nd St E
PIDs: 3174400006, 3174500003, 3174300008
CITY OF BRADENTON FLORIDA
Zoning
0 20 40 60 Yards
Bradenton Department of Planning and Community Development
LEGEND
Subject Parcels
Other Parcels
Bradenton Boundary

Exhibit 4

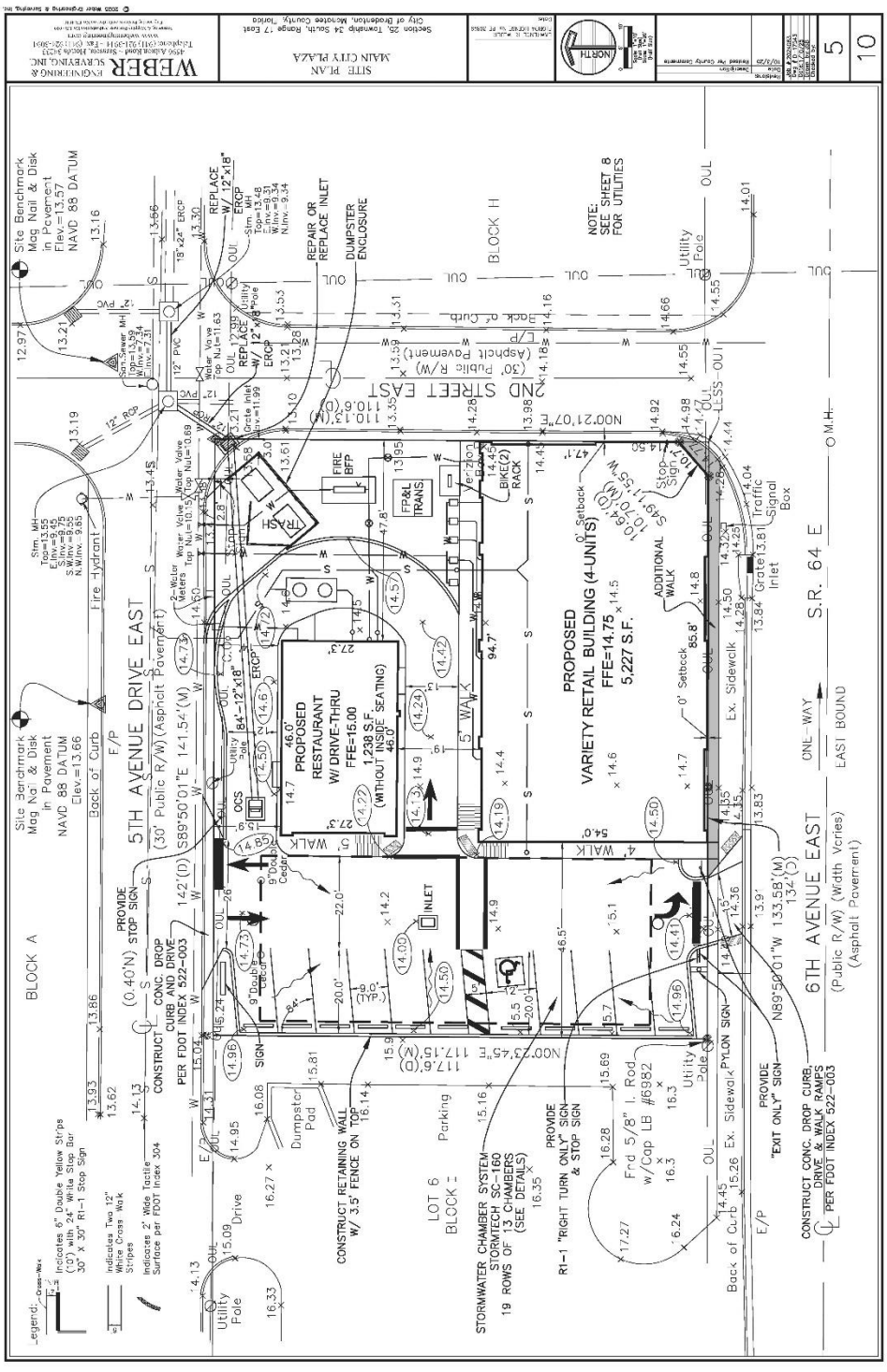
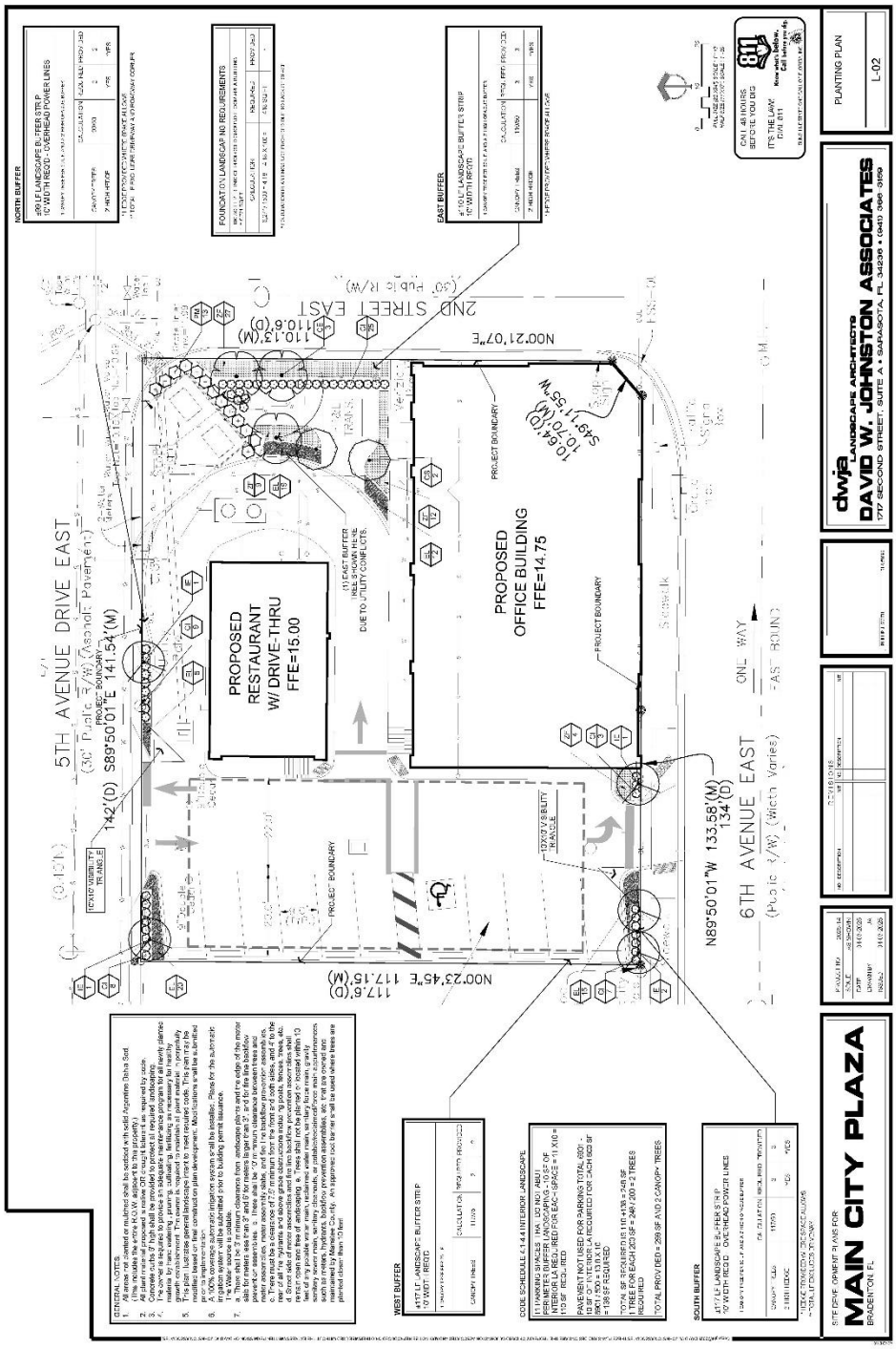

WEBBER ENGINEERING & SURVEYING, INC.
SITE PLAN
MAIN CITY PLAZA
Section 25, Township 34 South, Range 17 East
City of Bradenton, Manatee County, Florida
5
10
PROPOSED VARIETY RETAIL BUILDING (4-UNITS)
FFE=14.75
5,227 S.F.
PROPOSED RESTAURANT W/ DRIVE-THRU
FFE=15.00
1,238 S.F. (WITHOUT INSIDE SEATING)
46.0'
5TH AVENUE DRIVE EAST
(30' Public R/W) (Asphalt Pavement)
2ND STREET EAST
(30' Public R/W) (Asphalt Pavement)
6TH AVENUE EAST
(Public R/W) (Width Varies) (Asphalt Pavement)
S.R. 64 E
EAST BOUND
ONE-WAY
BLOCK A
BLOCK H
LOT 6
BLOCK =
Parking
STORMWATER CHAMBER SYSTEM STORMTECH SC-160 19 ROWS OF 13 CHAMBERS (SEE DETAILS)
CONSTRUCT RETAINING WALL W/ 3.5' FENCE ON TOP
Dumpster Pad
REPAIR OR REPLACE INLET
DUMPSTER ENCLOSURE
REPLACE W/ 12"x18" ERCP
REPLACE W/ 12"x8" ERCP
NOTE: SEE SHEET 8 FOR UTILITIES
ADDITIONAL WALK
BIKE RACK (2)
FIRE BFP
FP&L TRANS.
TRASH
Verizon
Traffic Signal Box
Stop Sign
Fire Hydrant
Site Benchmark Mag Nail & Disk in Pavement Elev.=13.57 NAVD 88 DATUM
Site Benchmark Mag Nail & Disk in Pavement NAVD 88 DATUM Elev.=13.66
PROVIDE STOP SIGN
CONSTRUCT CONC. DROP CURB AND DRIVE PER FDOT INDEX 522-003
PROVIDE "RIGHT TURN ONLY" SIGN & STOP SIGN
PROVIDE "EXIT ONLY" SIGN
PYLON SIGN
CONSTRUCT CONC. DROP CURB, DRIVE & WALK RAMPS PER FDOT INDEX 522-003
Frd 5/8" I. Rod w/Cap LB #6982
Utility Pole
Ex. Sidewalk
Drive
Legend:
Indicates 6" Double Yellow Stripe (30") with 24" White Stop Bar 30" x 30" R1-1 Stop Sign
Indicates Two 12" White Cross Walk Stripes
Indicates 2' Wide Tactile Surface per FDOT Index 304

EXHIBIT 5


PROPOSED RESTAURANT W/ DRIVE-THRU FFE=15.00
PROPOSED OFFICE BUILDING FFE=14.75
5TH AVENUE DRIVE EAST
6TH AVENUE EAST
2ND STREET EAST
PROJECT BOUNDARY
MAIN CITY PLAZA
BRADENTON FL
dwja LANDSCAPE ARCHITECTS
DAVID W. JOHNSTON ASSOCIATES
PLANTING PLAN
L-02

AGENDA ITEM NO. 7.b

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Brandon Wink, Planning & Community Development

ITEM TYPE: Resolution

AGENDA SECTION: BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS

SUBJECT: **Quasi-Judicial:** RESOLUTION 25-101 - PUBLIC HEARING
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0018 AUTHORIZING A DOCK FOR PROPERTY SEPARATED FROM A BODY OF WATER BY A PUBLIC RIGHT-OF-WAY OR PUBLIC PROPERTY AT 2435 RIVERVIEW BLVD, BRADENTON, FLORIDA (PARCEL ID NO. 3398610000), AS MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

SUGGESTED ACTION: Motion to recommend to City Council either approval or denial of Resolution 25-101.

If the action is to recommend approval, staff recommends the following stipulations be applied to the approval:

1. The dock shall be kept in good working order and condition, to not degrade from the value of nearby properties. Dock design, including amenities, shall meet the requirements of the City of Bradenton Code of Ordinances.
2. Lighting must be according to FDEP requirements.
3. Any extension of utilities, staging of equipment and material, or access in or across the public right-of-way shall require appropriate City ROW permitting.

4. All other applicable state or federal permits be obtained before commencement of the development. Any conditions associated with the required FDEP permit will be met at time of construction.

Is this item Quasi-Judicial?
Yes

Does this item require a public hearing?
Yes

EXPLANATION:
The applicant has submitted for a Special Use Permit application to authorize the construction of a dock.

City Land Use Regulations (LUR) 3.3.3.1 specify that properties separated by a public right of way are required to get a special use permit to be able to construct a dock for their personal use.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by City Attorney Rudacille.

SUGGESTED MOTION:

Motion to either approve or deny Resolution 25-101 with the stipulations recommended by staff.

ATTACHMENTS:
Resolution 25-101
Application
Staff Report
Presentation

Resolution 25-101

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0018 AUTHORIZING A DOCK FOR PROPERTY SEPARATED FROM A BODY OF WATER BY A PUBLIC RIGHT-OF-WAY OR PUBLIC PROPERTY AT 2435 RIVERVIEW BLVD, BRADENTON, FLORIDA (PARCEL ID NO. 3398610000), AS MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Walter E. Moscoso, as Trustee of the Walter E. Moscoso Trust dated August 18, 2025, and Kimbery S. Choate, as Trustee of the Kimberly S. Choate Trust dated August 18, 2025 (collectively, the "Property Owners"), own the property located at 2435 Riverview Boulevard, Bradenton, Florida (Parcel ID No. 3398610000), more particularly described in Exhibit "A" (the "Property"); and

WHEREAS, the City of Bradenton Comprehensive Plan's Future Land Use Map designates the property as Low Density Residential; and

WHEREAS, the City of Bradenton Official Zoning Map classifies the Property under the Single Family (R-1) zoning district; and

WHEREAS, the City of Bradenton Land Use Regulations identifies dock/piers as a permitted use in the R-1 zoning district; and

WHEREAS, a residential dock for property separated from a body of water by a public right-of-way or public property requires a special use permit; and

WHEREAS, the Property Owners, through their agent, Jesus Ayvar, submitted an application for a Special Use Permit to construct a private, residential dock on property separated from a body of water by a public right-of-way or public property, as generally depicted on the Site Plan attached hereto as Exhibit "B"; and

WHEREAS, the Planning Commission held a noticed public hearing on November 19, 2025, at which the Commission received testimony and evidence from the Property Owners and City Planning staff and members of the public in attendance.; and

WHEREAS, the City Council held a noticed public hearing on December 10, 2025, at which the Council received testimony and evidence from City Planning staff and members of the public in attendance.

NOW, THEREFORE, the City Council makes the following Findings of Fact and conclusions of Law and issues the Final Order as follows:

Section 1. Findings of Fact and Conclusions of Law. After considering the evidence on the record and that presented at public hearing, including the staff report and the recommendation of the Planning Commission, the City Council hereby makes the following Findings of Fact and Conclusions of Law:

a. The Whereas clauses contained herein are hereby adopted as Findings of Fact.

b. The Property Owner is requesting approval of a Special Use Permit to construct a private, residential dock on property separated from a body of water by a public-right-of-way or public property, as generally depicted on the Site Plan attached hereto as Exhibit "B".

c. The City's professional staff determined that the project as proposed is consistent with the Comprehensive Plan and meets the criteria for approval under the Land Use Regulations.

d. The Planning Commission, which is designated as the local planning agency, determined that the project as proposed is consistent with the Comprehensive Plan and meets the criteria for approval under the Land Use Regulations.

e. The Planning Commission recommended approval.

The proposed use meets the requirements of Section 3.3.3.1 of the Land Use Regulations, as described below:

a. The dock will not be attached to the seawall. *See Section 3.3.3.1 (a)*.
b. The dock exceeds the 10-foot minimum setback requirement. *See Section 3.3.3.1 (b)*.
c. The Property Owners will execute a grant of easement with the City of Bradenton for use of the waterfront property and construction of the dock. The Property Owners will furnish a copy of the grant of easement with the dock permit application. *See Section 3.3.3.1 (c)*.
d. The dock will be similar in design to surrounding docks, which are used for private, recreational boating and water access. *See Section 3.3.3.1 (d)*.
e. FDEP self-certification, approval, or exemption will be provided prior to the commencement of construction of the dock. *See Section 3.3.3.1 (e)*.

Section 2. Order. Based upon the foregoing, a Special Use Permit is hereby approved and issued for the Property, to construct a private, residential dock up to a maximum of 180 linear feet, as generally depicted on the Site Plan attached hereto as Exhibit "B", subject to the following stipulations:

1. The dock shall be kept in good working order and condition, to not degrade from the value of nearby properties. Dock design, including amenities, shall meet the requirements of the City of Bradenton Code of Ordinances.
2. Lighting must be according to FDEP requirements.
3. Any extension of utilities, staging of equipment and material, or access in or across the public right-of-way shall require appropriate City ROW permitting.
4. All other applicable state or federal permits be obtained before commencement of the development. Any conditions associated with the required FDEP permit will be met at time of construction.

Section 3. State and Federal Permits. Issuance of this development permit by the City does not in any way create any right on the part of the Property Owners to obtain a permit from a state or federal agency and does not create any liability on the part of the City for issuance of the permit if the Property Owners fail to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. The Property Owners must obtain all applicable state and federal permits before commencing development or use.

Section 4. Severability. In the event that any portion or section of this Order is determined to be invalid, illegal or unconstitutional by a court of competent jurisdiction, such decisions shall in no manner affect the remaining portions or sections of the Special Use Permit which shall remain in full force and effect.

Section 5. Effective Date. The effective date of this Special Use Permit shall be upon adoption.

ORDERED ON BEHALF OF THE CITY OF BRADENTON THIS 10TH DAY OF DECEMBER 2025.

THE CITY OF BRADENTON, BY AND THROUGH THE PLANNING COUNCIL OF THE CITY OF BRADENTON

ATTEST:

_____
Tamara Melton
CITY CLERK

_____
Gene Brown
MAYOR

APPROVED AS TO FORM:

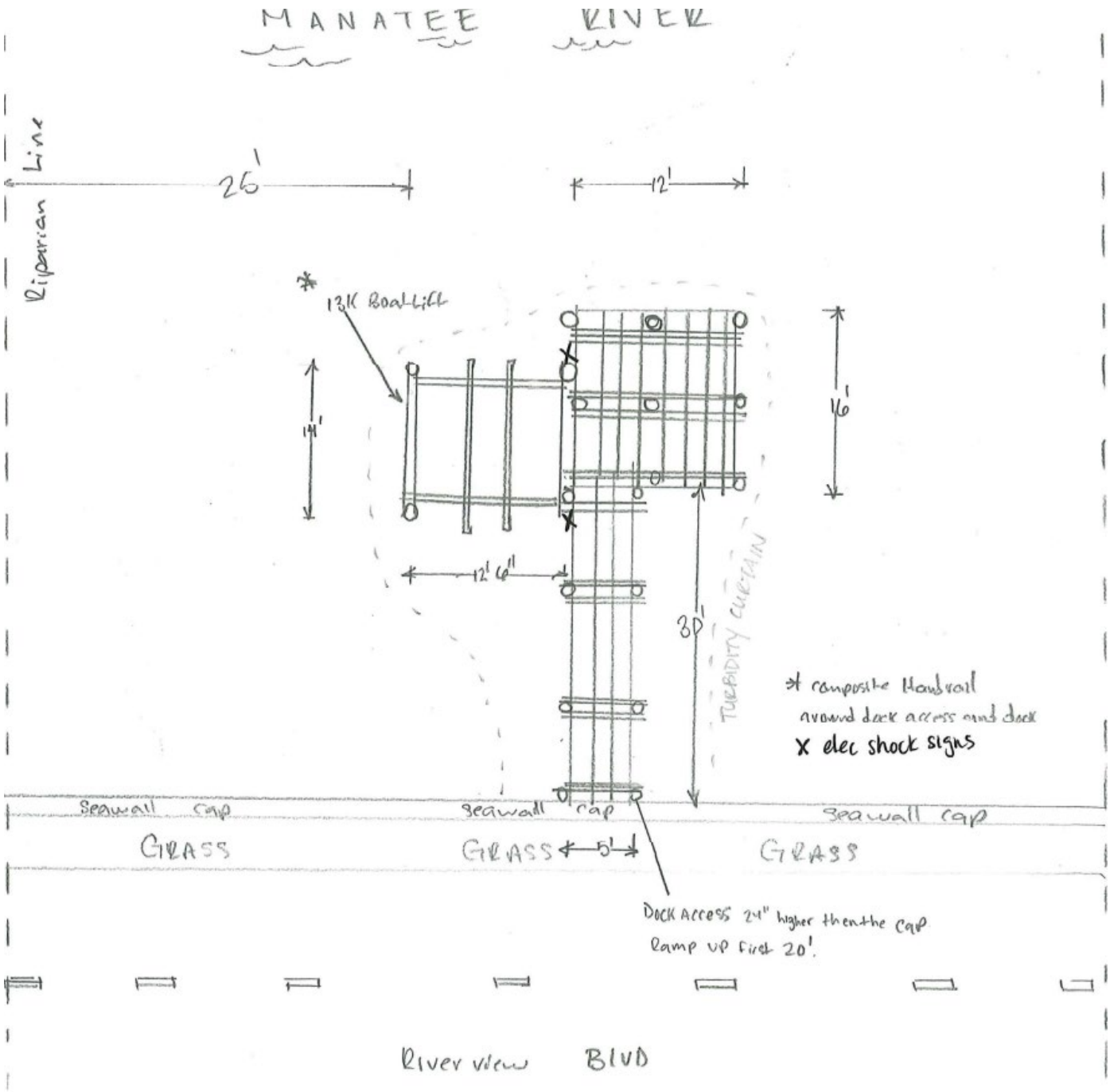
_____
Scott Rudacille
CITY ATTORNEY

EXHIBIT A

Legal Description

LOT 11 AND THE W 1/2 OF LOT 12, OF THE REVISED PLAT OF RIVERWAY SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 1, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

EXHIBIT B


MANATEE RIVER
Riparian Line
25'
12'
13K Boat Lift
14'
16'
12' 6"
30'
TURBIDITY CURTAIN
* composite Handrail around dock access and dock
X elec shock signs
Seawall cap
Seawall cap
Seawall cap
GRASS
GRASS
5'
GRASS
Dock Access 24" higher then the cap
Ramp up first 20'.
River view BLVD

PLN-SUP-25-0018

Menu Reports Help

File Date: 10/02/2025

Application Status: New

Assigned To:

Application Name:

Application Detail: Detail

Scope of Work: Construct a 5' x 30' access dock out to a 12' x 16' terminal dock including (24) new pilings. Raise dock height 5' above MHWL to the deck. Composite handrail around dock access & terminal. In with (4) new lift pilings.

Application Type: Special Use Permit

Documents:

File Name	Document Group	Category	Description	Type	Document Status	Docum
Kim Choate - Agent Aut...	PLANNING	Other	Agent Authorization...	application/pdf	Uploaded	10/02/2
Kim Choate - Findings ...	PLANNING	Signed Findings...	Findings of Fact	application/pdf	Uploaded	10/02/2
Kim Choate - Site Plan...	PLANNING	Other	Contractor site plan	application/pdf	Uploaded	10/02/2
s32IHL_958273_survey_r...	PLANNING	Other	Property survey (no...	application/pdf	Uploaded	10/02/2

Show all

Address: 2435 RIVERVIEW Blvd, BRADENTON, FL 34205

Owner Name: CHOATE, KIMBERLY S

Owner Address: 2435 RIVERVIEW BLVD, BRADENTON, FL 34205 433

Parcel No: 3398610000

Licensed Professionals Info:

Primary	License Number	License Type	Name	Business Name	Business License #

Application Comments:

View ID	Comment	Date

Initiated by Product: ACA

Contact Info:

Name	Organization Name	Contact Type	Status
Jesus Ayvar	MARINER DOCK & ...	Applicant	Active

Job Value: $0.00

Total Fee Assessed: $0.00

Total Fee Invoiced: $0.00

Balance: $0.00

Custom Fields:

SPECIAL USE

Type	Other
3.3.3 Dock	_

MEETING INFORMATION

Meeting Type	Date	Status

Workflow Status:

Task	Assigned To	Status	Status Date	Action By
Intake	Jamie Schindewolf			
Case Manager				
Building Review				
Public Works Review				
Planning Review				
Fire Review				
Other Reviews				
Review Consolidation				
DRC				
Planning Commission				
City Council #1				
City Council #2				

Condition Status:

Name	Short Comments	Status	Apply Date	Severity	Action By

Scheduled/Pending Inspections:

Inspection Type	Scheduled Date	Inspector	Status	Comments

Resulted Inspections:

Inspection Type	Inspection Date	Inspector	Status	Comments

bradenton
The Friendly City

Agent Authorization Form

Department of Planning & Community Development
101 Old Main Street, Bradenton, FL 34205
Ph: (941) 932-9400
www.cityofbradenton.com

PLANNING & ZONING AGENT AUTHORIZATION FORM

Property Address: 2435 Riverview Blvd Bradenton 34205

I, Walter Moscoso & Kimberly Choate the registered property owner(s) of the above noted property, do hereby authorize

Jesus Ayrar — Mariner Dock & Seawall
Print Name of Agent — Company Name

to act on my behalf and take all actions necessary for the processing, issuance and acceptance of this permit or certification and any and all standards and conditions applicable.

AGENT AUTHORIZATION — REQUIRED

Signature of Owner(s) — Owner(s) Address (if different than property above)

Signature of Agent — Agent Address and Phone: 4802 Lena Rd., Unit 105 Bradenton, FL 34211 (941) 751-3625

STATE OF FLORIDA, MANATEE COUNTY

The Foregoing instrument was acknowledged before me by means of ✓ physical presence or online notarization, this 16th day of SEPTEMBER, produced _____ respectively, as identification and ~~who did~~ (did not) take an oath:

NOTARY — REQUIRED

Signature

ERIN SANCHEZ, Notary Public
Print Name

Notary Public State of Florida
Erin N Sanchez
My Commission HH 360209
Expires 2/8/2027

State of Florida
My Commission Expires: 2/8/2027

TO WHOM IT MAY CONCERN

Our dock is located at 2435 Riverview Blvd. It was constructed sometime in the early 1990s. There are records of a permit in 1993 for damage repair due to a storm, and again in 2020, a permit with Castle Construction of Southwest Florida for damage due to a storm. Unfortunately, there are no records of the original contractor, the city and the owner have not been retained or otherwise unavailable. The hurricanes last year destroyed the dock. We hereby request a Special Permit to build a new dock. Below are our Findings of Fact

1. Ingress and egress are unaffected, and emergency access is not compromised.
2. The dock is for personal use only and will not generate smoke, noise, glare, dust, vibration, fumes, or pollution to other properties
3. There will be minimal waste produced; only fish cleaning will be done on the dock
4. We would like to install electricity and water at the dock
5. We will have a chain gate and a No Trespassing sign
6. No sign, lights, or traffic issues presented. A restored dock will add aesthetics and maintain consistency with the surrounding properties
7. The dock will increase the economic value of the surrounding
8. The dock is adequate for our use
9. We will be compatible and appropriate with the other docks located on Riverview Blvd
10. No environmental quality degradation will exist
11. The city has allowed restoration to our neighbors' docks, and our efforts will be consistent with the comprehensive plan as well.

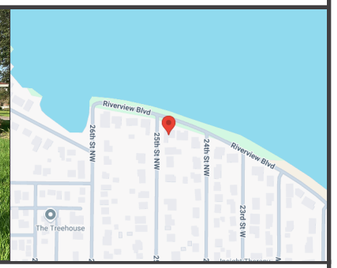
Respectfully Submitted,

Walter Moscoso and Kimberly Choate

EXACTA
Land Surveyors, LLC

www.exactaland.com | office: 866.735.1916 | fax: 866.744.2882





PROPERTY ADDRESS:
2435 RIVERVIEW BOULEVARD, BRADENTON, FLORIDA 34209

SURVEY NUMBER: FL2506.0520

DATE SIGNED: 06/13/25 | **FIELD WORK DATE:** 6/12/2025

REVISION DATE(S):
(REV.0 6/13/2025)

POINTS OF INTEREST
1. RESIDENCE OVER 20' SETBACK LINE

C. BOYD ALLEN CERTIFICATE No 3932 STATE OF FLORIDA REGISTERED LAND SURVEYOR

C. BOYD ALLEN
State of Florida Professional Surveyor and Mapper
License Number 3932
Exacta Land Surveyors, LLC | LB# 8291

SURVEYORS CERTIFICATE

I hereby certify that this Survey of the lands described hereon was made under my direct supervision, and to the best of my knowledge and belief is a true and accurate representation of said lands and meets the Standards of Practice set forth in Chapter 5J-17.050 through 5J -17.053, Florida Administrative Code, pursuant to section 472.027, Florida Statutes. This survey is not valid without the signature and original raised seal of a Florida licensed surveyor and mapper, except when the electronic signature and seal of a Florida licensed surveyor and mapper is affixed hereto.

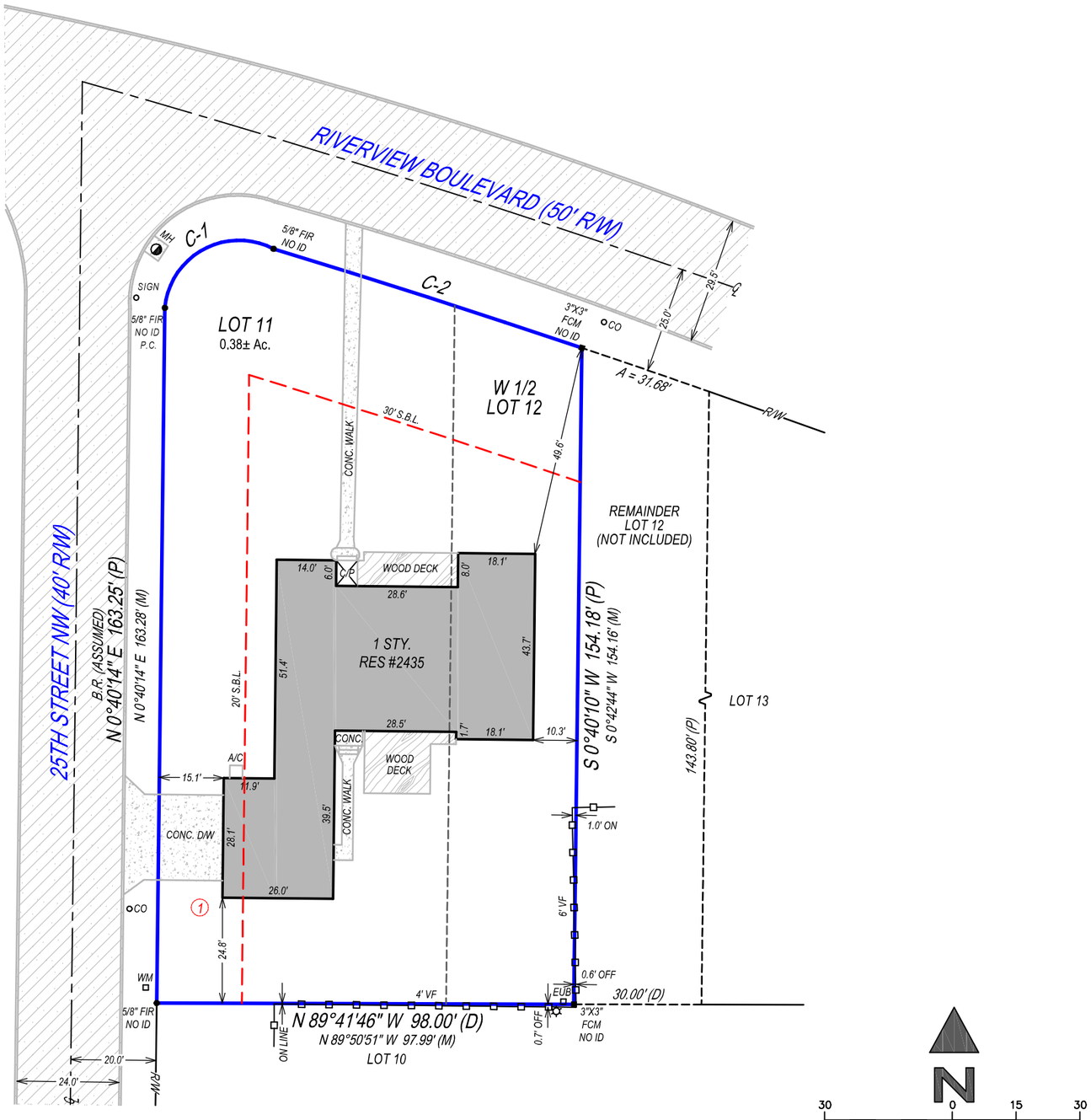
EXACTA
Exacta Land Surveyors, LLC

Exacta Land Surveyors, LLC
LB# 8291
o: 866.735.1916 | f: 866.744.2882
131 West Broadway Street, Suite 1001, Oviedo, FL 32765

Florida Land Title Association FLTA

AFFILIATE MEMBERS

2506.0520
BOUNDARY SURVEY
MANATEE COUNTY



C-1
R= 17.50'(P&M)
L= 34.19'(C) 34.32'(M)
Δ= 111°55'31"(C) 112°21'27"(M)
N 60°17'13" E 29.00'(C)
N 61°30'36" E 29.08'(M)

C-2
R= 2656.82'(C&M)
L= 76.55'(C) 76.08'(M)
Δ= 1°39'03"(C) 1°38'27"(M)
S 71°45'08" E 76.55'(C)
S 72°12'17" E 76.08'(M)

SURVEYOR'S NOTES:
SETBACK INFORMATION SHOWN ON PLAT; NOT VERIFIED.
NOTE: FENCES EXIST; OWNERSHIP NOT DETERMINED

SEE PAGE 2 OF 2 FOR LEGAL DESCRIPTION

PROPERTY ADDRESS:
2435 RIVERVIEW BOULEVARD, BRADENTON, FLORIDA 34209

SURVEY NUMBER: FL2506.0520

CERTIFIED TO:
WALTER MOSCOSO, KIMBERLY CHOATE; LOREN M. PAUL PA; ATTORNEYS TITLE, OLD REPUBLIC; FIFTH THIRD BANK, NATIONAL ASSOCIATION

DATE SIGNED: 06/13/25

BUYER: WALTER MOSCOSO, KIMBERLY CHOATE

LENDER: FIFTH THIRD BANK, NATIONAL ASSOCIATION

TITLE COMPANY: LOREN M. PAUL PA

COMMITMENT DATE: NOT REVIEWED | **CLIENT FILE NO:** MOSCOSO

LEGAL DESCRIPTION:
LOT 11 AND THE W 1/2 OF LOT 12, REVISED PLAT OF RIVERWAY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 1, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

FLOOD ZONE INFORMATION:
BY PERFORMING A SEARCH WITH THE LOCAL GOVERNING MUNICIPALITY OR WWW.FEMA.GOV, THE PROPERTY APPEARS TO BE LOCATED IN ZONE AE, VE (WITH A BASE FLOOD ELEVATION OF 9, 10). THIS PROPERTY WAS FOUND IN CITY OF BRADENTON, COMMUNITY NUMBER 120155, PANEL NUMBER 0164 & 0302 DATED 08/10/21.

GENERAL SURVEYORS NOTES:

1. The Legal Description used to perform this survey was supplied by others. This survey does not determine nor imply ownership of the lands or any fences shown hereon. Unless the Title Commitment Number and Date is referenced on this survey, an examination of the abstract of title was NOT performed by the signing surveyor to determine which instruments, if any, are affecting this property.
2. The purpose of this survey is to establish the boundary of the lands described by the legal description provided and to depict the visible improvements thereon for a pending financial transaction. Underground footings, utilities, or other service lines, including roof eave overhangs were not located as part of this survey. Unless specifically stated otherwise the purpose and intent of this survey is not for any construction activities or future planning.
3. If there is a septic tank or drain field shown on this survey, the location depicted hereon was either shown to the surveyor by a third party or it was estimated by visual above ground inspection. No excavation was performed to determine its location.
4. This survey is exclusively for a pending financial transaction and only to be used by the parties to whom it is certified.
5. Alterations to this survey map and report by other than the signing surveyor are prohibited.
6. Dimensions are in feet and decimals thereof.
7. Any FEMA flood zone data contained on this survey is for informational purposes only. Research to obtain said data was performed at www.fema.gov and may not reflect the most recent information.
8. Unless otherwise noted “SIRC” indicates a Set Iron Rebar with a Cap stamped LB#8291, a minimum half inch in diameter and eighteen inches long.
9. If you are reading this survey in an electronic format, the information contained on this document is only valid if this document is electronically signed as specified in Chapter 5J17.062 (3) of the Florida Administrative Code and Florida Statute 472.025. The Electronic Signature File related to this document is prominently displayed on the invoice for this survey which is sent under separate cover. Manually signed and sealed logs of all survey signature files are kept in the office of the performing surveyor.
10. The symbols reflected in the legend and on this survey may have been enlarged or reduced for clarity. The symbols have been plotted at the approximate center of the field location and may not represent the actual shape or size of the feature.
11. Points of Interest (POI’s) are select above-ground improvements, which may appear in conflict with boundary, building setback or easement lines, as defined by the parameters of this survey. These POI’s may not represent all items of interest to the viewer. There may be additional POI’s which are not shown or called-out as POI’s, or which are otherwise unknown to the surveyor.
12. Utilities shown on the subject property may or may not indicate the existence of recorded or unrecorded utility easements.
13. The information contained on this survey has been performed exclusively by and is the sole responsibility of Exacta Land Surveyors, LLC. Additional logos or references to third party firms are for informational purposes only.
14. Pursuant to F.S. 558.0035, an individual employee or agent may not be held individually liable for negligence.
15. Due to varying construction standards, building dimensions are approximate and are not intended to be used for new construction or planning.

SURVEYORS LEGEND:

LINETYPES
Boundary Line
Center Line
Chain Link or Wire Fence
Easement
Edge of Water
Iron Fence
Overhead Lines
Structure
Survey Tie Line
Vinyl Fence
Wall or Party Wall
Wood Fence

SURFACE TYPES
Asphalt
Brick or Tile
Concrete
Covered Area
Water
Wood

SYMBOLS
Benchmark
Center Line
Central Angle or Delta
Common Ownership
Control Point
Catch Basin
Elevation
Fire Hydrant
Find or Set Monument
Guywire or Anchor
Manhole
Tree
Utility or Light Pole
Well

ABBREVIATIONS
(C) - Calculated
(D) - Deed
(F) - Field
(M) - Measured
(P) - Plat
(R) - Record
(S) - Survey
A/C - Air Conditioning
AE - Access Easement
ANE - Anchor Easement
ASBL - Accessory Setback Line
B/W - Bay/Box Window
BC - Block Corner
BFP - Backflow Preventer
BLDG - Building
BLK - Block
BM - Benchmark
BR - Bearing Reference
BRL - Building Restriction Line
BSMT - Basement
C - Curve
C/L - Center Line
C/P - Covered Porch
C/S - Concrete Slab
CATV - Cable TV Riser
CB - Concrete Block
CH - Chord Bearing
CHIM - Chimney
CLF - Chain Link Fence
CME - Canal Maintenance Easement
CO - Clean Out
CONC - Concrete
COR - Corner
CS/W - Concrete Sidewalk
CUE - Control Utility Easement
CVG - Concrete Valley Gutter
D/W - Driveway
DE - Drainage Easement
DF - Drain Field
DH - Drill Hole
DUE - Drainage & Utility Easement
ELEV - Elevation
EM - Electric Meter
ENCL - Enclosure
ENT - Entrance
EOP - Edge of Pavement
EOW - Edge of Water
ESMT - Easement
EUB - Electric Utility Box
F/DH - Found Drill Hole
FCM - Found Concrete Monument
FF - Finished Floor
FIP - Found Iron Pipe
FIPC - Found Iron Pipe & Cap
FIR - Found Iron Rod
FIRC - Found Iron Rod & Cap
FN - Found Nail
FN&D - Found Nail & Disc
FRRSPK - Found Rail Road Spike
GAR - Garage
GM - Gas Meter
ID - Identification
IE/EE - Ingress/Egress Easement
ILL - Illegible
INST - Instrument
INT - Intersection
IRRE - Irrigation Easement
L - Length
LAE - Limited Access Easement
LB# - License No. (Business)
LBE - Limited Buffer Easement
LE - Landscape Easement
LME - Lake/Landscape Maintenance Easement
LS# - License No. (Surveyor)
MB - Map Book
ME - Maintenance Easement
MES - Mitered End Section
MF - Metal Fence
MH - Manhole
MHWL - Mean High Water Line
NR - Non-Radial
NTS - Not to Scale
NAVD88 - North American Vertical Datum 1988
NGVD29 - National Geodetic Vertical Datum 1929
OG - On Ground
ORB - Official Records Book
ORV - Official Record Volume
O/A - Overall
O/S - Offset
OFF - Outside Subject Property
OH - Overhang
OHL - Overhead Utility Lines
OHWL - Ordinary High Water Line
ON - Inside Subject Property
P/E - Pool Equipment
PB - Plat Book
PC - Point of Curvature
PCC - Point of Compound Curvature
PCP - Permanent Control Point
PI - Point of Intersection
PLS - Professional Land Surveyor
PLT - Planter
POB - Point of Beginning
POC - Point of Commencement
PRC - Point of Reverse Curvature
PRM - Permanent Reference Monument
PSM - Professional Surveyor & Mapper
PT - Point of Tangency
PUE - Public Utility Easement
R - Radius or Radial
R/W - Right of Way
RES - Residential
RGE - Range
ROE - Roof Overhang Easement
RP - Radius Point
S/W - Sidewalk
SBL - Setback Line
SCL - Survey Closure Line
SCR - Screen
SEC - Section
SEP - Septic Tank
SEW - Sewer
SIRC - Set Iron Rod & Cap
SMWE - Storm Water Management Easement
SN&D - Set Nail and Disc
SQFT - Square Feet
STL - Survey Tie Line
STY - Story
SV - Sewer Valve
SWE - Sidewalk Easement
TBM - Temporary Bench Mark
TEL - Telephone Facilities
TOB - Top of Bank
TUE - Technological Utility Easement
TWP - Township
TX - Transformer
TYP - Typical
UE - Utility Easement
UG - Underground
UP - Utility Pole
UR - Utility Riser
VF - Vinyl Fence
W/C - Witness Corner
W/F - Water Filter
WF - Wood Fence
WM - Water Meter/Valve Box
WV - Water valve

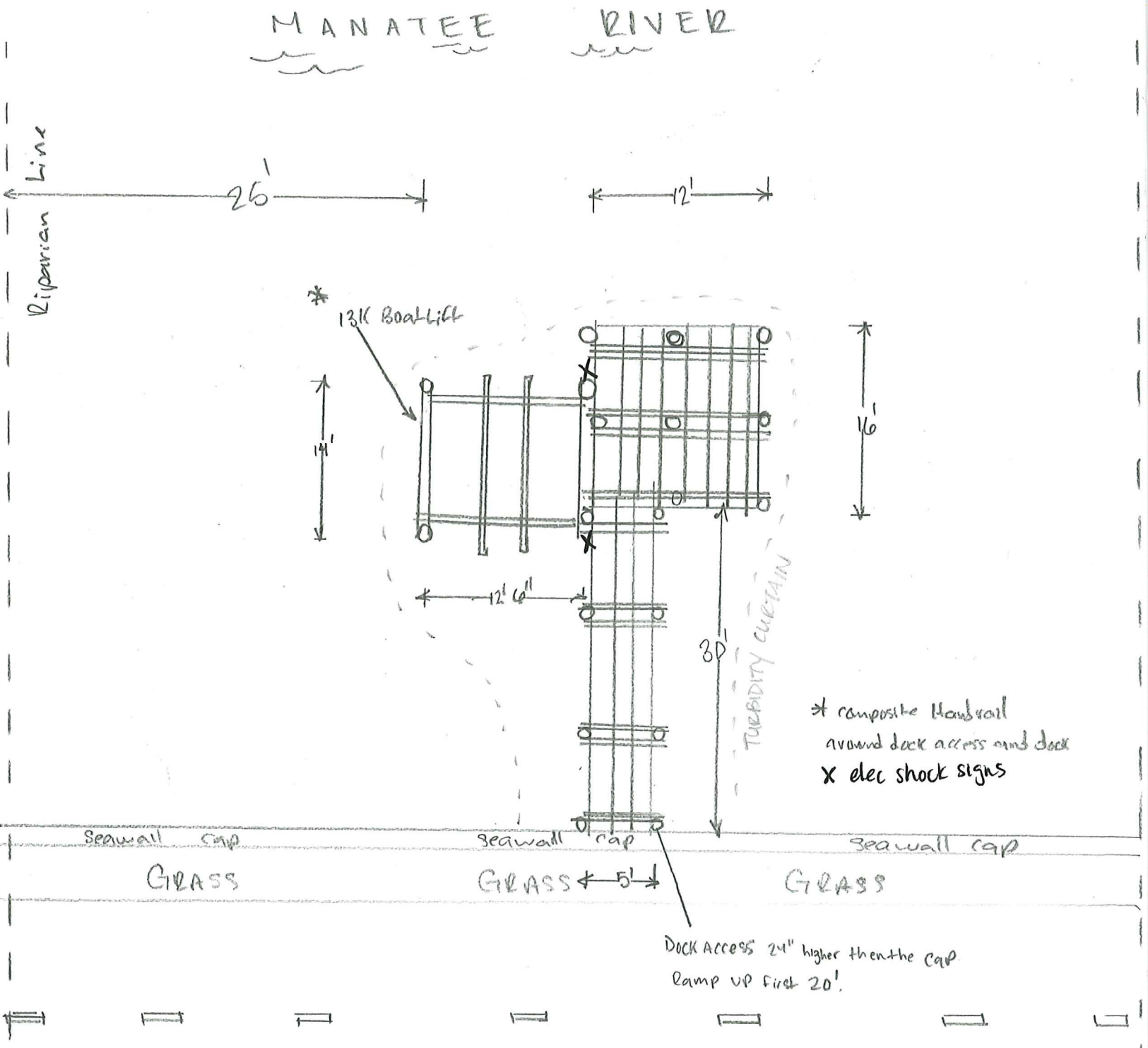
JOB SPECIFIC SURVEYOR NOTES:
THE ASSUMED BEARING REFERENCE OF N00°40'14"E IS BASED ON THE EASTERLY RIGHT-OF-WAY LINE OF 25TH STREET NW WITHIN REVISED PLAT OF RIVERWAY, AS RECORDED IN PLAT BOOK 7, PAGE 1, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

EXACTA
Exacta Land Surveyors, LLC
Exacta Land Surveyors, LLC
LB# 8291
o: 866.735.1916 | f: 866.744.2882
131 West Broadway Street, Suite 1001, Oviedo, FL 32765

SEE PAGE 1 OF 2 FOR MAP OF PROPERTY
PAGE 2 OF 2 - NOT VALID WITHOUT ALL PAGES

SITE PLAN

2435 Riverview Blvd
Bradenton, Fl 34205
Choate



City of Bradenton
Planning and Community Development Department
City Council Public Hearing
December 10, 2025

Staff Report

Case Number: PLN-25-0018; RES 25-101
Applicant: Jesus Ayvar, Mariner Dock & Seawall, agent for Kimberly Choate, owner
Address: 2435 Riverview Boulevard, Bradenton, FL 34205
Parcel ID: 3398610000
Zoning/Future Land Use: R-1/RESLOW
Flood Zone: VE/AE

Surrounding Property:
Zoning:
North: Manatee River
South, East, and West: R-1 (Single Family)

Future Land Use:
North: Manatee River
South, East, and West: RESLOW

Summary of Request and Staff Recommendation

The applicant is requesting a special use permit to construct a new private dock that extends into Manatee River across public Right of Way (Riverview Boulevard) from their property.

The original dock was damaged by hurricanes and the applicant is requesting to construct a 5-foot by 30-foot access dock out to a 12-foot by 16-foot terminal dock with new pilings.

A Special Use Permit is required because there was no record of a previous special use approval. The original dock was significantly damaged and, without a Special Use Permit, would be nonconforming today.

A special use permit is required for owners of waterfront property without riparian rights seeking a dock on public waterfront provided there is no private property intervening between the proposed dock location and the applicant's property.

All other dimensions of the dock meet requirements of Land Use Regulations.

GENERAL STANDARDS:

3.3.1 All special uses shall comply at minimum with the following standards. Additional requirements may be made by city council to ensure compatibility of uses.

3.3.1.1 All special uses shall be subject to the general regulations of these LURs for single lot development, structures, lots, yards and vehicular use areas as well as the specific dimensional regulations for lots and structures for the zoning district in which the special use is proposed.

REVIEW CRITERIA:

3.3.3.1 *General standards.* Properties which are separated from a water body by a public right-of-way or public property must obtain a special use prior to installation of any dock, pier, or other appurtenance. Approval of any such dock, pier, or other appurtenance is subject to the following conditions:

a. The dock, pier or appurtenances shall not be attached to any seawall or other structure located in the public right-of-way.

Staff Response: The dock will not be attached to the seawall.

b. Setbacks as specified by the Department of Environmental Protection must be complied with in the dock design, a minimum of ten feet.

Staff Response: The dock exceeds the 10 foot minimum setback requirement.

c. The property owner will sign a grant of easement with the City of Bradenton for usable of the waterfront property and construction of the dock pier or appurtenance. The easement specifies that the City of Bradenton deems the removal of the dock necessary, it will be removed at the property owner's expense.

Staff Response: The applicant will furnish said agreement with the dock permit application.

d. The dock, pier, or appurtenance will be compatible and appropriate with adjacent properties or other properties within the district.

Staff Response: The dock is similar in design to surrounding docks, which are used for private recreational boating and water access.

e. The dock, pier, or appurtenance must be approved by the Department of Environmental Protection prior to issuance of a building permit.

Staff Response: FDEP self-certification, approval or exemption will be provided prior to the commencement of construction. According to Florida Statutes. FS 166.033 (5) prohibits a municipality from requiring as a condition of processing or issuing a development permit or development order that an applicant obtain a permit or approval from any state or federal agency unless the agency has issued a final agency action that denies the federal or state permit before the municipal action on the local development permit. (6) states that a municipality shall include a permit condition that all other applicable state or federal permits be obtained before commencement of the development.

If approved, staff recommends the following stipulations, as amended by Planning Commission:

1. The dock shall be kept in good working order and condition, to not degrade from the value of nearby properties. Dock design, including amenities, shall meet the requirements of all City of Bradenton ordinances.

2. Lighting must be according to FDEP requirements.

3. All other applicable state or federal permits be obtained before commencement of the development. Any conditions associated with the required FDEP permit will be met at time of construction.

4. Any extension of utilities, staging of equipment and material, or access in or across the public right of way, shall require appropriate City of Bradenton Right of Way permits.

Respectfully submitted,

Brandon Wink

Brandon Wink, City Planner
Planning & Community Development

ATTACHMENTS:
Exhibit 1: Location Map
Exhibit 2: Future Land Use Map
Exhibit 3: Zoning Map
Exhibit 4: Special Use Site Plan

EXHIBIT 1: LOCATION MAP

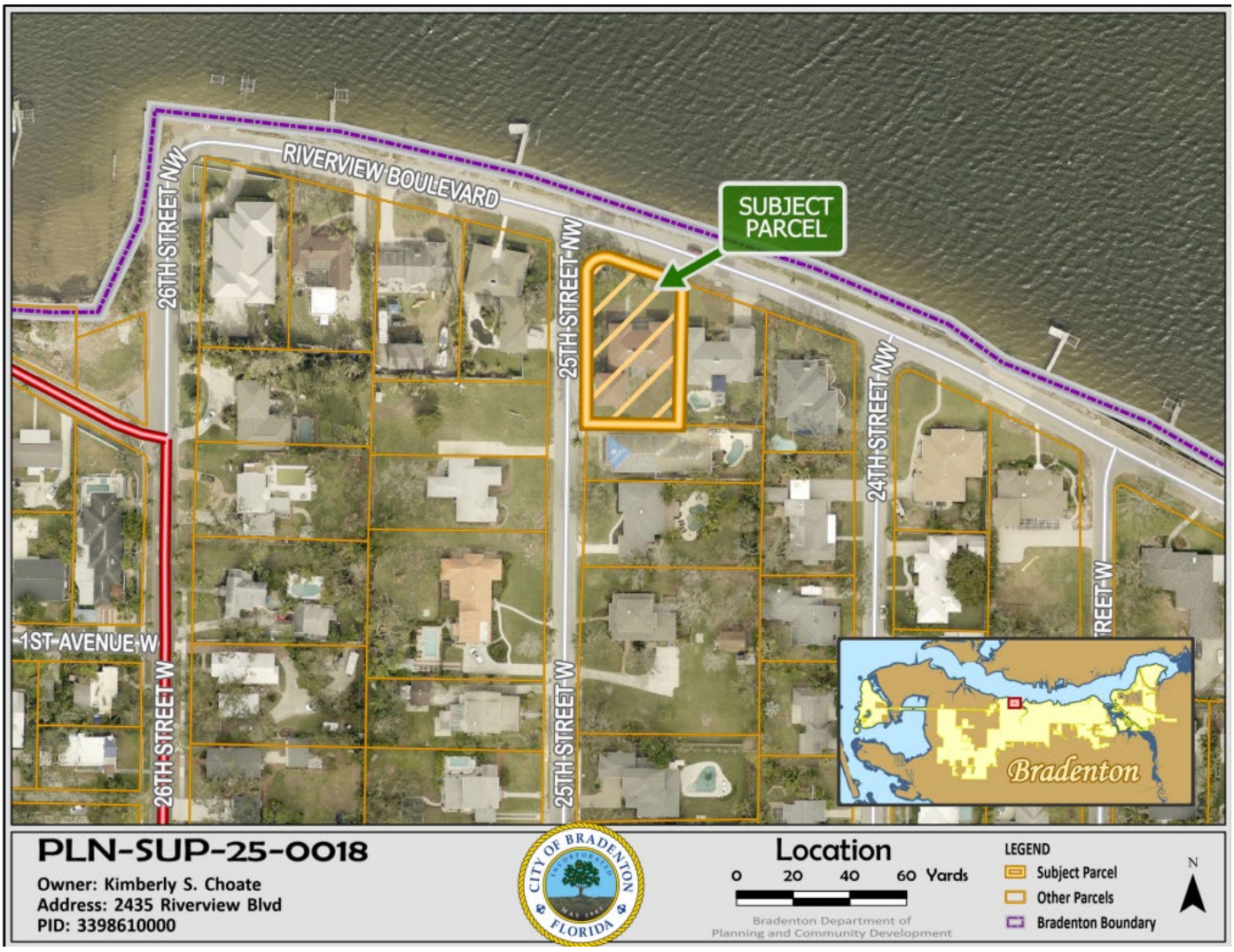


EXHIBIT 2: FUTURE LAND USE MAP



EXHIBIT 3: ZONING MAP

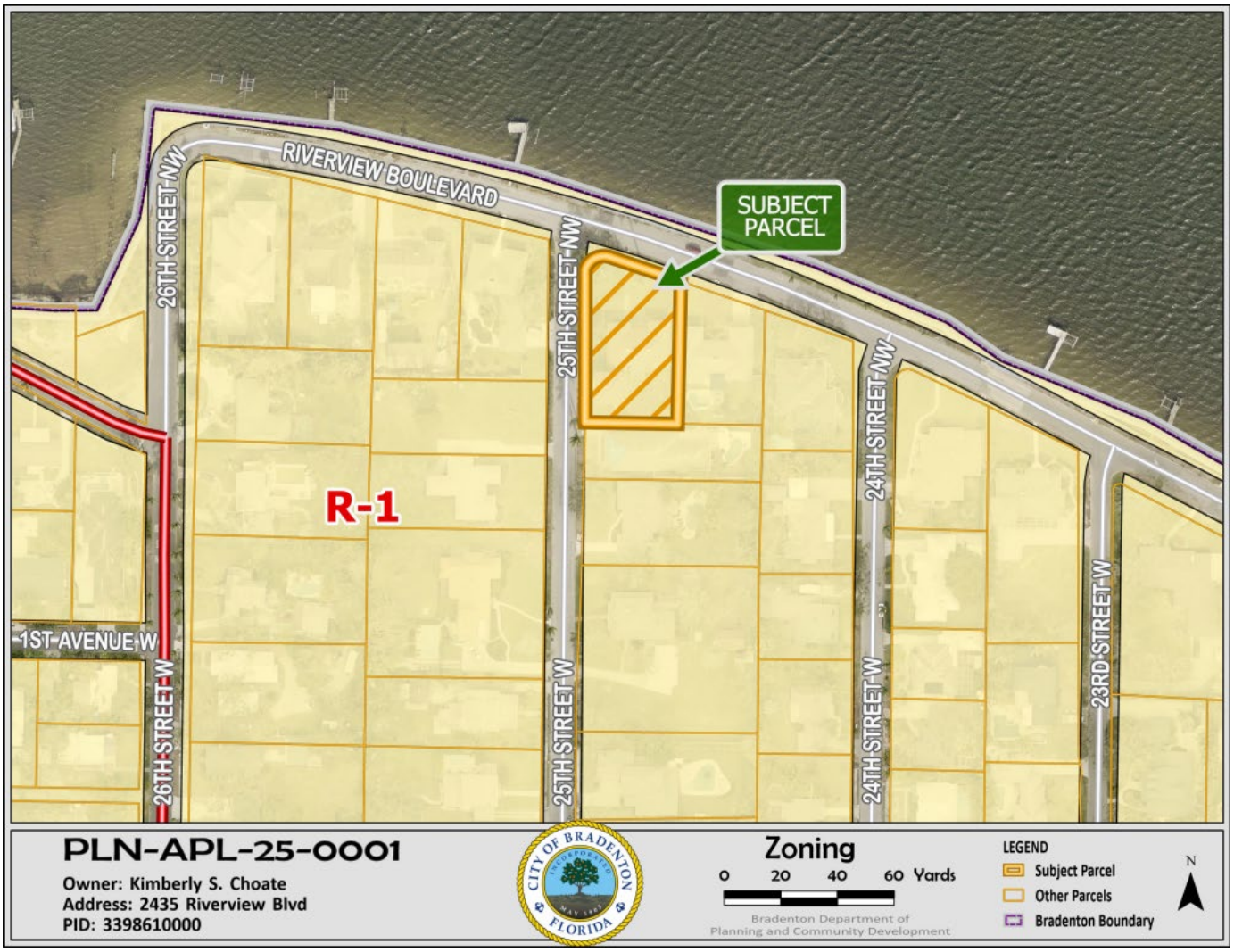
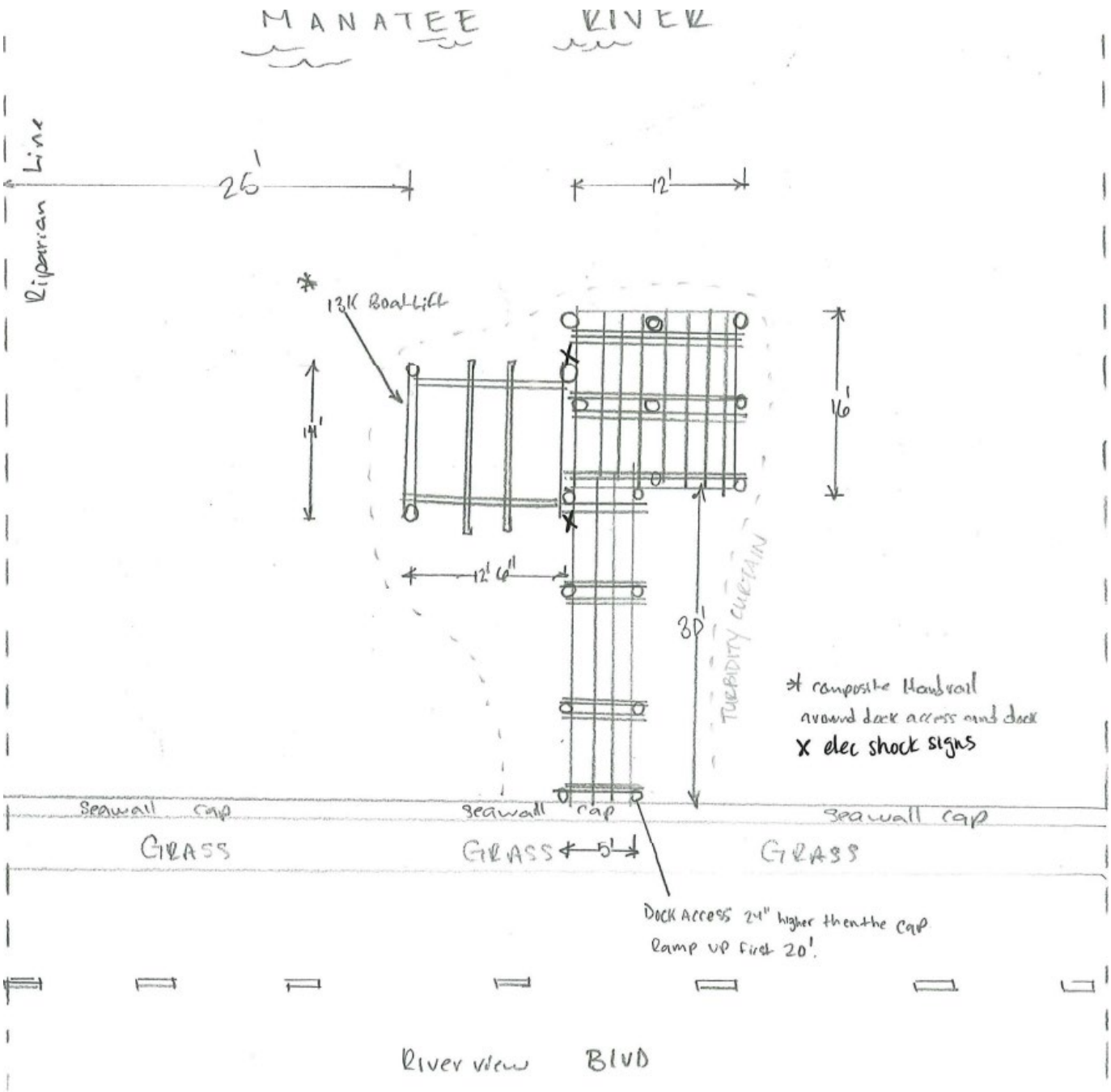


EXHIBIT 4: SPECIAL USE SITE PLAN



City Council
December 10th, 2025

Resolution 25-101| Case PLN-SUP-25-0018

Special Use Request To Authorize A Dock For Property Separated From A Body Of Water By A Public Right-Of-Way Or Public Property At 2435 Riverview Blvd.

Staff Contact: Brandon Wink, City Planner

Case Information

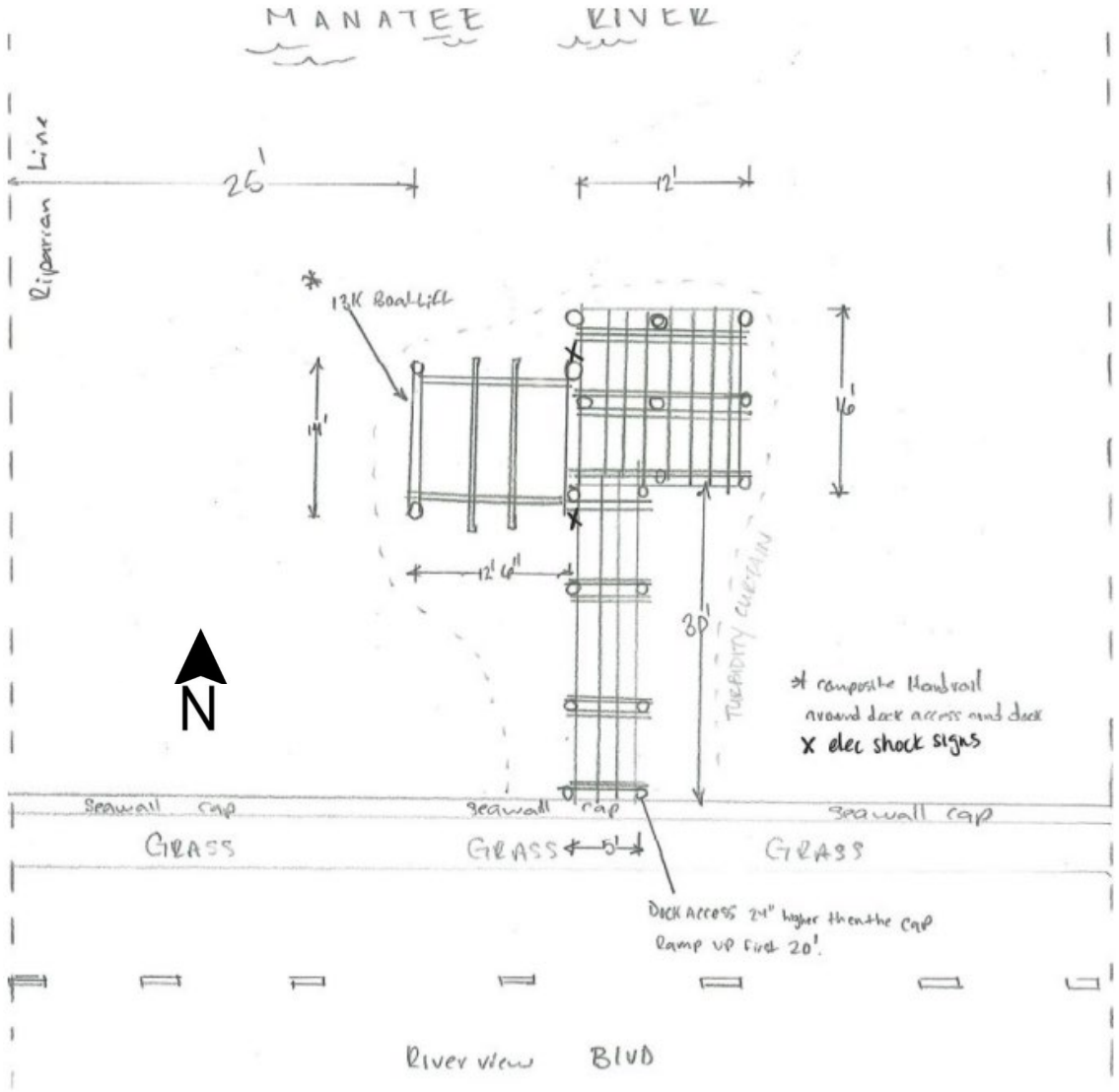
- Applicant: Jesus Ayvar (Agent)
- Owner: Kimberly Choate
- Address: 2435 Riverview Boulevard
- Parcel ID No: 3398610000
- Acreage: .3870 acres
- Current Zoning: R-1 (Low Density, Single Family)
- FLUM Zoning: RESLOW (Low Density)
- Flood Zone: VE/AE
- Existing Use: Single Family Residential
- Purpose: Special Use approval to authorize construction of a dock for the use of the property owner.

Location Map



Summary of Proposed Request

- Dock construction:
  - City land use regulation 3.3.3.1 specify that all docks proposed across a right of way or other public property must obtain special use permission prior to installation.
  - Existing dock is being replaced, with no permits showing approval prior.
  - New dock must adhere to all City codes and ordinances.



Zoning Map


RIVERVIEW BOULEVARD
SUBJECT PARCEL
26TH STREET NW
25TH STREET NW
24TH STREET NW
23RD STREET W
R-1
1ST AVENUE W
26TH STREET W
25TH STREET W
24TH STREET W
PLN-APL-25-0001
Owner: Kimberly S. Choate
Address: 2435 Riverview Blvd
PID: 3398610000
CITY OF BRADENTON FLORIDA
Zoning
0 20 40 60 Yards
Bradenton Department of Planning and Community Development
LEGEND
Subject Parcel
Other Parcels
Bradenton Boundary
N

Future Land Use Map



Proposed Request

- Proposed request, if approved, grants authorization for a dock to be built across the street from the property owner, along the Manatee river.
- Subject property is located within the City's Land Use Regulation area:
    - Schedule chart 3.2.1.1 highlighting the allowed uses within the various Land Use Regulation zoning districts shows that a dock is a permitted usage by right, with the only stipulation that docks along public waterways require the special use designation.

Summary of Proposed Request

- Existing dock along Riverview Boulevard:



Recommended Stipulations

If approved, staff recommends the following stipulations:

1. The dock shall be kept in good working order and condition, to not degrade from the value of nearby properties. Dock design, including amenities, shall meet the requirements of all City of Bradenton ordinances.

2. Lighting must be according to FDEP requirements.

3. All other applicable state or federal permits be obtained before commencement of the development. Any conditions associated with the required FDEP permit will be met at time of construction.

4. Any extension of utilities, staging of equipment and material, or access in or across the public right of way, shall require appropriate City of Bradenton Right of Way permits.

City Council Consideration

Resolution 25-101 | Case PLN-SUP-25-0011

1. City Council is encouraged to evaluate the request based on the provided criteria, as well as input from staff, the applicant, and the public.
2. It is in staff's opinion that the request is found to be consistent with the intent of Section 3.3.2.5 of the Land Use Regulations and the Design Element of the Comprehensive Plan.
3. Item was passed through Planning Commission with a unanimous "approval" vote.

Questions?

AGENDA ITEM NO. 7.c

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Brandon Wink, Planning & Community Development
ITEM TYPE:	Resolution
AGENDA SECTION:	BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS
SUBJECT:	**Quasi-Judicial:** RESOLUTION 25-102 - PUBLIC HEARING A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0020 AUTHORIZING A GROUP CARE FACILITY TO BE BUILT AT 1512 BALLARD PARK DR., BRADENTON, FLORIDA (PARCEL ID NO. 3361900008), AS MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.
SUGGESTED ACTION:	Motion to recommend to City Council either approval or denial of Resolution 25-102, Case PLN-SUP-25-0020.

Is this item Quasi-Judicial?
Yes

Does this item require a public hearing?
Yes

EXPLANATION:
The applicant has submitted a Special Use Permit application to allow for a Group Care Facility to be located at 1512 Ballard Park Drive.

In review of the Form Based Code, the list of approved uses does not contain Group Care Facility, therefore, staff determined that a Special Use Permit is required due to construction of a building with a "use not found" designation.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by City Attorney Rudacille.

SUGGESTED MOTION:
Motion to either approve or deny of Resolution 25-102.

ATTACHMENTS:
Resolution 25-102
Application
Staff Report
Presentation

RESOLUTION 25-102

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0020 AUTHORIZING A GROUP CARE FACILITY TO BE BUILT AT 1512 BALLARD PARK DR., BRADENTON, FLORIDA (PARCEL ID NO. 3361900008), AS MORE PARTICULARLY DESCRIBED HEREIN; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, 1401 8th Avenue LLC ("Property Owner") owns the property located at 1512 Ballard Park Dr., Bradenton, Florida (Parcel ID No. 3361900008), more particularly described in Exhibit "A" (the "Property"); and

WHEREAS, the City of Bradenton Comprehensive Plan's Future Land Use Map designates the property as Urban Central Business District; and

WHEREAS, the City of Bradenton Official Zoning Map classifies the Property under the T4-O Form Based Code zoning district; and

WHEREAS, a Group Care Facility is a use not listed in the Form Based Code regulations, requiring a special use permit; and

WHEREAS, the Property Owner, through its agent, Sarah McLelland, submitted an application for a Special Use Permit to construct a Group Care Facility as generally depicted on the Site Plan attached hereto as Exhibit "B"; and

WHEREAS, the Planning Commission held a noticed public hearing on November 19, 2025 at which the Commission received testimony and evidence from the Property Owner and City Planning staff and members of the public in attendance; and

WHEREAS, the City Council held a noticed public hearing on December 10, 2025, at which the Council received testimony and evidence from the City Planning staff and members of the public in attendance.

NOW, THEREFORE, the City Council makes the following Findings of Fact and conclusions of Law and issues the Final Order as follows:

Section 1. Findings of Fact and Conclusions of Law. After considering the evidence on the record and that presented at public hearing, including the staff report, and the recommendation of the Planning Commission, the City Council hereby makes the following Findings of Fact and Conclusions of Law:

a. The Whereas clauses contained herein are hereby adopted as Findings of Fact.

b. The Property Owner is requesting approval of a Special Use Permit to build and operate a group care facility, as generally depicted on the Site Plan attached hereto as Exhibit "B".

c. The City's professional staff determined that the project as proposed is consistent with the Comprehensive Plan and meets the criteria for approval under the Land Use Regulations.

d. The Planning Commission, which is designated as the local planning agency, determined that the project as proposed is consistent with the Comprehensive Plan and meets the criteria for approval under the Land Use Regulations.

e. The Planning Commission recommended approval.

The proposed use meets the requirements of Section 3.3.2 of the Land Use Regulations, as described below:

a. The tract of land is suitable for the type of use proposed by virtue of its location, topography, shape, and the nature of surrounding development. See 3.3.2.1.
b. Access points are located so as to best suit the use and Property. Wide spacing between access points and intersecting streets should be required when feasible. See 3.3.2.2.
c. All buildings are located an adequate distance from property lines and streets. See 3.3.2.3
d. Permanent screening, such as walls, fences, hedges, and other barriers, are adequate to protect surrounding properties from view of the premises or noises from the use. See 3.3.2.4.
e. Adequate ingress and egress is provided to property and proposed structures with particular regard for automobiles and pedestrian safety and convenience, traffic generation, flow and control and emergency access. See 3.3.2.5.
f. Location and design of off-street parking and loading areas in regard to the items in "a." above and the smoke, noise, glare, dust, vibrations, fumes, pollution and other effects of the use on adjoining properties are adequate for the proposed use. See 3.3.2.5.
g. Location and design of refuse and service areas are sufficient in regard to availability, adequacy and effect upon surrounding properties. See 3.3.2.5.
h. Utilities, in regard to location, availability, adequacy and compatibility with surrounding properties are provided. See 3.3.2.5.

i. Screening, buffering or separation of any nuisance or hazardous feature of the use are adequate for the proposed use. See 3.3.2.5.
j. Proposed signs and exterior lighting are adequate with reference to glare, traffic safety and compatibility and harmony with surrounding properties. See 3.3.2.5.
k. Effect upon the value of surrounding properties; the use will not hinder the development of nearby vacant properties or adversely affect their economic value. See 3.3.2.5.
l. The land to be used is adequate for the proposed use. See 3.3.2.5.
m. The proposed use is compatible and appropriate with adjacent properties and other property in the district with special consideration given to the proposed hours of operation. See 3.3.2.5.
n. The proposed use will not affect the environmental quality of the district. See 3.3.2.5.
o. The proposed use is consistent with the City's comprehensive plan. See 3.3.2.5.

Section 2. Order. Based upon the foregoing, a Special Use Permit is hereby approved and issued for the Property, to construct and operate a group care facility at 1512 Ballad Park Dr., Bradenton, Florida, as generally depicted on the Site Plan attached hereto as Exhibit "B".

Section 3. State and Federal Permits. Issuance of this development permit by the City does not in any way create any right on the part of the Property Owner to obtain a permit from a state or federal agency and does not create any liability on the part of the City for issuance of the permit if the Property Owner fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. The Property Owner must obtain all applicable state and federal permits before commencing development or use.

Section 4. Severability. In the event that any portion or section of this Order is determined to be invalid, illegal or unconstitutional by a court of competent jurisdiction, such decisions shall in no manner affect the remaining portions or sections of the Special Use Permit which shall remain in full force and effect.

Section 5. Effective Date. The effective date of this Special Use Permit shall be upon adoption.

ORDERED ON BEHALF OF THE CITY OF BRADENTON THIS 10TH DAY OF DECEMBER 2025.

THE CITY OF BRADENTON, BY AND THROUGH THE PLANNING COUNCIL OF THE CITY OF BRADENTON

ATTEST:

_____
Tamara Melton
CITY CLERK

_____
Gene Brown
MAYOR

APPROVED AS TO FORM:

_____
Scott Rudacille
CITY ATTORNEY

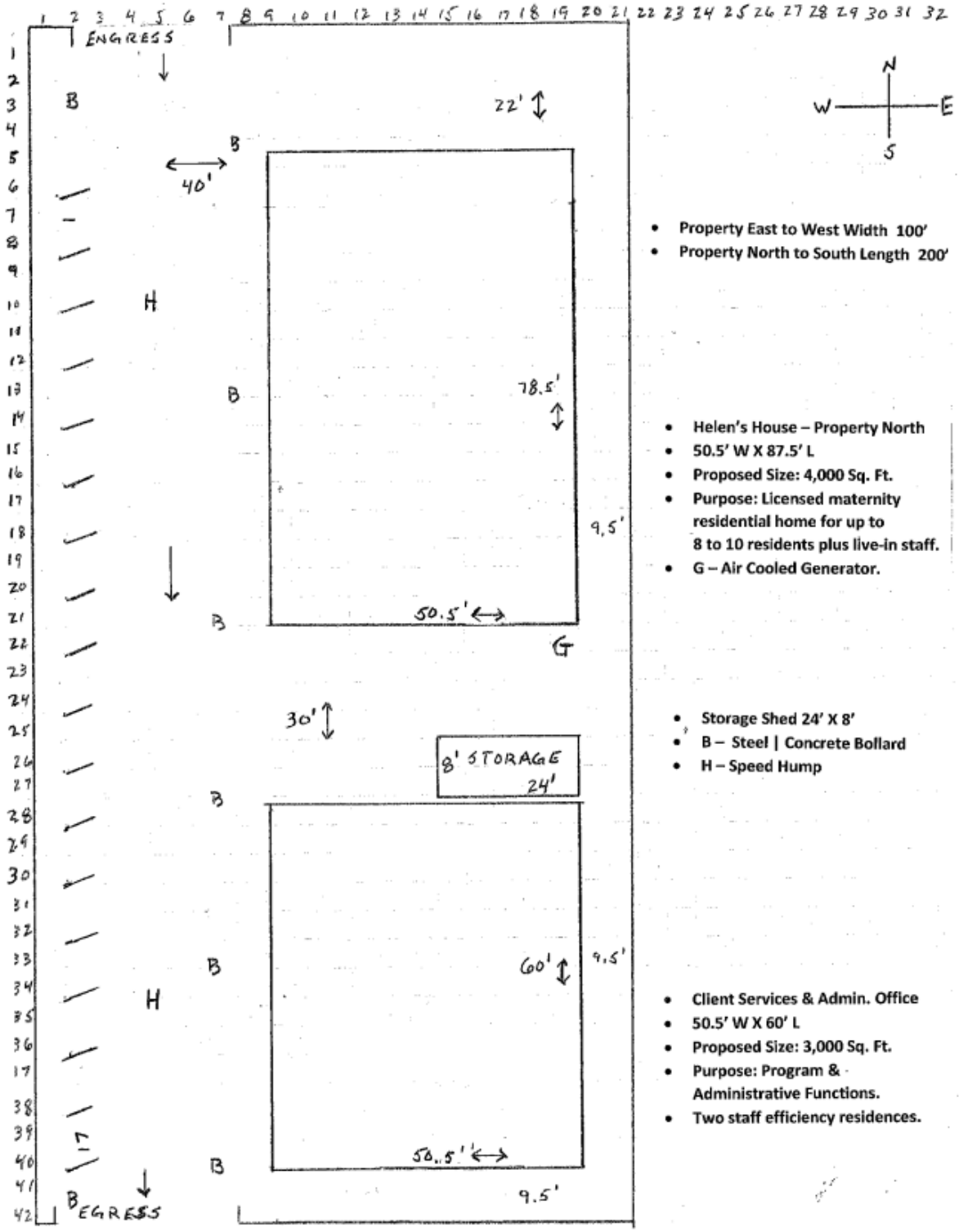
EXHIBIT A

Legal Description

Lots 3 and 5, Block C, CORNWELL AND HORTON'S SUBDIVISION, according to the map or plat thereof as recorded in Plat Book 1, Page 105, Public Records of Manatee County, Florida.

Parcel Identification Number: 3361900008

EXHIBIT B



- Property East to West Width 100'
- Property North to South Length 200'

- Helen's House – Property North
- 50.5' W X 87.5' L
- Proposed Size: 4,000 Sq. Ft.
- Purpose: Licensed maternity residential home for up to 8 to 10 residents plus live-in staff.
- G – Air Cooled Generator.

- Storage Shed 24' X 8'
- B – Steel | Concrete Bollard
- H – Speed Hump

- Client Services & Admin. Office
- 50.5' W X 60' L
- Proposed Size: 3,000 Sq. Ft.
- Purpose: Program & Administrative Functions.
- Two staff efficiency residences.

PLN-SUP-25-0020

Menu Reports Help

File Date: 10/09/2025

Application Status: Scheduled-Planning Commission

Assigned To:

Application Name:

Application Detail: Detail

Scope of Work: Special use application

Application Type: Special Use Permit

Documents:

File Name	Document Group	Category	Description	Type	Document Status	Docum
Special Use Permit PLN...	PLANNING	Pre-Application...	Special Use Applica...	application/pdf	Uploaded	10/10/2

Show all

Address: 1512 BALLARD PARK Dr, BRADENTON, FL 34205

Owner Name: 1401 8TH AVENUE LLC

Owner Address: 1401 8TH AVE W, BRADENTON, FL 34205

Parcel No: 3361900008

Licensed Professionals Info:

Primary	License Number	License Type	Name	Business Name	Business License #

Application Comments:

View ID	Comment	Date

Initiated by Product: ACA

Contact Info:

Name	Organization Name	Contact Type	Status
Brian Kerwin	SOLVE MATERNITY...	Applicant	Active

Job Value: $0.00

Total Fee Assessed: $0.00

Total Fee Invoiced: $0.00

Balance: $0.00

Custom Fields: **SPECIAL USE**

Type	Other
4.3.6 Group Care Homes & Facilities	

MEETING INFORMATION

Meeting Type	Date	Status

Workflow Status:

Task	Assigned To	Status	Status Date	Action By
Intake	Brandon Wink	Ready for Pr...	10/12/2025	Greg DeLong
Case Manager	Brandon Wink	Ready for Re...	10/12/2025	Greg DeLong
Building Review				
Public Works Review				
Fire Review				
Other Reviews				
Planning Review	Brandon Wink	Pass	10/12/2025	Greg DeLong
Review Consolidation	Brandon Wink	Scheduled fo...	10/12/2025	Greg DeLong
DRC				
Planning Commission	Brandon Wink			
City Council #1				
City Council #2				

Condition Status:

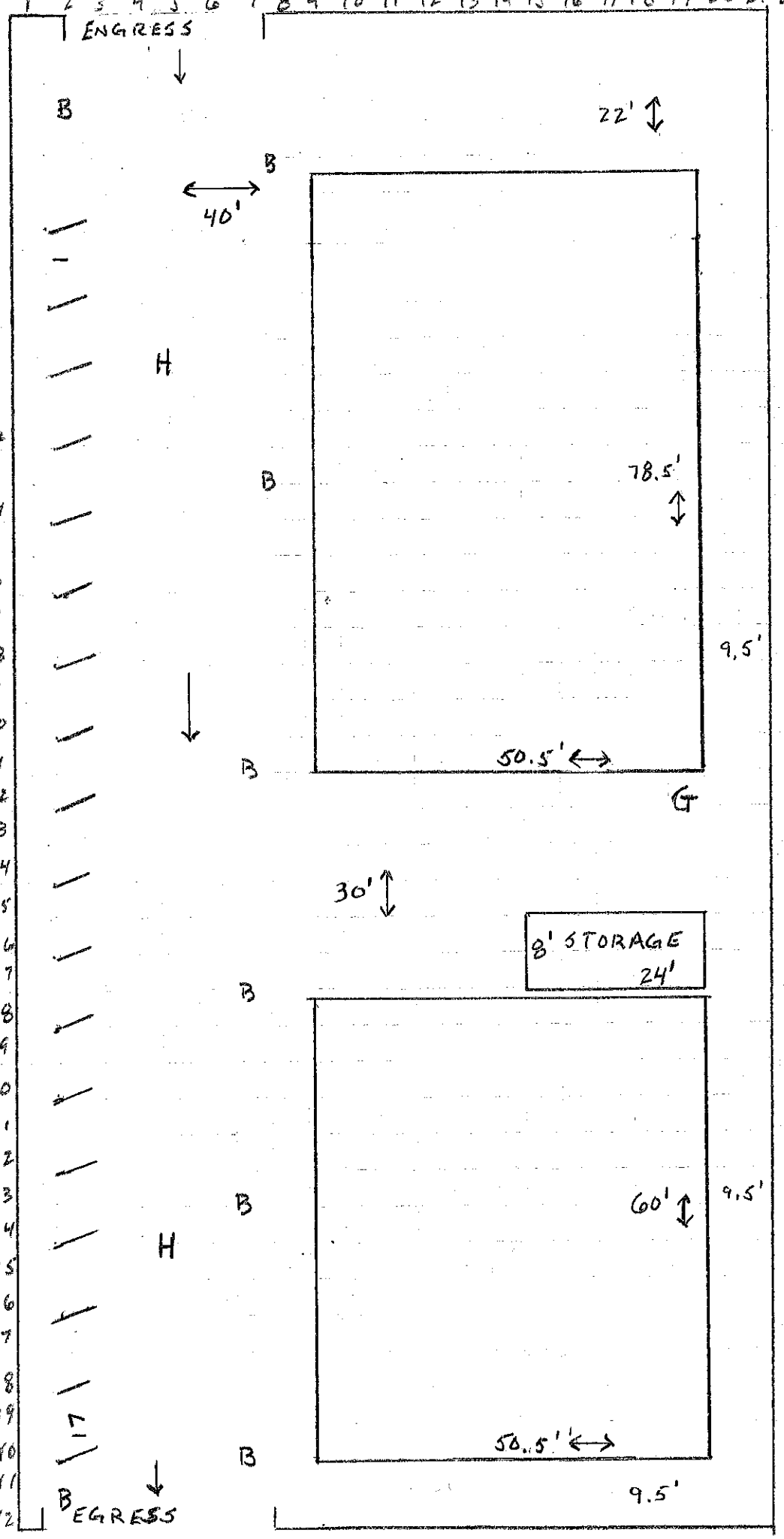
Name	Short Comments	Status	Apply Date	Severity	Action By

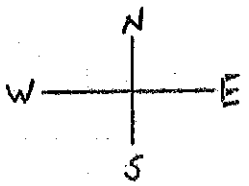
Scheduled/Pending Inspections:

Inspection Type	Scheduled Date	Inspector	Status	Comments

Resulted Inspections:

Inspection Type	Inspection Date	Inspector	Status	Comments





- Property East to West Width 100'
- Property North to South Length 200'

- Helen's House – Property North
- 50.5' W X 87.5' L
- Proposed Size: 4,000 Sq. Ft.
- Purpose: Licensed maternity residential home for up to 8 to 10 residents plus live-in staff.
- G – Air Cooled Generator.

- Storage Shed 24' X 8'
- B – Steel | Concrete Bollard
- H – Speed Hump

- Client Services & Admin. Office
- 50.5' W X 60' L
- Proposed Size: 3,000 Sq. Ft.
- Purpose: Program & Administrative Functions.
- Two staff efficiency residences.

Prepare detailed written responses, using factual statements (called Findings of Fact) to explain how the requested Special Use complies with each of the following review criteria:

1. Adequacy of ingress and egress to property and proposed structures with particular regard for automobiles and pedestrian safety and convenience, traffic generation, flow and control and emergency access.

Ingress is to be via 8th Ave. West, creating a cross property north to south flow [a driveway], with Egress at Ballard Park Dr. Projected vehicles crossing the property is 20-25, Monday through Friday; 5 or less, weekends. This will not negatively impact the traffic on 8th Ave. West and Ballard Park Dr. Safety and control will be achieved through Steel/Concrete Bollards and Speed Humps. Crosswalks from parking to buildings may be incorporated. 17 standard sized parking spaces will be in a single row on the property's west side. All visible controls will have high-visibility paint. We believe that the area size, flow and controls will provide a high standard of adequacy.

2. Location and design of off-street parking and loading areas in regard to the items in "1" above and the smoke, noise, glare, dust, vibrations, fumes, pollution and other effects of the use on adjoining properties.

Location and configuration of the 17 off-street parking spots are seen on the Review Criteria diagram. Off street loading will be done in the driveway, adjacent to the building(s) separation. There will be no generation of the aforementioned (or other) effects.

3. Location and design of refuse and service areas in regard to availability, adequacy and effect upon surrounding properties.

Trash for both properties will be corralled on the immediate property to the east, which is the organizations 1501 8th Ave. West residential property. There is adequate area for this on the adjacent property, allowing for consolidation. Should a physical need exist for such an area on the proposed property site, then it can certainly be engineered.

4. Utilities, in regard to location, availability, adequacy and compatibility with surrounding properties.

Property water mains face 1512 Ballard Park Dr. and 1509 8th Ave. West. | Electricity is delivered underground lines, generated from FPL poles on Ballard Park Dr. and 8th Ave. West. | The back-up generator for the Helen's House residence will in close proximity to the transfer. Survey and site plan coming week of 10/13/2025.

5. Screening, buffering or separation of any nuisance or hazardous feature of the use.

With history in this neighborhood, there is fenced separation from the surrounding area. This preventative measure serves to ensure less homeless indiviiduals on this state licensed campus. Resin fencing, in full accord with all required codes will measure the property's west and south borders.

6. Proposed signs and exterior lighting with reference to glare, traffic safety and compatibility and harmony with surrounding properties.

As with the organizations existing property at 1509 8th Ave. West | Bradenton, the client services and administration office will have a modest identification sign near entry.

For the safety of all, security lighting will be maintained throughout this property. LED Wall Pack LM will be utilized to the specified codes and standards for safety and security.

7. Effect upon the value of surrounding properties; the use shall not hinder the development of nearby vacant properties or adversely affect their economic values.

No negative effects on value or future development of nearly properties will exist.

8. Adequacy of land and/or building which are to be used.

This land is adequate for the organizations purpose. The buildings are to be new.

9. General compatibility or appropriateness with adjacent properties and other property in the district with special consideration given to proposed hours of operation.

Business hours for the client services and administration will be from 8:30 AM to 5:00 PM, Monday through Friday.

The Solve residence – Helen's House – will maintain perpetual hours, as with the history of the organization on this site.

10. Environmental quality of the district in which the use is proposed and the effect the Special Use Permit might have on such quality.

As with the organizations 2007 new build of its home at 1501 8th Ave. West | Bradenton, we anticipate this new property design and use to be an enhancement to the surrounding neighborhood and greater city area. No negative effect on the areas environmental quality is foreseen.

11. Consistency with the City of Bradenton Comprehensive Plan.

The property will meet all requirements of the City of Bradenton's Comprehensive Plan. All planning, zoning, land use regulations, review processes, etc. will be in adherence with the City's Plan.

Solve Maternity Homes – Bradenton Campus Design and Usage Plan

Proposed Zoning and Land Use Consideration

Date: October 10, 2025
Submitted by: Manasota Solve, Inc. dba Solve Maternity Homes
Established: 1976
Existing Licensed Residential Maternity Homes Since: 1982

I. Organization Overview

Solve Maternity Homes, established in 1976, is a Florida Department of Children and Families–licensed nonprofit organization providing residential and programmatic services for pregnant and parenting women and their children. The organization currently operates four residential maternity homes. Two are located in Manatee County—**1509 8th Avenue West (the subject of this proposal)** and 1501 8th Avenue West in Bradenton—with a total of 14 residential beds.

In addition, Solve Maternity Homes operates two homes in Sarasota County: the Englewood home, established in 2008, with four residential beds, and the Sarasota home, opened in 2021, with six residential beds. The organization remains in good standing at all locations with the Florida Department of Children and Families and with Manatee and Sarasota Counties. It maintains positive inspection records with both County Health and Fire Departments and holds an approved nonprofit profile with the Community Foundation of Sarasota.

While the organization has a 50-year history of service, it is important to note that for the first 28 years of operation, 1509 8th Avenue West (Helen's House) was the sole residential property, serving the community independently during that period. Over its history, Solve Maternity Homes has provided care to thousands of families, with nearly 1,500 babies born to live-in residents. The long-standing operation of 1509 8th Avenue West demonstrates its significant and sustained impact on the local community.

II. Project Summary

The organization proposes the redevelopment and expansion of its Bradenton campus through:

1. The **demolition and reconstruction** of the existing 111-year-old residential home and small client services office located at **1509 8th Avenue West**.
2. The **development** of a new administrative and client services building on the **adjacent property at 1512 Ballard Park Drive**, which is currently under contract for purchase.

The combined project will establish a **unified campus** that enhances program delivery, strengthens operational efficiency, and provides a safe, modern environment for women and children in care.

III. Existing Conditions

- **1509 8th Avenue West:**
  - 2,800 sq. ft. residential home built in 1915.
  - 800 sq. ft. small office building.
  - Both structures are well maintained but no longer meet current hurricane standards or modern functionality requirements.
- **1501 8th Avenue West:**
  - Residential home constructed in 2004 (no major changes proposed at this time).
- **1512 Ballard Park Drive (Proposed Acquisition):**
  - Vacant parcel located directly behind 1509 8th Avenue West.
  - To be developed as the new client services and administrative office center.

IV. Proposed Development Plan

A. 1509 8th Avenue West – Residential Home Reconstruction

Proposed Size: 4,000 sq. ft.
Purpose: Licensed maternity residential home for up to 8–10 residents plus live-in staff.

Key Features:

- **Resident Private Space:**
  - 5 resident bedrooms (3 double occupancy, 2 single mother/child suites).
  - 2 full double bathrooms with separate vanity areas for group living efficiency.
- **Staff Private Space:**
  - House Manager Apartment (bedroom, bathroom, living room, small kitchen).
  - Relief House Manager en suite (bedroom and bathroom).
- **Group Living Space:**
  - Large kitchen and dining area.
  - Living room and common areas for resident use.
  - Guest bathroom, laundry room, and storage pantry.

B. 1512 Ballard Park Drive – Client Services and Administration Building

Proposed Use: Office, education, and support space for Solve's administrative and programmatic functions.
Proposed Size: Approx. 3,000 sq. ft.

Key Features:

- 8 staff offices.
- Conference room.
- Education and training room.
- Kitchen and restroom facilities.
- Two small residential en suite units (bedroom and bathroom each) for overnight staff coverage.

V. Site Design and Campus Layout

The Bradenton campus will encompass three contiguous parcels (1501, 1509 8th Aveue West, and 1512 Ballard Park Drive) forming an **L-shaped configuration**. The campus will be tastefully designed to foster a sense of safety, dignity, and community.

Proposed Design Elements Include:

- **Landscaping:** Native trees, shaded seating areas, and flower gardens.
- **Outdoor Features:** Pergola, outdoor dining space, and raised vegetable garden beds for skill-building activities.
- **Accessibility:** Connected walking paths between structures.
- **Parking:**
  - 17 parking spaces on the west side of the unified properties
- **Storage and Utility:** Existing storage shed to remain; new trash receptacle enclosure to be constructed.
- **Perimeter and Safety:** Decorative fencing around the combined campus for safety and privacy.

VI. Design Intent and Aesthetic Considerations

The architecture will be **residential in character**, complementing the surrounding neighborhood fabric while meeting **modern hurricane codes** and **energy efficiency standards**.
The design will incorporate **neutral, warm exterior finishes** and **inviting landscaping**, maintaining the neighborhood's aesthetic integrity.

VII. Programmatic and Community Impact

This redevelopment ensures that Solve Maternity Homes can:

- Continue its mission of providing safe, structured, and nurturing housing.
- Enhance trauma-informed programming and educational objectives for resident living wage employment.
- Create an integrated service model where case management, education, and residential life are co-located for optimal collaboration.
- Increase administrative efficiency through the new combined office space.
- Continue to serve as a stabilizing and supportive presence in the Bradenton community.

VIII. Compliance and Zoning Considerations

Current Zoning:

- **1509 8th Avenue West, Bradenton** – *Orphanages; Other Services*
- **1512 Ballard Park Drive, Bradenton** – *Vacant Residential Platted*

Requested Use:

- *Group Residential Living and Programmatic Services* to accommodate residential housing for pregnant and parenting women, administrative offices, and client service facilities.

Requested Zoning Change:

- *Planned Development Mixed Use (PDMU)* or other comparable designation as determined appropriate by the City of Bradenton Planning Department.

Notes:
This zoning adjustment does **not alter the nature of Solve Maternity Homes' existing operations** at 1509 8th Avenue West. It serves to **formally align the organization's long-standing residential and service use** with the newly acquired adjacent property at 1512 Ballard Park Drive. The organization has operated continuously and harmoniously within this neighborhood for more than 45 years, maintaining positive community relationships and compliance with all licensing and regulatory requirements.

The proposed use is **consistent with the organization's long-standing community role**, aligns with **public welfare objectives**, and maintains compatibility with **surrounding residential character**.

IX. Conclusion

The redevelopment of the Solve Maternity Homes Bradenton campus represents a thoughtful investment in the community and in the lives of women and children it serves. The proposed plan ensures continuity of care, modern safety standards, and an aesthetically harmonious addition to the neighborhood — carrying forward Solve's "Legacy of Light" into its 50th year and beyond.

City of Bradenton
Planning and Community Development Department
City Council Public Hearing
December 10, 2025

Staff Report

Case Number: PLN-SUP-25-0020
Res. Number: 25-102
Applicant: Sarah McLelland
Owner: 1401 8th Avenue
LLC Address: 1512 Ballard Park Dr
Parcel ID No: 3361900008
Current Zoning: T4-O
Future Land Use: Urban Central Business District
Flood Zone: X

Surrounding Property Zoning:

Current Zoning: North: T4-O
South: T5
East: T5
West: T4-O

Future Land Use: North: UCBD
South: UCBD
East: UCBD
West: UCBD

Sarah McLelland, acting as authorized agent for 1401 8th Avenue LLC, owner of the property located at 1512 Ballard Park Drive submitted a Special Use Permit application to allow for a Group Care Facility, a use case not listed within the Form-Based Code.

Following is a summary of property information and information about the proposed use:

- The parcel is planned to be combined with the site directly to the north, 1508 Ballard Park Drive, which has a currently active 2,800 square foot residential maternity home and an 800 square foot small office building.
- Combined, the property is .459 acres in size and is proposed to reconstruct the existing 111-year old residential home and add on a new administrative building to create a unified campus.

Form Based Code:

Per Form Based Code table 4.8, the amount of required parking for a lodging use is .5 spaces for each guest unit. There is also a proposal for an office to be built, which carries with it 1.0 parking spaces for each 500 square foot of floor area.

With 8 to 10 residents plus live in staff living at the Group Care Facility, and the client services and admin office being 3,000 square feet, the proposed 17 parking spaces appears to be adequate on the low end to inadequate at the high end.

Per use table 4.7 on specific function and use, Group Care Facility is not listed as an acceptable use case, necessitating the need for the special use permit as a use not listed.

COMPREHENSIVE PLAN:

Future Land use Element
Policy 1.2.1 – Urban Central Business District
The UCBD is the most intensely developed area of the City. It includes the Central Business District, Riverwalk, and West Historic District. Together, these sub-areas form the downtown of the City and provide a vital place for social, cultural, and economic interchange. The Urban Core is also a hub for governmental and civic uses. The purpose of the UCBD category is to establish, define, promote, and facilitate the redevelopment and enhancement of the City's primary and historical urban center.

The UBCD land use category is further intended to implement the downtown and general redevelopment goals, objectives, and policies of the Future Land Use Element as well as to promote the accomplishment of the City's Community Redevelopment Area (CRA) designation for the downtown area and the implementation of redevelopment plans, studies, and regulations.

Compliance Overview with Form Based Code
Uses not listed within the Form Based Code table require a special use. Special uses are permitted only if the use will be compatible with surrounding uses or can be made compatible through limitations of their operation or enhancements of the site development design. The Special Use Permit makes the stipulations of approval mandatory. The Special Use Permit is valid for the property on which it is issued for as long as the conditions are met unless the approval stipulates otherwise.

The following is a list of required Land Use Regulations subject to review for Special Use Permits:

GENERAL STANDARDS (LAND USE REGULATIONS):

3.3.1 *General standards.* All special uses shall comply at minimum with the following standards. Additional requirements may be made by city council to ensure compatibility of uses.

3.3.1.1 All special uses shall be subject to the general regulations of these LURs for single lot development, structures, lots, yards and vehicular use areas as well as the specific dimensional regulations for lots and structures for the zoning district in which the special use is proposed.

3.3.1.2 A landscaped separation strip of at least ten feet in width shall be provided along all property lines and along all streets serving the premises, except at approved access points.

3.3.1.3 If the use is listed as a specific use in section 4.3, the standards of that section must be met.

REVIEW CRITERIA (LAND USE REGULATIONS):

3.3.2 *Review criteria.* All special uses shall comply with and be reviewed using the following criteria to determine whether to allow the use at the proposed location and to determine appropriate conditions to the use.

3.3.2.1 The tract of land must be suitable for the type of use proposed by virtue of its location, topography, shape and the nature of surrounding development.

Staff Response: It appears that the proposed use of a group care facility is compatible with the surrounding area and land.

3.3.2.2 Access points must be located so as to best suit the use and property. Wide spacing between access points and intersecting streets should be required when feasible.

Staff Response: There is an ingress and egress plan that allows for cross flow of traffic.

3.3.2.3 All buildings shall be located an adequate distance from property lines and streets. Setbacks in excess of those required for the specific zone may be required to lessen the effect of the use on neighboring properties.

Staff Response: New buildings and the renovated old ones will be subject to current standards of building and taken through the permitting process.

3.3.2.4 Permanent screening, such as walls, fences, hedges, and other barriers, may be required to protect surrounding properties from view of the premises or noises from the use. The minimum height and other parameters of such screening may be specified.

Staff Response: The applicant's existing land has fencing on it which they will be replacing.

3.3.2.5 The following shall be considered and cited as reasons for approval or denial of the application:

Please see submitted application materials for the applicant's responses.

a. Adequacy of ingress and egress to property and proposed structures with particular regard for automobiles and pedestrian safety and convenience, traffic generation, flow and control and emergency access.

   Staff Response: The ingress and egress points appear to be adequate for the property.

b. Location and design of off-street parking and loading areas in regard to the items in "a." above and the smoke, noise, glare, dust, vibrations, fumes, pollution and other effects of the use on adjoining properties.

   Staff Response: There should be landscaping separating the off-street parking every 10 spots.

c. Location and design of refuse and service areas in regard to availability, adequacy and effect upon surrounding properties.

   Staff Response: Applicant ensures that trash will be collected and disposed of at the adjacent owned property 1501 8th Ave West.

d. Utilities, in regard to location, availability, adequacy and compatibility with surrounding properties.

   Staff Response: Applicant claims that Utilities are readily available in the proposed site.

e. Screening, buffering or separation of any nuisance or hazardous feature of the use.

   Staff Response: There are existing structures which act as screening and there will continue to be screening installed.

f. Proposed signs and exterior lighting with reference to glare, traffic safety and compatibility and harmony with surrounding properties.

   Staff Response: The applicant is aware and will be installing security lighting throughout the property for the safety of the staff and residents.

g. Effect upon the value of surrounding properties; the use shall not hinder the development of nearby vacant properties or adversely affect their economic value.

   Staff Response: It appears that the subject request will not adversely affect the surrounding properties.

h. Adequacy of land and/or building which are to be used.

   Staff Response: It appears that the land is adequate for the proposed use at maximum occupancy.

i. General compatibility or appropriateness with adjacent properties and other property in the district with special consideration given to the proposed hours of operation.

   Staff Response: It appears that the proposed request is compatible with adjacent properties.

j. Environmental quality of the district in which the use is proposed and the effect the special use permit might have on such quality.

   Staff Response: It appears that there will be no negative impacts to the existing environmental quality of the district as a result of the subject request.

k. Consistency with the city's comprehensive plan.

Staff Response: It appears that the proposed use is consistent with the City's Comprehensive Plan.

STAFF COMMENTS:

1. Planning Commission is encouraged to evaluate the request based on the provided criteria, as well as input from staff, the applicant, and the public.
2. It is in staff's opinion that the request is found to be consistent with the intent of Section 3.3.2.5 of the Land Use Regulations and the Design Element of the Comprehensive Plan.

Respectfully submitted,

Brandon Wink

Brandon Wink
City Planner

EXHIBITS:

EXHIBIT "A": Location Map

EXHIBIT "B": Future Land Use Map

EXHIBIT "C": Zoning Map

EXHIBIT "D": Proposed Overall Project Site Layout

EXHIBIT "A"
Location Map

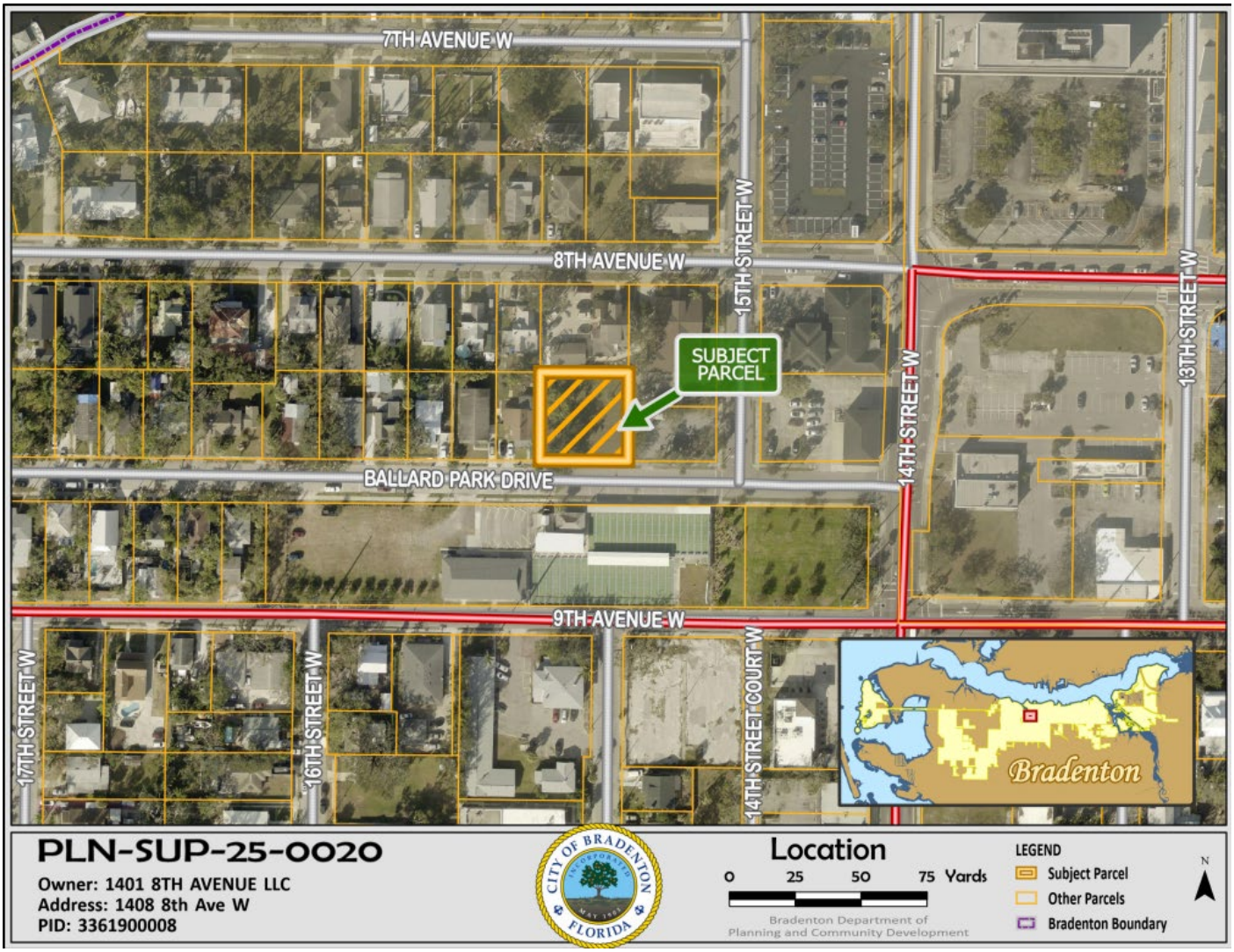


EXHIBIT "B"
Future Land Use Map

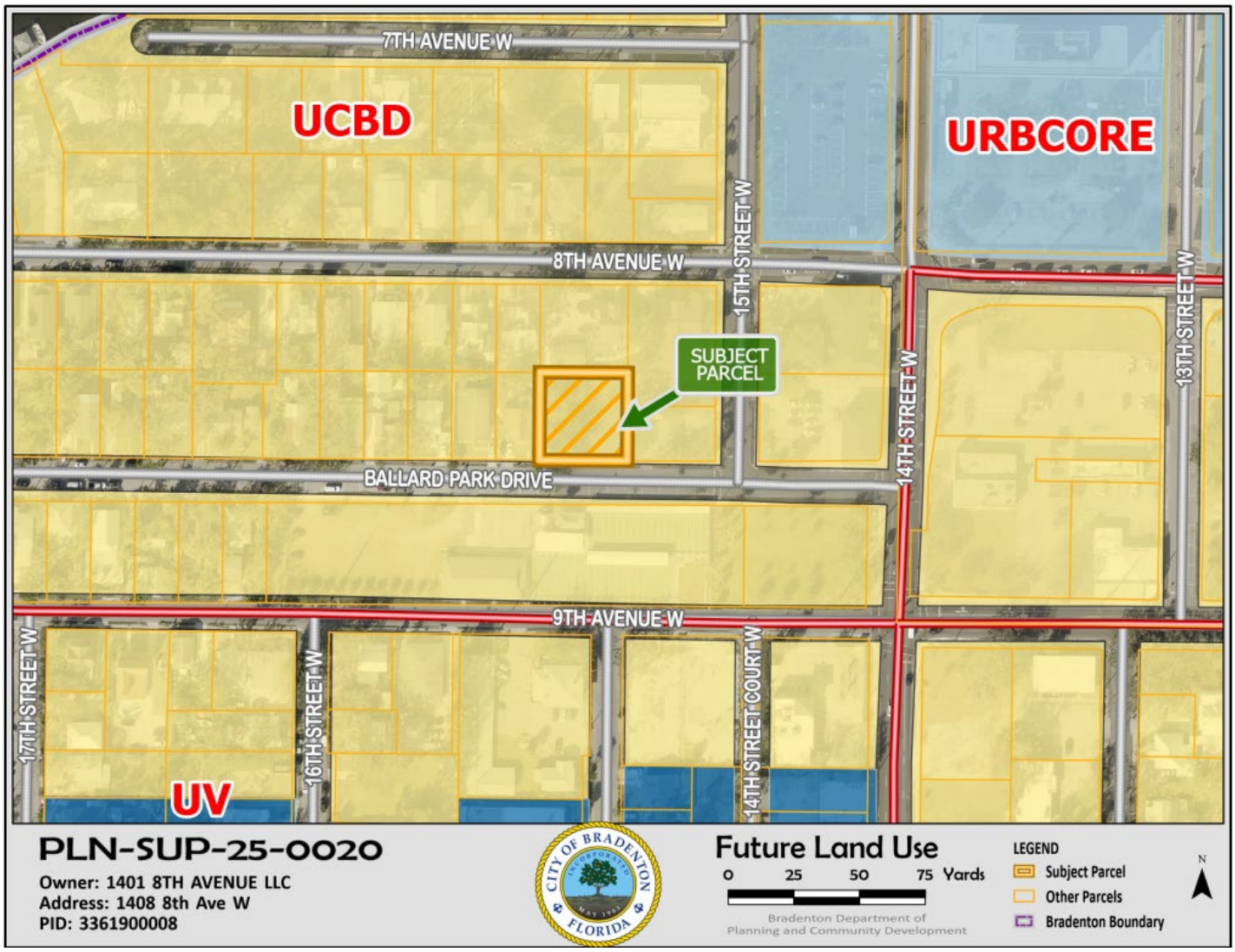


EXHIBIT "C"
Zoning Map

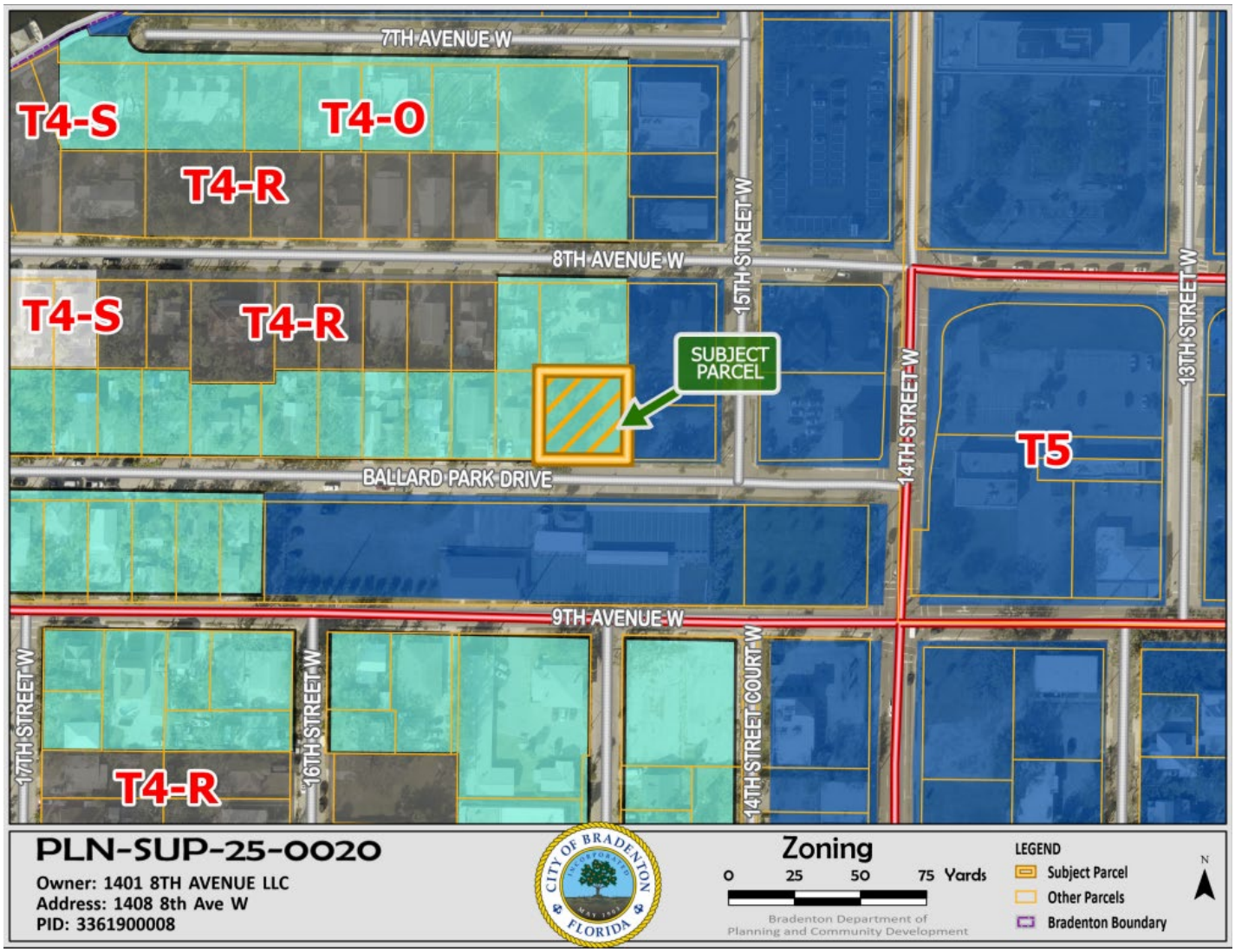
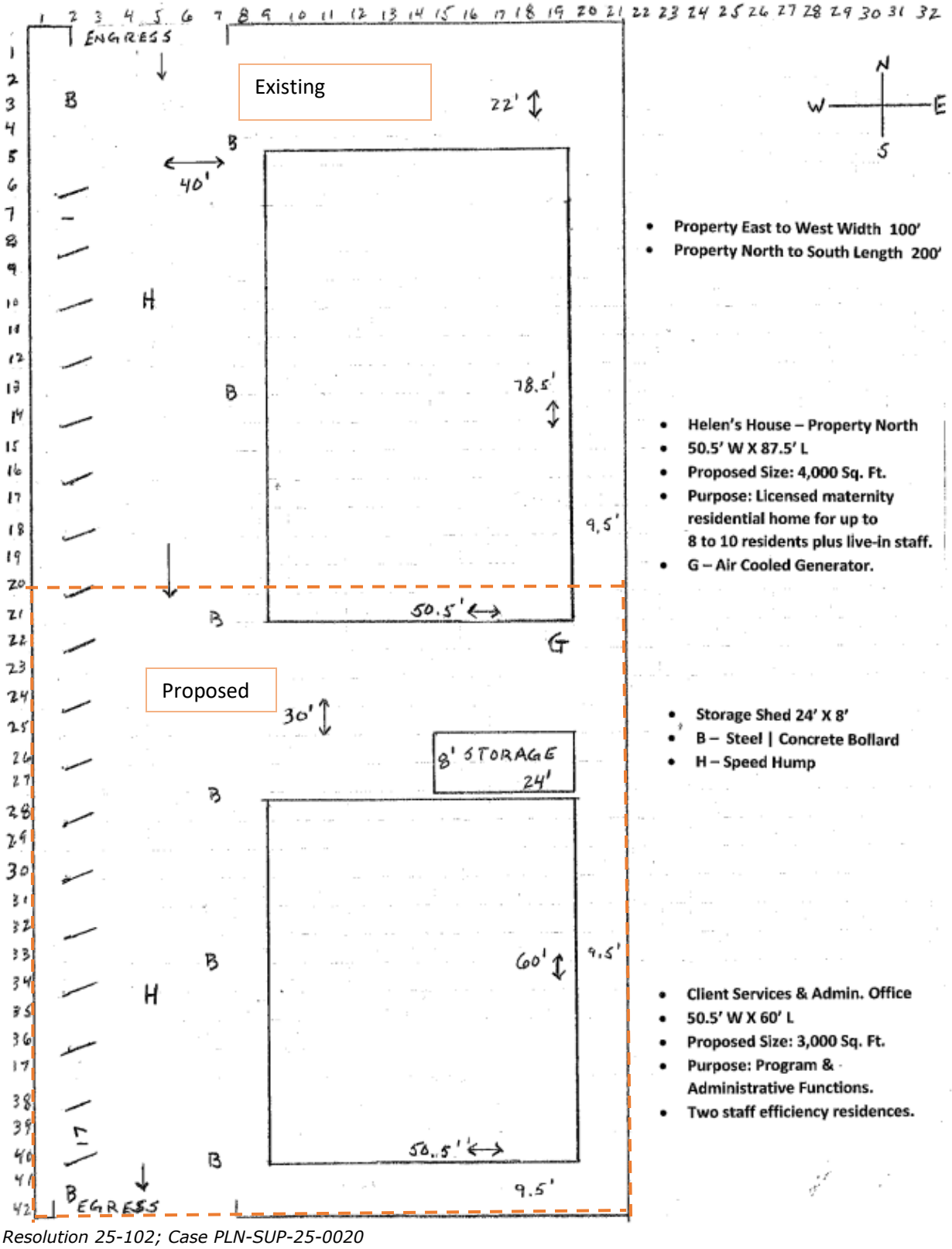


EXHIBIT "D"
Proposed Project Site Layout



City Council
December 10th, 2025

Resolution 25-102| Case PLN-SUP-25-0020

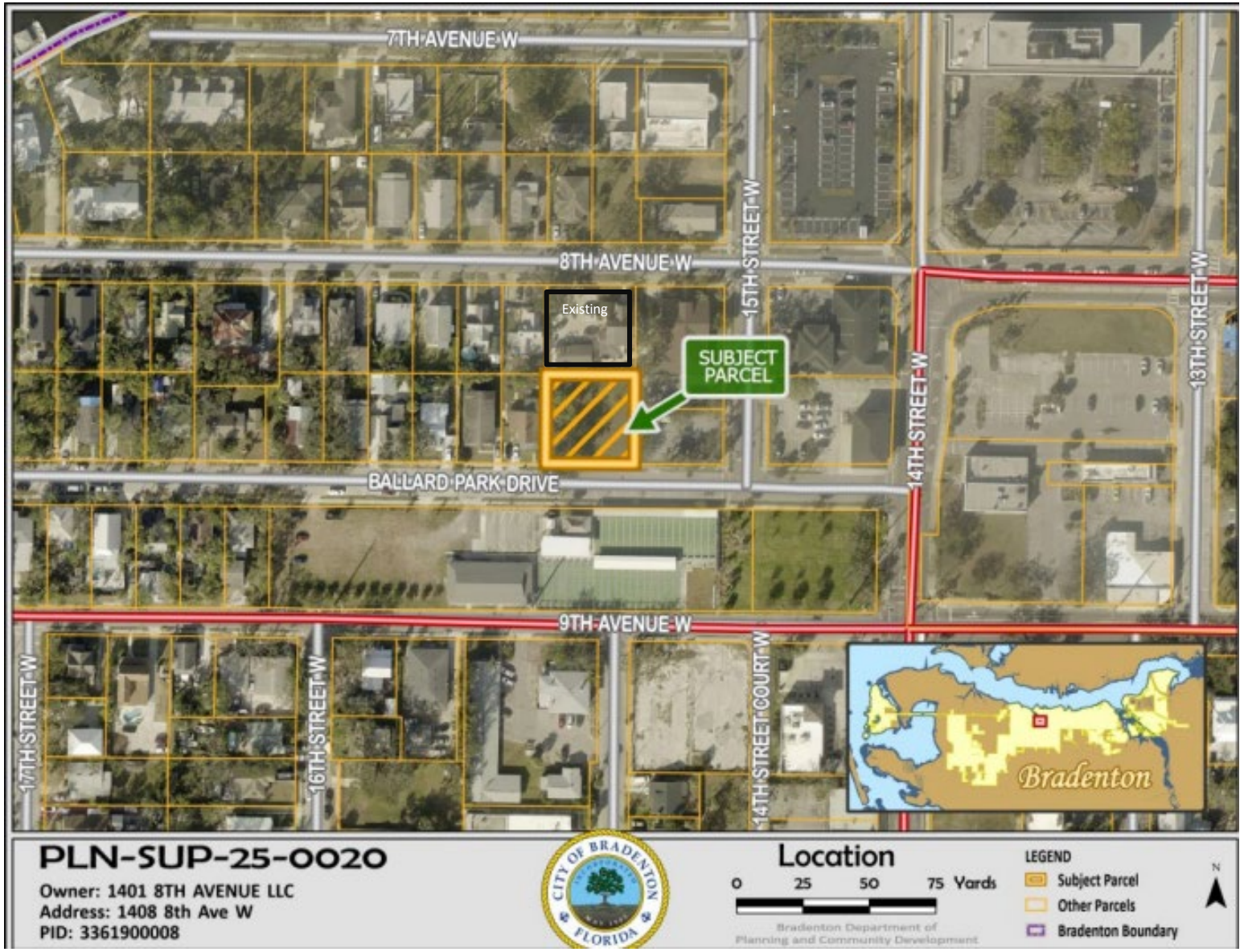
Special Use Request Authorizing A Group Care Facility To Be Built At 1512 Ballard Park Drive.

Staff Contact: Brandon Wink, City Planner

Case Information

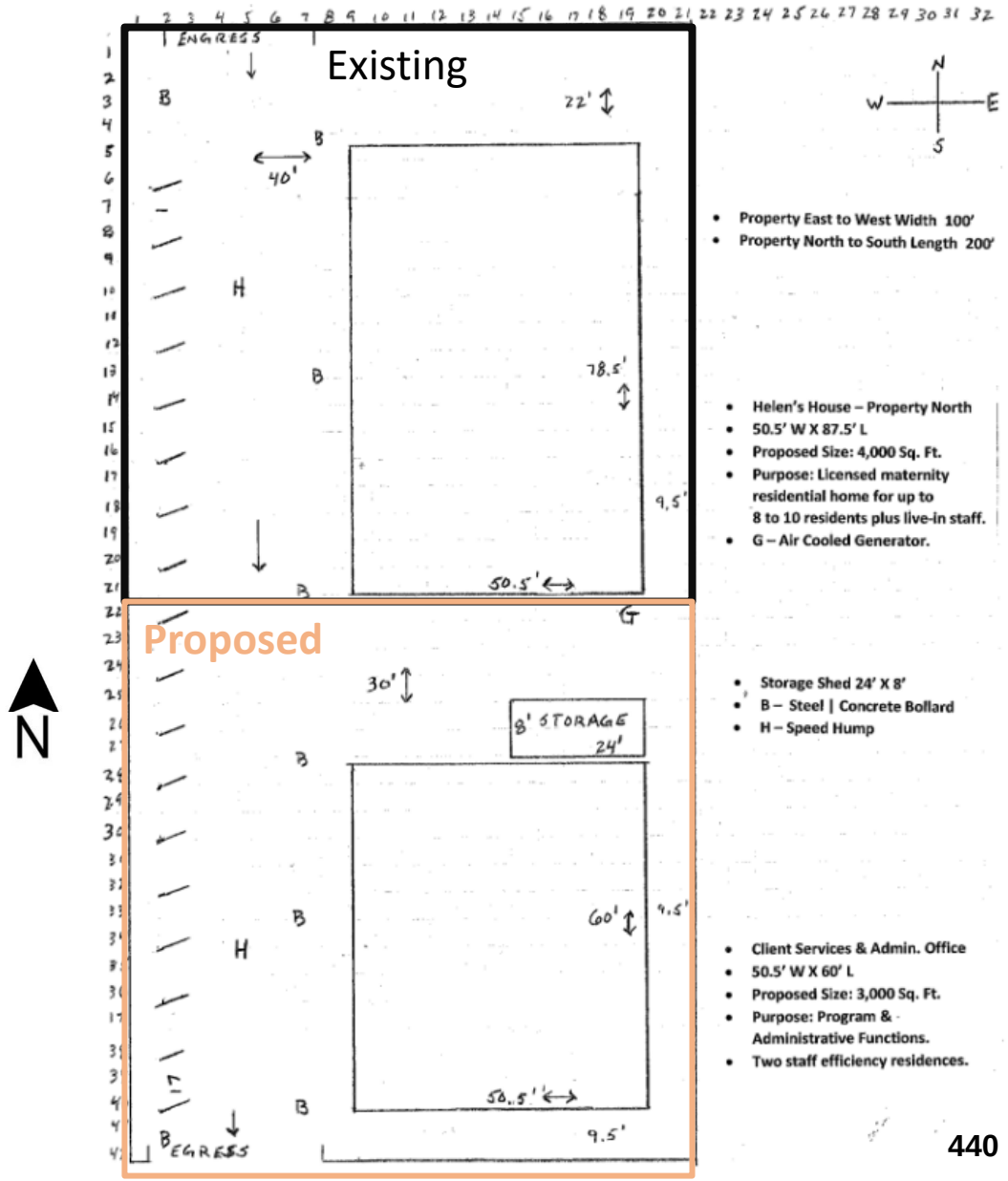
- Applicant: Sarah McLelland (Agent)
- Owner: 1401 8th Avenue LLC
- Address: 1512 Ballard Park Dr
- Parcel ID No: 3361900008
- Acreage: .4590
- Current Zoning: T4-O (General Urban Open)
- FLUM Zoning: Urban Central Business District
- Flood Zone: X
- Existing Use: Vacant Single Family Residential
- Purpose: Special Use approval to authorize construction of a group care facility, a use case not listed within the form-based code.

Location Map

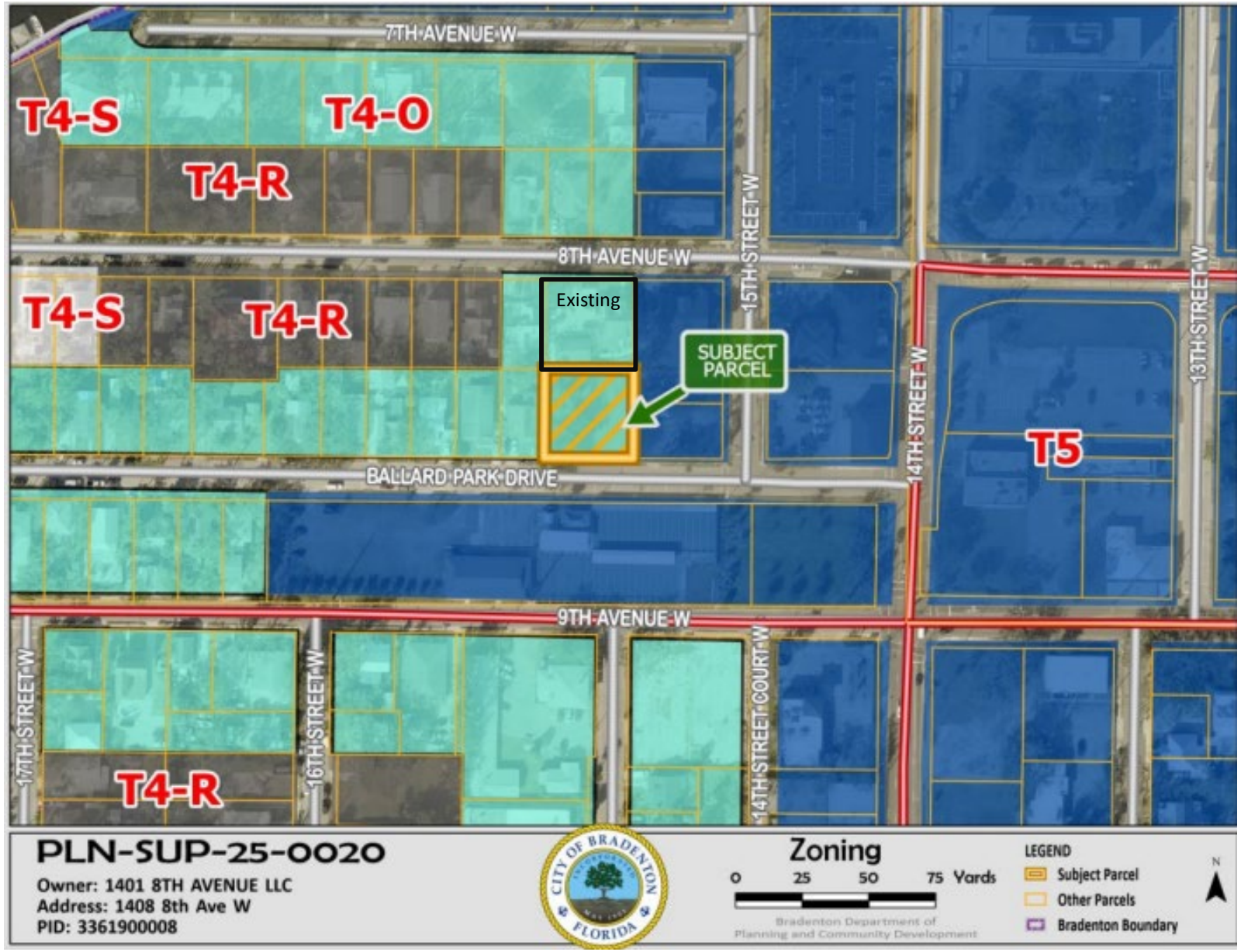


Summary of Proposed Request

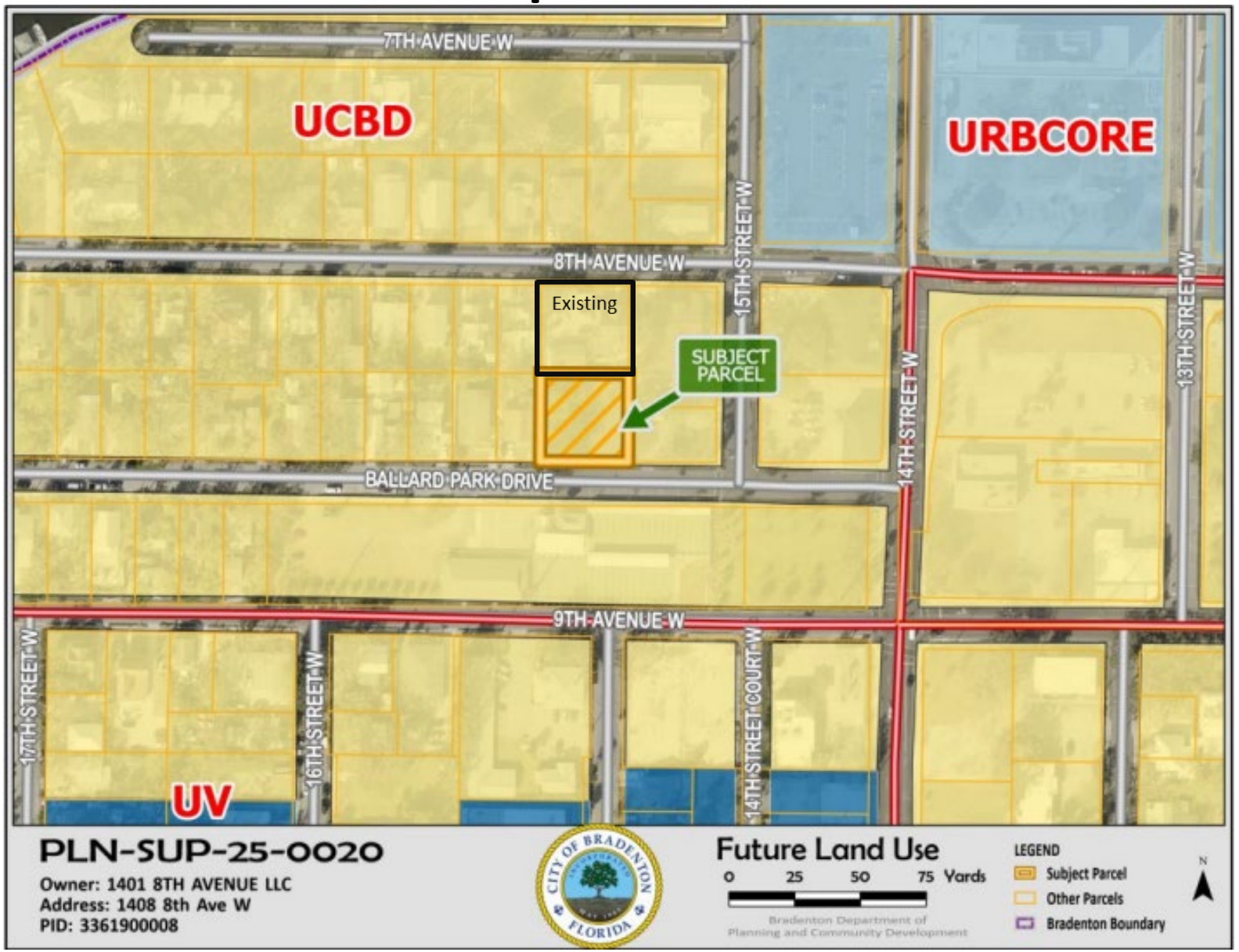
- Group Care Facility:
  - Form Based Code use table 4.7 shows that Group Care Facility is a use case not listed, necessitating the need for a Special Use Permit.
  - The applicant, Solve Maternity Homes, is proposing to build a Group Care Facility.
  - The current land has an existing 2,800 square foot residential maternity home and an 800 square foot office.



Zoning Map


7TH AVENUE W
T4-S
T4-O
T4-R
8TH AVENUE W
15TH STREET W
Existing
T4-S
T4-R
SUBJECT PARCEL
14TH STREET W
13TH STREET W
T5
BALLARD PARK DRIVE
9TH AVENUE W
17TH STREET W
16TH STREET W
14TH STREET COURT W
T4-R
PLN-SUP-25-0020
Owner: 1401 8TH AVENUE LLC
Address: 1408 8th Ave W
PID: 3361900008
CITY OF BRADENTON FLORIDA
Zoning
0 25 50 75 Yards
Bradenton Department of Planning and Community Development
LEGEND
Subject Parcel
Other Parcels
Bradenton Boundary
N

Future Land Use Map



Summary of Proposed Request

- Existing vacant land behind the existing Solve Maternity Home and office:



General Special Use Standards

3.3.1 *General standards.* All special uses shall comply at minimum with the following standards. Additional requirements may be made by city council to ensure compatibility of uses.

- 3.3.1.1 All special uses shall be subject to the general regulations of these LURs for single lot development, structures, lots, yards and vehicular use areas as well as the specific dimensional regulations for lots and structures for the zoning district in which the special use is proposed.
- 3.3.1.2 A landscaped separation strip of at least ten feet in width shall be provided along all property lines and along all streets serving the premises, except at approved access points.
- 3.3.1.3 If the use is listed as a specific use in section 4.3, the standards of that section must be met.

City Council Consideration

Resolution 25-102 | Case PLN-SUP-25-0020

1. City Council is encouraged to evaluate the request based on the provided criteria, as well as input from staff, the applicant, and the public.
2. It is in staff's opinion that the request is found to be consistent with the intent of Section 3.3.2.5 of the Land Use Regulations and the Design Element of the Comprehensive Plan.
3. Item was passed through Planning Commission with a unanimous "approval" vote.

Questions?

AGENDA ITEM NO. 7.d

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Robin Singer, Planning & Community Development

ITEM TYPE: Ordinance

AGENDA SECTION: BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS

SUBJECT: ORDINANCE 4065 - FIRST READING
AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING BRADENTON LAND USE REGULATIONS CHAPTER 5.0 ACCESSORY USES, STRUCTURES, AND SIGNAGE, SECTION 5.1.2.7, FENCES AND HEDGES, TO MODIFY ALLOWABLE RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES, TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMITATIONS ON RETAINING WALLS; AMENDING SECTION 5.2.2.4, FENCES AND HEDGES, TO MODIFY ALLOWABLE NON-RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES, TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMIATIONS ON RETAINING WALLS; AND AMENDING CHAPTER 10, DEFNIITIONS, TO MODIFY DEFINITIONS RELATED THERETO; PROVIDING FOR CODIFICATION; PROVIDING FOR THE REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

SUGGESTED ACTION: No action is required at first reading. The second reading and public hearing are scheduled for January 14, 2026.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?

No

EXPLANATION:
City staff is recommending changes to the Land Use Regulations regarding fences and certain definitions pertaining to frontage. The purpose of these changes is to provide clarity in the review process.

The Planning Commission voted 7-0 to recommend approval of Ordinance 4065, with changes, at the November 19, 2025 regular meeting.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
Reviewed by City Attorney Rudacille.

SUGGESTED MOTION:
No action is required at first reading. The second reading and public hearing are scheduled for January 14, 2026.

ATTACHMENTS:
Ordinance 4065
Staff Report
Correspondence

ORDINANCE NO. 4065

AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING BRADENTON LAND USE REGULATIONS CHAPTER 5.0 ACCESSORY USES, STRUCTURES, AND SIGNAGE, SECTION 5.1.2.7, FENCES AND HEDGES, TO MODIFY ALLOWABLE RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES, TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMITATIONS ON RETAINING WALLS; AMENDING SECTION 5.2.2.4, FENCES AND HEDGES, TO MODIFY ALLOWABLE NON-RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES, TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMIATIONS ON RETAINING WALLS; AND AMENDING CHAPTER 10, DEFNIITIONS, TO MODIFY DEFINITIONS RELATED THERETO; PROVIDING FOR CODIFICATION; PROVIDING FOR THE REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City wishes to amend the Land Use Regulations to update the requirements for fences, walls and the definitions of “lot”, “street” and “visibility triangle or vision triangle”; and

WHEREAS, the City finds it is in the City’s best interest to make these revisions to its Land Use Regulations.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA:

Section 1. Findings of Fact. The foregoing whereas clauses are hereby adopted as findings of fact.

Section 2. Chapter 5.0, Section 5.1.2.7 of the Land Use Regulations is hereby amended to read as follows (underline indicates additions):

5.1 Residential buildings.

For the purposes of this section, residential buildings shall include one- and two-family houses, multi-family dwellings and group care facilities.

* * *

5.1.2.7 Fences and hedges. Fences/hedges are required to comply with the following standards:

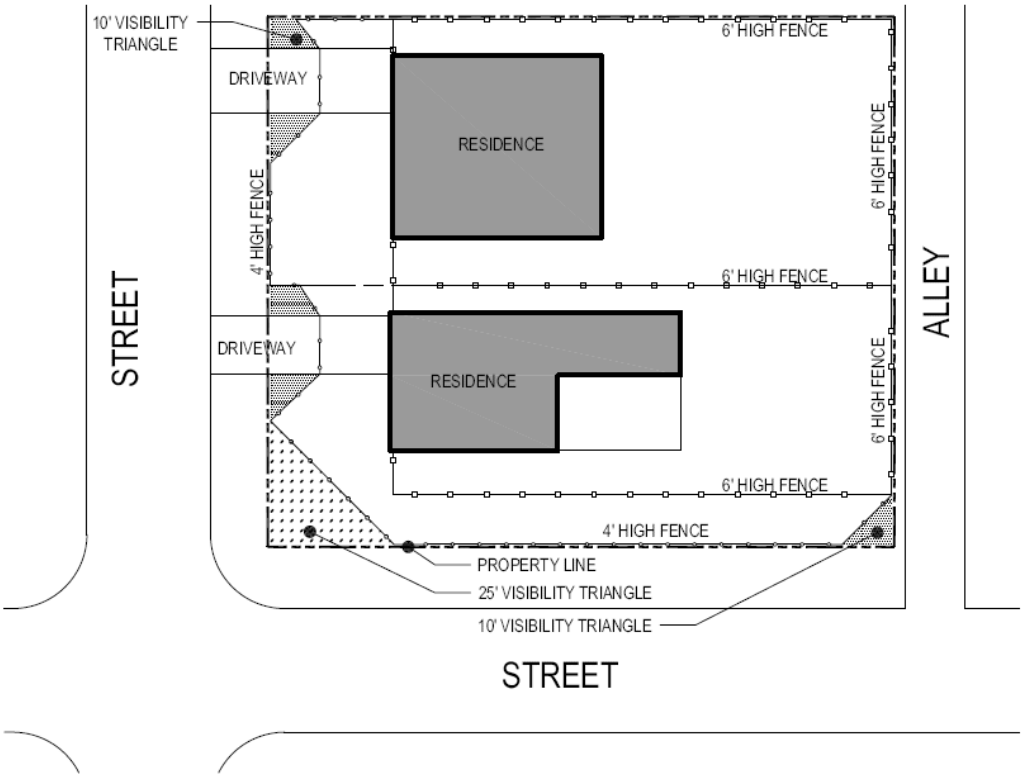
a. *Height/setbacks*. Fences and/or hedges may be permitted along property lines if they meet the following height limitations (the most stringent standard shall apply):

Location *	Maximum Height
Within ~~35 feet of any intersecting streets, driveways alley~~ a visibility triangle	24 inches
Within 25 feet of any street right-of-way	48 inches
Front yard **	48 inches
Side or rear yard	72 inches

* Where one yard or visibility triangle overlaps with another, the more stringent height limitation will apply

** On corner lots, the secondary front yard may have a 72-inch fence provided a setback is maintained equal to half of the existing setback, and the fence does not extend into any visibility triangle or the primary front yard. ~~The fence cannot be installed between the structure and the right-of-way.~~

** Fences in primary front yards shall be open picket or rail with at least 75% transparency.



b. *Placement*. The city shall not be responsible for improperly placed fences. When the PCD director determines that a fence has been improperly placed, the owner of the fence shall relocate the fence within ten days of a notice of violation issued by the city. A fence or hedge may be permitted within an easement, provided the owner signs an affidavit, prior to the issuance of a fence permit stating that if it becomes necessary for the city or public utility to use the easement, the property owner will remove any portion or all of the fence at his/her expense.

c. *Materials*. Fences made with barbed wire, cloth, nylon, PVC pipe, corrugated materials, glass, spikes or other similar materials, and electric fences are prohibited on residential properties. Fence materials must be generally compatible with surrounding properties. On corner lots, picket or other similar fencing as approved by the PCD director can be installed in the primary front yard. See section 5.1.2.7.a for restrictions in secondary front yards.

d. *Temporary fence*. Permitted in all residential zoning districts including those in the Form Based Code Area, with approval by the PCD director, for up to one year from permit approval. An extension may be granted for up to six months by the PCD director. Temporary fences are allowed up to six feet in height along all property lines but must be chain link or other open style if within visibility triangles. Construction fences are allowed where associated with an active building permit at the discretion of the Building Official.

e. Vacant property. In all residential zoning districts, including those in the Form Based Code Area, fences are considered accessory structures to primary permitted uses and cannot be installed on vacant property except at the discretion of the PCD Director provided all of the following criteria are met:

i. The fence is required to secure a vacant property to prevent vagrancy or illegal dumping;

ii. The fence consists of transparent open metal picket fencing or vinyl coated chain link;

iii. The height and location of the fence meet the requirements of Section 5.1.2.7.a. On corner lots the fence will be setback a minimum of 10 feet from the secondary front property line; and

iv. The property shall not be used for outdoor storage, parking or similar uses unless permitted as a primary use in the zoning district and all required permits and approvals are obtained for that use. The property must meet property maintenance standards as a vacant property and not be overgrown or contain trash and debris.

f. Retaining walls. In all residential districts, including those in the Form Based Code Area, retaining walls and solid walls cannot be located in drainage and utility easements. The height of the retaining wall shall

be measured from the outside, lower grade inclusive of any fence or wall that may be on top of the retaining wall.

g. Project perimeter fencing. At the discretion of the PCD Director, fencing on the perimeter of school campuses in excess of one acre, planned development projects, multi-family projects, and mobile home parks/subdivisions may be up to 72 inches in height, if outside of visibility triangles.

Section 3. Chapter 5.0, Section 5.2.2.4 of the Land Use Regulations is hereby amended to read as follows (underline indicates additions).

5.2 Non-residential buildings.

For the purpose of this section, non-residential buildings shall include all buildings except one- and two- family and multi-family dwellings and group care facilities.

* * *

5.2.2.4 Fences and hedges. The following standards shall apply:

a. *Height/setbacks.* Fences and/or hedges may be permitted along property lines if they meet the following height limitations (the most stringent standard shall apply.

Location *	Maximum Height
Within ~~35 feet of any intersecting streets, driveways or alleys~~ a visibility triangle	24 inches
Within 25 feet of any street right-of-way	48 inches
Front yard **	48 inches
Side or rear yard	72 inches
* Where one yard or visibility triangle overlaps with another, the more stringent height limitation will apply ** Fences in secondary front yards may be 72 inches provided the fence is placed 25 feet from the right-of-way.	

b. *Placement*. The city shall not be responsible for improperly placed fences. When the PCD director determines that a fence has been improperly placed, the owner of the fence shall relocate the fence within ten days of a notice of violation issued by the city. A fence or hedge may be permitted within an easement, provided the owner signs an affidavit, prior to the issuance of a fence permit stating that if it becomes necessary for the city or public utility to use the easement, the property owner will remove any portion or all of the fence at his/her expense.

c. *Materials*. Fences made with barbed wire, cloth, nylon, glass, PVC pipe, corrugated materials, spikes or other similar materials, and electric fences are not permitted without city council approval. City council may

also grant a variance on height in conjunction with a request for barbed wire or electric fence. Fence materials must be generally compatible with surrounding properties. On corner lots, chain link, picket, or other similar fencing as approved by the PCD director can be installed in the primary front yard.

d. *Temporary fence*. Permitted in all non-residential zoning districts and mixed use districts, including those in the Form Based Code Area, with approval by the PCD director for up to two years from permit approval. An extension may be granted up to one year by the PCD director. Temporary fences are allowed up to six feet in height along all property lines but must be chain link or other open style if within visibility triangles. Construction fences are allowed at the discretion of the Building Official.

e. Vacant property. In all non-residential and mixed use zoning distrcts, including those in the Form Based Code Area, fences are considered accessory structures to primary permitted uses and cannot be installed on vacant property except at the discretion of the PCD Director provided all of the following criteria are met:

i. The fence is required to secure a vacant property to prevent vagrancy or illegal dumping;

ii. The fence consists of transparent open metal picket fencing or vinyl coated chain link;

iii. The height and location of the fence meets the requirements of Section 5.2.2.4.a.; and

iv. The property shall not be used for outdoor storage, parking or similar uses unless permitted as a primary use in the zoning district and all required permits and approvals are obtained for that use. The property must meet property maintenance standards as a vacant property and not be overgrown or contain trash and debris.

f. Retaining walls. Retaining walls and solid walls cannot be located in drainage and utility easements. The height of the retaining wall shall be measured from the outside, lower grade inclusive of any fence or wall that may be on top of the retaining wall.

Section 4. Chapter 10, Definitions of the Land Use Regulations is hereby amended to read as follows (underline indicates additions).

* * *

Lot: A parcel of land under one ownership occupied by or to be occupied by one principal building and its accessory structures and including the open spaces and yards required under these LURs.

A. *Lot line.* A boundary, usually a private property line, dividing a lot from a right-of-way, adjoining lot or other adjoining tract of land:

1. *Front lot line.* The lot line abutting a street right-of-way line.

2. *Rear lot line.* The lot line opposite the front lot line.
3. *Side lot line.* Lot lines other than the front or rear lot lines.

B. *Corner lot.* A lot which abuts on two or more intersecting streets at their intersection. Corner lots shall have two front and two side yards.

C. *Double frontage lot.* Any lot other than a corner lot which abuts on two or more streets. The primary front lot line shall be the lot line abutting the street upon which the property is assigned an address by the City, which shall be determined based upon the classification of the abutting streets and the front lot lines applied to adjacent properties. The other front lot line(s) shall be either secondary front or rear lot lines, as determined by the PCD Director, based upon the lot lines of adjacent properties.

D. *Lot of record.* A lot which is duly recorded in the office of the clerk of the circuit court.

E. *Alley lot lines:* Lot lines along an alley shall be considered the rear lot line if they are parallel to and opposite the front lot line. Lot lines along an alley shall be considered the side lot line if they are perpendicular to and intersect with the front lot line. Alley lot lines shall be considered the front lot line if the alley is the only or primary right of way access.

* * *

Street: ~~A local urban thoroughfare of low speed and capacity. Its public frontage consists of raised curbs defined by inlets and sidewalks separated from the vehicular lanes by a planter and parking. The landscaping consists of regularly placed street trees.~~ A strip of land intended for vehicular traffic and providing the principal means of access to property, including but not limited to road, lane, drive, avenue, highway, expressway, boulevard, or any other thoroughfare. The term "street" shall not be deemed to include alley, except as otherwise specifically provided herein.

* * *

Visibility triangle or *vision triangle:* A triangular-shaped portion of land established at street intersections or street and driveway or alley intersections in which nothing is erected, or allowed to grow in such a manner as to limit or obstruct the sight distance of motorists entering or leaving the intersection. ~~For street intersections, t~~ This triangle is measured ~~35 feet in length~~ from the intersection along the abutting right-of-way lines to form a triangle. For the intersection of two streets the triangle will measure 25 feet along the property lines. For the intersection of a street and an alley or non-residential driveway on the subject property, the triangle will measure 10 feet along the property lines.~~; and for driveway intersections, this triangle is measured ten feet from the intersection along the right-of-way line and along the driveway line to form a triangle~~.

Section 5. Codification. The City Clerk shall ensure that this Ordinance shall be submitted for codification of the language in Section 2 and Section 3 herein upon taking effect.

Section 6. Repeal of Inconsistent Ordinances. This Ordinance hereby repeals all Ordinances, or parts thereof, in conflict herewith to the extent of such conflict.

Section 7. Severability. If any provision of this Ordinance or the application thereof to any person or circumstances is held invalid, the invalidity shall not affect other provisions or applications of the Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared severable.

Section 8. Effective Date. This Ordinance shall take effect as provided by law.

FIRST READING: December 10, 2025
SECOND READING: January 14, 2026

PASSED AND DULY ADOPTED, BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING, THIS 14TH DAY OF JANUARY 2026.

CITY OF BRADENTON, FLORIDA

_____

Gene Brown, Mayor

ATTEST:

By: _____

Tamara Melton, City Clerk

APPROVED AS TO FORM:

By: _____

Scott Rudacille, City Attorney

5383450v1

City of Bradenton
Department of Planning & Community Development
City Council
December 10, 2025

Ordinance 4065 | PLN-TXT-25-0002
Staff Report

AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING BRADENTON LAND USE REGULATIONS CHAPTER 5.0 ACCESSORY USES, STRUCTURES, AND SIGNAGE, SECTION 5.1.2.7 FENCES AND HEDGES TO MODIFY ALLOWABLE RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES AND TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMITATIONS ON RETAINING WALLS; AND SECTION 5.2.2.4 FENCES AND HEDGES TO MODIFY ALLOWABLE NON-RESIDENTIAL FENCE HEIGHT AND LOCATION, TO PROVIDE FOR TEMPORARY FENCES AND TO PROVIDE FOR FENCES ON VACANT PROPERTY AND TO CLARIFY THE LIMIATIONS ON RETAINING WALLS; AND AMENDING CHAPTER 10 DEFNIITIONS TO MODIFY THE DEFINITION OF "LOT", "STREET" AND "VISIBILITY TRIANGLE OR VISION TRIANGLE"; PROVIDING FOR CODIFICATION; PROVIDING FOR THE REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

The Department of Planning and Community Development is requesting to make a modification to the Land Use Regulations related to fencing, more particularly fence heights and visibility triangle dimensions in proximity to streets and alleys.

The proposed modifications should clarify code interpretation and allow staff to permit fencing that is consistent with the built environment, primarily along alleys, therefore allowing property owners to fully enjoy their properties. The current code regulations prohibit property owners from being able to fully enclose their "rear yard" with a 6-ft. high fence, if adjacent to an alley.

In addition, staff is proposing to minimize the visibility triangle at intersections of streets and alleys. The proposed dimension is a minimal reduction and still exceeds FDOT standards and those neighboring jurisdictions.

The following is a summary of the changes:

- Reduce the size of the corner visibility triangle to 25 feet at the intersection of streets and 10 feet at the intersection of streets with alleys or driveways on the same property.
- Fences will be allowed at 6 feet in height along alleys
- Because the visibility triangle is reduced, fences will be required to be open picket in the primary front yard.
- Clarification is provided for temporary fences for events or construction sites
- Allowance is made for the fencing of vacant property with stipulations
- Retaining walls and other solid walls cannot be placed in easements
- Project walls will be allowed around schools and developments provided they meet visibility triangle setbacks.
- Property frontage and lot line designation is clarified to allow fences and accessory structures along alleys
- Streets and alleys are better defined to allow greater latitude along alley frontage.

The purpose of this Ordinance is to provide better clarity in the determination of allowable fences and other accessory structures regarding property frontage. It is consistent with State limitations on the modification of land use regulations and will generally make the regulations less restrictive.

The Planning Commission voted 7-0 to recommend approval at the November 19, 2025 meeting with changes to include: the size of school campus that would be allowed fencing; the limitation on fences in the front yard to include horizontal or rail fencing; and, inclusion of a diagram depicting the corner visibility triangles on a residential property.

Sincerely,



Robin S. Singer
Director of Planning & Community Development

From: Jenn McGuire
To: Planning
Subject: [EXTERNAL] Support for Proposed Amendment Allowing 6-Ft Fences Along Roadways/Alleys
Date: Thursday, November 6, 2025 12:51:43 PM

This Message Is From an External Sender
This email originated from outside the City's email system, therefore the authenticity of the sender cannot be established. Exercise caution before clicking links, opening attachments or responding.

Dear Members of the Planning Commission,
Thank you for the opportunity to provide input regarding the proposed recommendation to allow six-foot fences along roadways and alleys in the City of Bradenton. My family and I are residents of 12th Avenue W, and our property backs onto the alley that runs between 12th Avenue W and 13th Avenue W. We currently have a permit application under review (RES-FEN-25-0126) to install a six-foot fence along the alley-facing side of our yard.
We would like to express our strong support for this recommendation.
Along the alley behind our home, there are ten houses on this block, and every property except ours currently has a six-foot fence. The entire length of the alley is lined with six-foot fencing, creating a uniform appearance and ensuring a reasonable level of privacy and security for the homeowners. As it stands, our property would be the only yard open and exposed to the alley should we be limited to a four-foot fence. This alley is used regularly by pedestrians and dog-walkers, and without a fence height consistent with neighboring properties, our backyard would have no privacy. A four-foot fence in this context would be noticeably inconsistent with the surrounding homes and out of character with the existing streetscape. It would also be functionally ineffective in providing privacy, security, and a reasonable separation between private yard space and a public footpath.
We fully understand and respect the intent behind fence height limitations; however, in this particular zoning context, the current standard results in an outcome that is both visually inconsistent and inequitable for homeowners who live along alleys with existing six-foot fences. Allowing a uniform fence height along these corridors would restore cohesive neighborhood character while allowing residents to maintain privacy and safety.
We respectfully and sincerely encourage the Planning Commission to approve the proposed amendment. It would allow our property and others in similar situations to conform to the existing environment and maintain the privacy that is clearly intended and established along this alley.
Thank you very much for your consideration and for your service to the Bradenton community.

Sincerely,

Jennifer McGuire
Jennifer McGuire
McG & Company Content Marketing
941.387.4777
jennifermcguirefl@gmail.com

jenn-mcguire.com

Florida has a very broad Public Records Law. This agency is a public entity and is subject to Chapter 119 of the Florida Statutes, concerning public records. E-mail communications are covered under such laws & therefore e-mail sent or received on this entity's computer system, including your e-mail address, may be disclosed to the public or media upon request.

The City of Bradenton shall not be held liable for use of ANY map or drawing attachment, which is provided as a public service for informational purposes. PLEASE NOTE that this information is NOT intended to be used as an authoritative public record for any geographic location, or as a legal document and shall have no legal force or effect. The City of Bradenton makes reasonable efforts to provide that data sent as an attachment is virus free, however the City of Bradenton assumes no responsibility for damages caused by the downloading or installation of this data. In addition certain individuals or entities may have proprietary interests in such data and the use of it without such parties' consent may be prohibited. Viewing or Use of the data indicates that user accepts the above conditions.

AGENDA ITEM NO. 7.e

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Volker Reiss, Planning & Community Development

ITEM TYPE: Ordinance

AGENDA SECTION: BUSINESS/ADVERTISING, PETITIONS, HEARINGS & COMMUNICATIONS

SUBJECT: ORDINANCE 4071 - FIRST READING
AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING CHAPTER 18, ARTICLE IX, SECTION 18-241 OF THE CITY CODE OF ORDINANCES TO MODIFY CERTAIN PROVISIONS OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

SUGGESTED ACTION: No action is required at first reading. The second reading and public hearing are scheduled for January 10, 2026.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
Yes

EXPLANATION:
Certain sections of the International Property Maintenance Code (IPMC) are in conflict with the Building and Fire Code. This ordinance exempts the sections of the IPMC in conflict.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
The city attorney drafted the ordinance.

SUGGESTED MOTION:
No action is required at first reading. The second reading and public hearing are scheduled for January 10, 2026.

ATTACHMENTS:
Ordinance 4071

ORDINANCE NO. 4071

AN ORDINANCE OF THE CITY OF BRADENTON, FLORIDA, AMENDING CHAPTER 18, ARTICLE IX, SECTION 18-241 OF THE CITY CODE OF ORDINANCES TO MODIFY CERTAIN PROVISIONS OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City previously adopted the 2024 edition of the International Property Maintenance Code (the "IPMC") by reference as the property maintenance code of the City, including specific revisions thereto; and

WHEREAS, the City desires to update local revisions to the IPMC to modify certain provisions which conflict with the Florida Building Code and the Florida Fire Prevention Code, as described herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BTADENTON, FLORIDA:

Section 1. **Findings of Fact**. The foregoing whereas clauses are hereby adopted as findings of fact.

Section 2. **Amended Code Language**.

A. Section 18-241 of the City Code of Ordinances of the City of Bradenton, Florida is hereby amended to read as follows:

Sec. 18-241. Revisions.

The following sections of the International Property Maintenance Code are hereby revised as follows:

Section 101.1. General. Insert the City of Bradenton as the jurisdiction.

Section 103.1, 103.2 and 103.3. Department of Property Maintenance and Inspection. Delete Sections 103.1., 103.2., and 103.3 and replace with following: Code Enforcement Division of the City of Bradenton and Code Official shall be charged with the enforcement of this Code in the manner in which other building and safety codes and property codes are enforced in the City. The Code Official may utilize any code enforcement officers and other employees of the City for enforcement of this ordinance and may delegate to such individuals' authority to carry out this Code.

Section 302.4 Insert 10 inches (254mm). Insert Grass-type ground cover shall not exceed six inches.

Section 304.14 Insert January 1st and December 31st

Section 602.3 Insert October 1st and March 31st

Section 602.4 Insert October 1st and March 31st

Section 704.1.1: Fire protection and life safety systems.

Fire protection and life safety systems shall be installed, repaired, operated and maintained in accordance with the Florida Building Code and the Florida Fire Prevention Code~~is code the International Fire Code and the International Building Code~~.

Section 704.1.2: Required fire protection and life safety systems.

Fire protection and life safety systems required by the Florida Building Code or the Florida Fire Prevention Code~~is code, the International Fire Code or the International Building Code~~ shall be installed, repaired, operated, tested, and maintained in accordance with the requirements of said Code~~is code~~. A fire protection and life safety system for which a design option, exception or reduction to the provisions of the Florida Building Code or the Florida Fire Prevention Code~~is code, the International Fire Code or the International Building Code~~ has been granted shall be considered a required system.

Section 3. **Repeal of Ordinances in Conflict**. All ordinances, or parts thereof, in conflict herewith shall be repealed to the extent of such conflict.

Section 4. **Severability**. If any provision of this Ordinance or the application thereof to any person or circumstances is held invalid, the invalidity shall not affect other provisions or applications of this Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared severable.

Section 5. **Effective Date**. This Ordinance shall take effect as provided by law.

FIRST READING	
PUBLICATION DATE	
SECOND READING	

PASSED AND DULY ADOPTED, BY THE CITY COUNCIL OF THE CITY OF BRADENTON, FLORIDA, with a quorum present and voting, this ____, day of _____, 2025.

CITY OF BRADENTON, FLORIDA

_____
Gene Brown, Mayor

ATTEST:

By: _____
Tamara Melton, City Clerk

APPROVED AS TO FORM:

By: _____
Scott Rudacille, City Attorney

5378351v1

AGENDA ITEM NO. 8.a

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Kelly Thomas, Event Review Committee

ITEM TYPE: Special Event

AGENDA SECTION: NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

SUBJECT: DeSoto Heritage Festival Grand Parade

SUGGESTED ACTION: Event Review Committee recommends approval with the following stipulations: FDOT Final Approval, BPD on-duty officers onsite, Public Works on-duty staff onsite and compliance of all COB Special Event Standards.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
DeSoto Historical Society has submitted an application for approval for the DeSoto Grand Parade to be held on April 25, 2026, along Manatee Avenue/S.R. 64. The parade has an anticipated audience of 25,000. The event will require FDOT approval.

FINANCIAL IMPACT:
N/A

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the DeSoto Heritage Festival Grand Parade with the stipulations recommended by staff.

ATTACHMENTS:

DeSoto Heritage Festival Grand Parade Application and Site Plan

SPECIAL EVENT PERMIT APPLICATION

Application Information

Organization Name: HERNANDO DESOTO HISTORICAL SOCIETY

Date of Application: 10/17/2025

Contact Name: GUS SOKOS

Contact Phone 1: 941-747-1998

Contact Email: MANAGER@DESOTOHQ.COM

Contact Phone 2: 941-920-4046

Address: 605 17th Ave W

City: Bradenton

State: FL

Zip: 34205

Event Information

Name of Event: DESOTO HERITAGE FESTIVAL GRAND PARADE

Event Date: 04/25/2026

Purpose of Event: Parade

Description of Event: Annual Heritage Festival Parade on Manatee Ave W

Event Location: Manatee Ave W from US301 (1st Street W) to 43rd Street W

If the event is to be held on the Riverwalk, please check the area(s) to be used.

Mosaic Amphitheater	Pavilion Area	Great Lawn
Regatta Plaza	Parking Lot Areas	Tower Plaza
Skate Park	Outdoor Living Room	Botanical Gardens
Volleyball Courts	Other (specify):	

	Date	Day	Start Time	End Time	Anticipated Attendance
Setup	4/25/2026	Saturday	12:00PM	6:30PM	3,000
Event Day 1	4/25/2026	Saturday	6:30PM	11:00PM	25,000
Event Day 2					
Event Day 3					
Break Down					

Number of years event has been held: 85

Past Attendance: 25,000

(03/2022)

Is there a fee to attend the event? Yes (No) Is the event open to the public? (Yes) No

Will any tents be used for the event? Yes (No)

Tent Size	Number of Tents	Tent Location

Note: Tents must be weighted and stakes are prohibited. Tents larger than 10'x10' require an additional permit.

Will a stage be used for the event? Yes (No)

Will the event require electricity? (Yes) No Type of electrical power: AC

Will a generator be used? (Yes) No Size of generator: 3 Light Towers with Generators

Will gas equipment be used? (Yes) No Type of fuel source: Gasoline for light towers/generators

Vendor Information

Will the event offer food? Yes (No)

Where will the food be prepared? _____

Will cooking equipment be used? Yes (No)

Method/type of cooking equipment

Charcoal grills Food trucks Fryers Propane grills Warmers/Sternos

Will there be alcohol at the event? Yes (No)

Note: Alcohol will require an additional permit.

Event Entertainment

Will the event feature entertainment? Yes (No)

Will amplified sound equipment be used? Yes (No)

Will musical entertainment be used? Yes (No)

Please describe any type of entertainment and sound equipment.

_____

_____

Are fireworks planned? Yes (No) Note: Fireworks will require an additional permit.

Are live animals planned to be at the event? Yes (No)

Describe any additional event activities.

_____

_____

(03/2022)

Event Housekeeping

CITY SERVICES REQUESTED

Electricity Needed? (Yes) No

Solid Waste Service? (Yes) No

Contact: Electrical Department (941) 465-4923 and/or Sanitation (941) 708-6342

TEMPORARY SANITARY/PORTABLE TOILETS

Will temporary sanitary facilities be provided? (Yes) No

Please indicate how many and location on required site plan.

Event Security

NOTICE OF PUBLIC SAFETY NOTICE FOR SECURITY AND TRAFFIC CONTROL:

Bradenton Police Department security is required when alcoholic beverages are present, when closure of a public street is necessary, when large crowds are in attendance, or in any other situation as deemed necessary by the Bradenton Police Department. The number of personnel required is determined by the Bradenton Police Department and wages are payable by applicant.

Contact Bradenton Police Department Extra-Duty Employment Coordinator, Brenda Lovett, at 941-932-9317 or Brenda.Lovett@BradentonPD.com to discuss security requirements.

Street Closure

Is street closure requested? (Yes) No Note: Please complete the Street Closure Form.

Application Review

During the application review by the Event Review Committee, additional conditions may be imposed. This permit is valid only for the time indicated on this application. In the event that the applicant fails to fulfill the requirement(s) (as set forth in the permit) or fails to obtain proper authorization to proceed, if conditions have changed, or the expected outcomes, impacts, or conditions are substantially altered, then the permit will be voided immediately by authorized city personnel.

A non-refundable application fee of $25 shall be paid at the time of application. Rental fees and damage deposits will be paid following approval of the event request.

Please return application, rental contract, and site plan to Events at City of Bradenton, 101 Old Main Street, Bradenton, FL 34205 or via email to Events@bradentonFL.gov.

Rental Contract

All event organizers must read and sign the Rental Contract before the event permit is issued.

Levels of sound, music, and noise produced at the authorized event shall adhere to the city noise ordinance. If, at any time, a City of Bradenton law enforcement officer determines that this standard has been violated, said officer shall have the authority to require the event organizer, or any agent thereof, to take all necessary and appropriate actions to prevent further violations of this standard. If the event organizer or any agent thereof fails to obey the orders of the law enforcement officer, event organizer will be required to present any future events to City Council for review prior to approval.

The event organizer has been informed that all events at Riverwalk Park, including non-musical events, must be completely closed by 10:00 p.m. If any event wishes to continue past 10:00 p.m. Special City Council approval is required.

I, GUS SOKOS, applicant/event organizer for DeSoto Heritage Festival Grand Parade (event), scheduled for (date&hours), 4/25/2026, from 12 Noon to 11PM, hereby agrees to all conditions and regulations set forth in the event guide, application, and contract as adopted by City Council.

Gus Sokos
Signature of Applicant/Event Organizer

Hernando DeSoto Historical Society
Organization

GUS SOKOS, Executive Director
Typed or Printed Name and Title

October 16, 2025
Date

RELEASE AND WAIVER OF LIABILITY AND INDEMNITY

I, the undersigned, will indemnify, defend, and hold harmless the City of Bradenton, its agents, employees, officers, and any and all other associated, from and against any and all actions, in law or in equity, from liability or claims for damages, demands, or judgement to any person or property which may result now or in the future from the conduct of this event.

The undersigned agrees to abide by all Event Approval Standards set forth in the guide (see pages 7 to 9).

The undersigned has read and voluntarily signed the Release and Waiver of Liability and Indemnity Agreement, and further agrees that no oral representations, statements, or inducements apart from the foregoing written agreement have been made.

Gus Sokos
Signature of Applicant/Event Organizer

Hernando DeSoto Historical Society
Organization

GUS SOKOS, Executive Director
Typed or Printed Name and Title

October 16, 2025
Date

(03/2022)

CITY OF BRADENTON
SPECIAL EVENT REQUEST
FOR TEMPORARY CLOSING OF CITY STREET(S)

Name of Requestor: GUS SOKOS, Executive Director

Name of Organization: Hernando DeSoto Historical Society

Street Address: 605 17th Ave W

City: Bradenton State: FL Zip: 34205

Telephone: 941-747-1998 Email: manager@DeSotoHQ.com

Name of Event: DeSoto Heritage Festival Grand Parade

Start Date: 4/25/2026 End Date: 4/25/2026 Start Time: 12 Noon End Time: 11PM

Proposed roads to close (specific locations, include map):

ROADS CLOSING FROM 12 NOON TO 11PM:
Manatee Avenue W from 1st Street W to 14th Street W

ROADS CLOSING FROM 4PM TO 11PM:
Manatee Avenue W from 14th Street W to 43rd St W

ROADS CLOSING FROM 6PM TO 11PM
US41 BUS (Green Bridge) Southbound from Riverside Dr (Palmetto) to 6th Ave W (SR64)
US41 BUS Northbound from 6th Ave W (SR64) to 4th Ave W
43rd Street W from 9th Ave W to Manatee Ave (SR64)

Proposed detour route (include alternative road and map):

See attached MOT

Additional notes and comments:

OVERVIEW

(PRINT THIS MAP IN IN COLOR)

N

W E

S

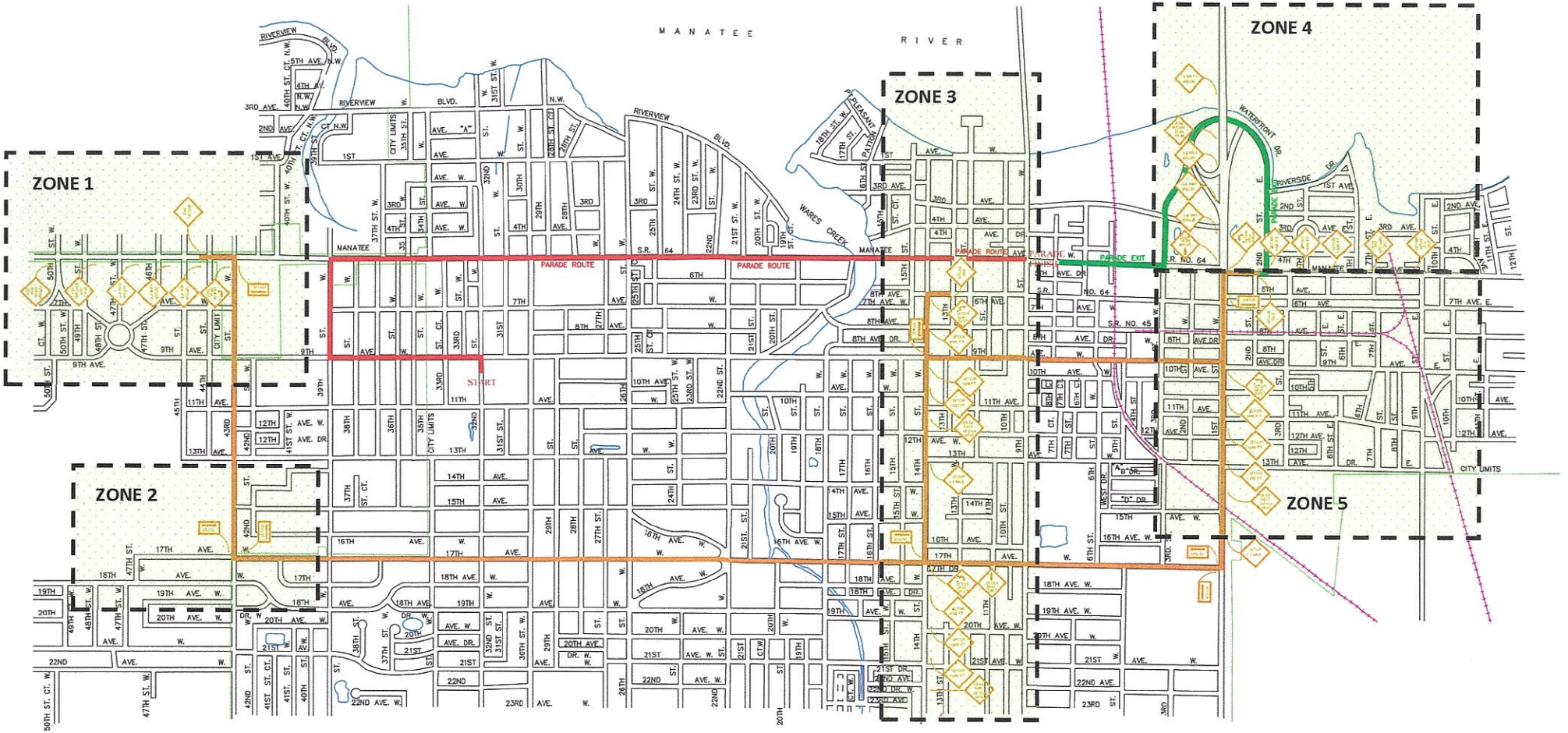
CITY OF BRADENTON

HERITAGE PARADE DETOUR MAP

BRADENTON, FLORIDA

ENGINEERING DEPARTMENT

APRIL, 2008



MAP

(PRINT THIS MAP IN IN COLOR)

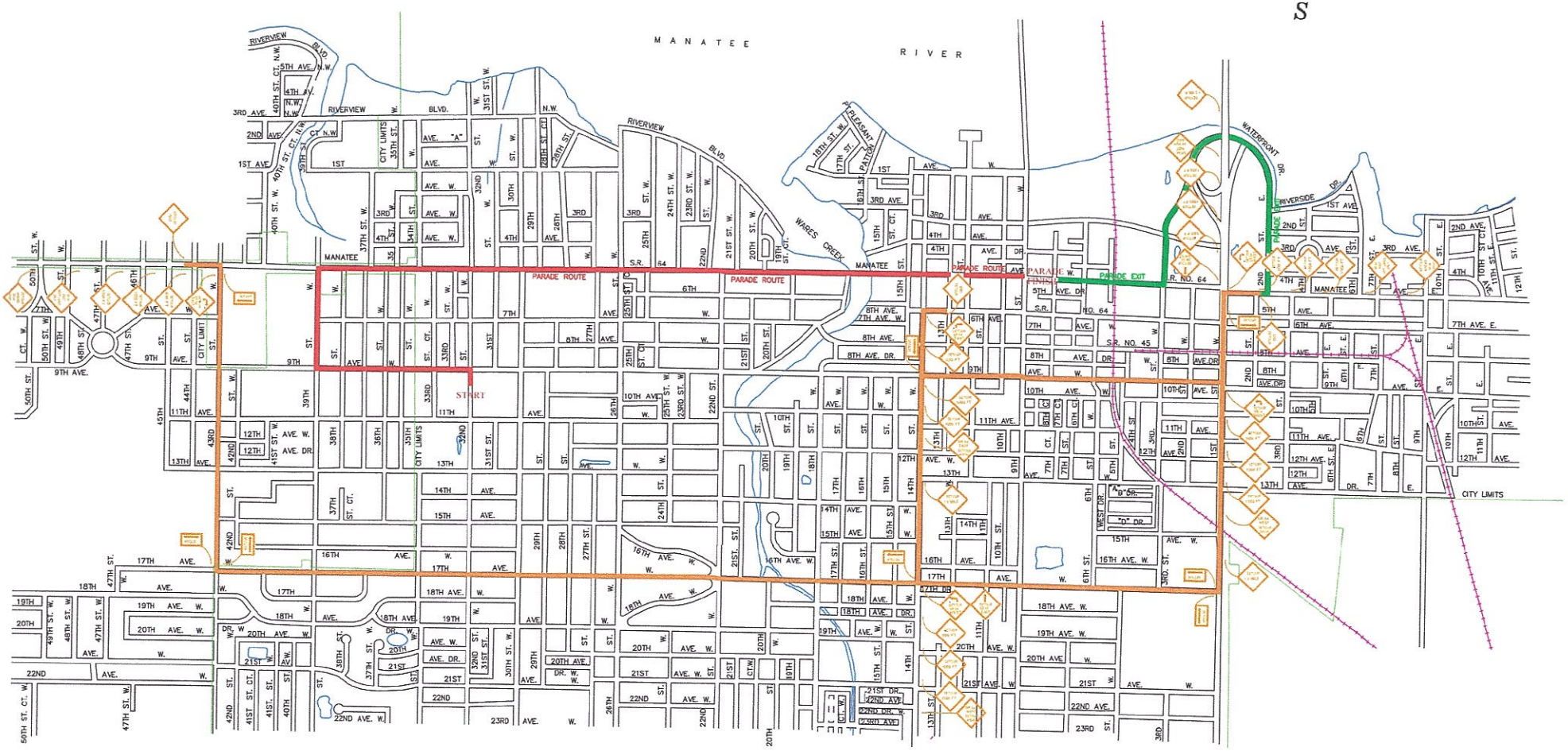
CITY OF BRADENTON

HERITAGE PARADE DETOUR MAP

BRADENTON, FLORIDA

ENGINEERING DEPARTMENT

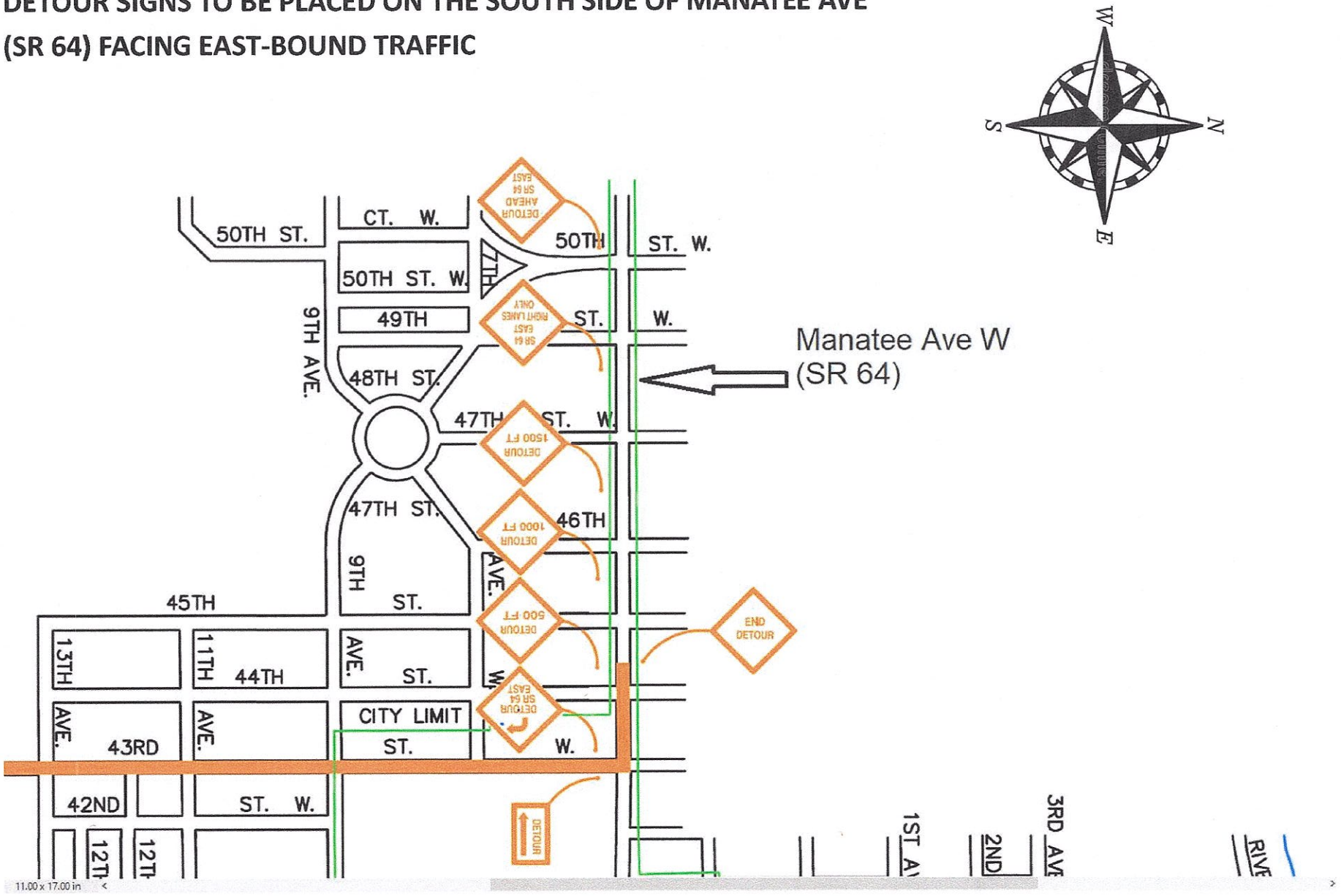
APRIL, 2008



ZONE 1

(PRINT THIS MAP IN IN COLOR)

DETOUR SIGNS TO BE PLACED ON THE SOUTH SIDE OF MANATEE AVE (SR 64) FACING EAST-BOUND TRAFFIC



ZONE 2

(PRINT THIS MAP IN IN COLOR)

DETOUR SIGN #1 TO BE PLACED ON THE NORTHWEST CORNER OF 17TH AVE AND 43RD STREET WITH ARROW POINTING EAST

DETOUR SIGN #2 TO BE PLACED ON THE NORTHEAST CORNER OF 17TH AVE AND 43RD STREET WITH ARROW POINTING NORTH



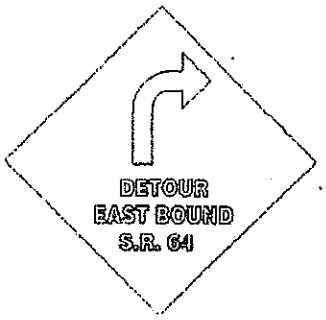
ZONES 1 and 2 LEGEND

Manatee Avenue West (S.R. 64) West of 43rd Street - Eastbound

1. "Detour Ahead – 1 Mile" sign placed facing eastbound traffic on S.R. 64 approaching the 43rd Street intersection (Detour route).
2. "Detour ½ Mile Ahead" sign placed facing eastbound traffic on S.R. 64 as they approach the 43rd Street intersection
3. "Detour 1500 Feet Ahead" sign placed facing eastbound traffic on S.R. 64 as they approached the 43rd Street intersection.
4. "Detour 1000 Feet Ahead" sign placed facing eastbound traffic on S.R. 64 as they approached the 43rd Street intersection.
5. "Street Closed Ahead" sign placed facing eastbound traffic on S.R. 64 as they approach the 43rd Street West.
6. "Detour 500 Feet Ahead" sign placed facing eastbound traffic on S.R. 64 as they approach the 43rd Street West.
7. "Detour Ahead" sign placed facing eastbound traffic on S.R. 64 as they approach the 43rd Street West.
8. "Detour Eastbound S.R. 64 Traffic A" sign placed at (just west of the 43rd Street intersection to guide traffic south onto 43rd Street West beginning the detour.

Note: Traffic will be guided south on 43rd Street to 17th Avenue West where as additional signs will turn them east on 17th Avenue (or they may continue south to Cortez Road West.

Type III barricades used at 43rd Street West intersections to divert traffic flow.



A

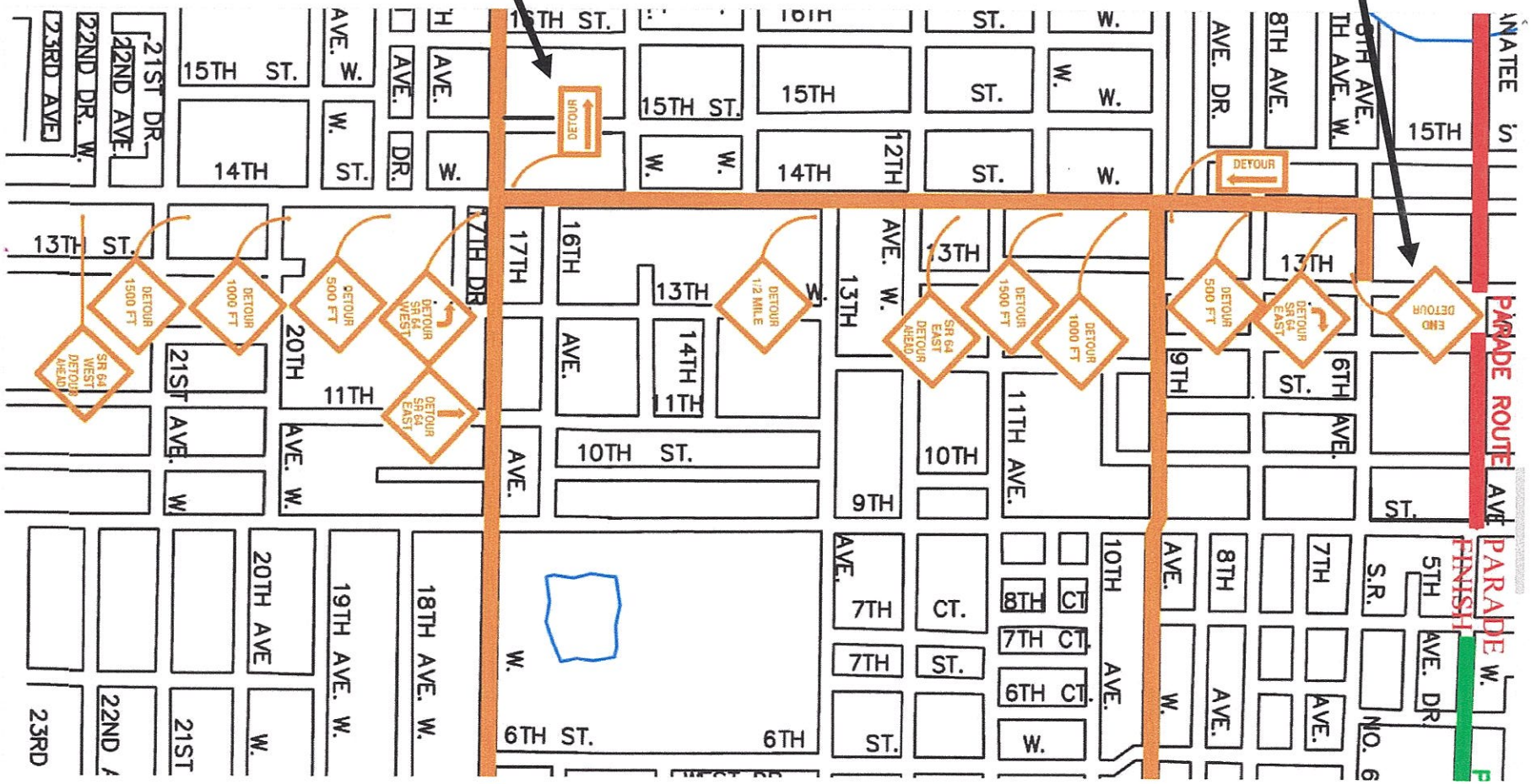
ZONE 3

(PRINT THIS MAP IN IN COLOR)

DETOUR SIGNS #TO BE PLACED ON THE NORTH-BOUND SIDE OF 14TH STREET WEST.

EXCEPTION: PLACE THIS SIGN ON SOUTH-BOUND SIDE OF 14TH STREET WITH ARROW POINTING WEST

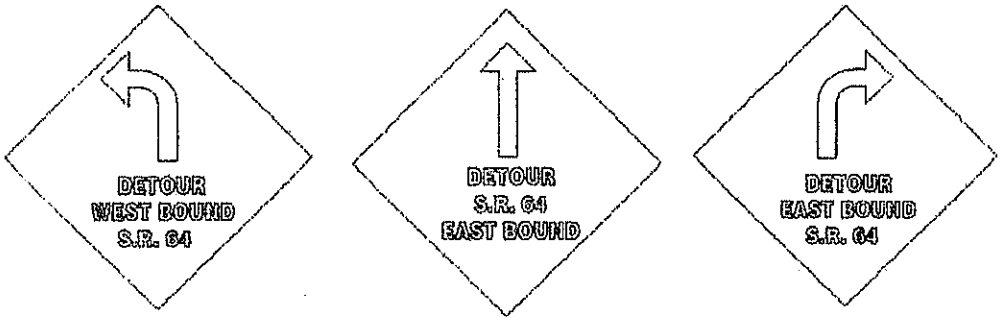
EXCEPTION: PLACE THIS SIGN AT CORNER OF 13TH STREET WEST AND 6TH AVENUE W



ZONE 3 LEGEND

Northbound S.R. 45 (14st Street West) approaching 17th Avenue West:

1. "Detour ½ Mile" sign placed one half mile south of the 17th Avenue intersection with S.R. 45 (14th Street).
2. "Detour 1500 feet ahead" sign placed 1500 feet south of the 17th Avenue intersection with S.R. 45 (14th Street).
3. "Detour 1000 feet ahead" sign placed 1000 feet south of the 17th Avenue intersection with S.R. 45 (14th Street).
4. "Detour 500 feet ahead" sign placed 500 feet south of the 17th Avenue intersection with S.R. 45 (14th Street).
5. "Street closed ahead" sign placed prior to 17thAvenue West intersection.
6. "Detour Ahead" sign placed prior to 17th Avenue intersection.
7. "Detour A S.R. 64 West" sign (arrow showing left turn onto 17th Avenue West) to route Northbound traffic from S.R. 45 (14th Street West) onto westbound 17th Avenue detour [place sign along 14th Street just south of 17th Avenue intersection facing northbound traffic].
8. "Detour Eastbound S.R. 64 B " sign with arrow facing north indicating traffic for eastbound S.R. 64 to continue in a northbound direction.
9. "Detour Eastbound S.R. 64 C " sign with arrow pointing to an immediate right turn onto Eastbound S.R. 64 [sign placed on south side of 6th Avenue West facing 14th Street Traffic]
10. North side of 6th Avenue West should have type III barricades and indicator sign "Detour __ Road Closed to thru Traffic" [sign facing northbound traffic with arrow pointing right]



A B C

ZONE 4

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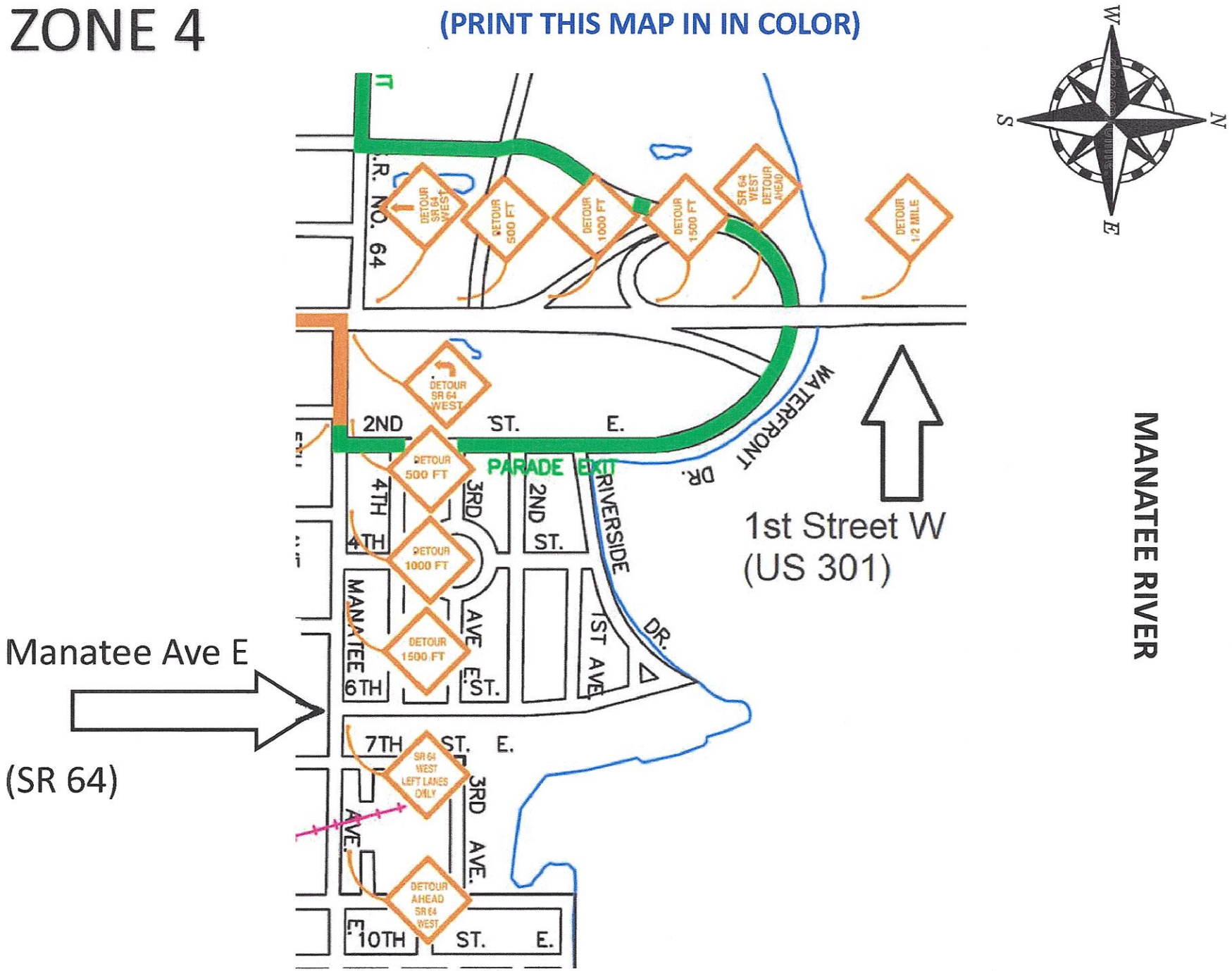
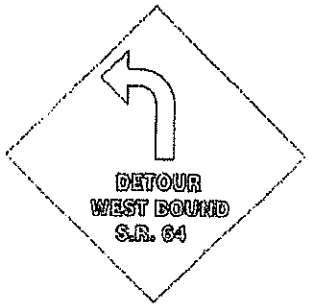


ZONE 4 LEGEND

S.R. 64 (Westbound on Manatee Avenue East approaching S.R. 55 which is 1st Street / US 41 / US 301)

**this is a two laned one way street requiring signs to be on both side of the roadway leading up to 1st Street where it broadens to 2 southbound turn lanes, 2 Westbound thru lanes, and 1 northbound turn lane.

1. "Detour 1500 feet" sign placed facing westbound traffic lanes (visible to traffic headed westbound on Manatee Avenue East).
2. "Detour 1000 feet" sign placed facing westbound traffic lanes (visible to traffic headed westbound on Manatee Avenue East).
3. "Detour S.R. 64 Westbound 500 feet" sign placed facing westbound traffic on Manatee Avenue East.
4. "Street Closed Ahead" sign placed facing westbound traffic on Manatee Avenue East.
5. "S.R. Westbound Traffic – Left Lanes Only" sign placed facing westbound traffic on Manatee Avenue East.
6. "Detour Ahead – S.R. 64 Westbound" sign placed facing westbound traffic on Manatee Avenue East.
7. "Detour Westbound S.R. 64 A " sign at (just east of the 1st street (S.R. 55) intersection to direct Westbound S.R. 64 traffic to turn south towards the 17th Avenue detour [additional barricades and traffic cones will be placed to properly direct traffic into available detour lanes to go north or detour south].
8. Thru lanes on S.R. 64 Westbound will be coned and barricaded off in "V" to divert traffic. Northbound S.R. 55 turn lanes to go west on S.R. 64 will be coned off as well.



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ZONE 5

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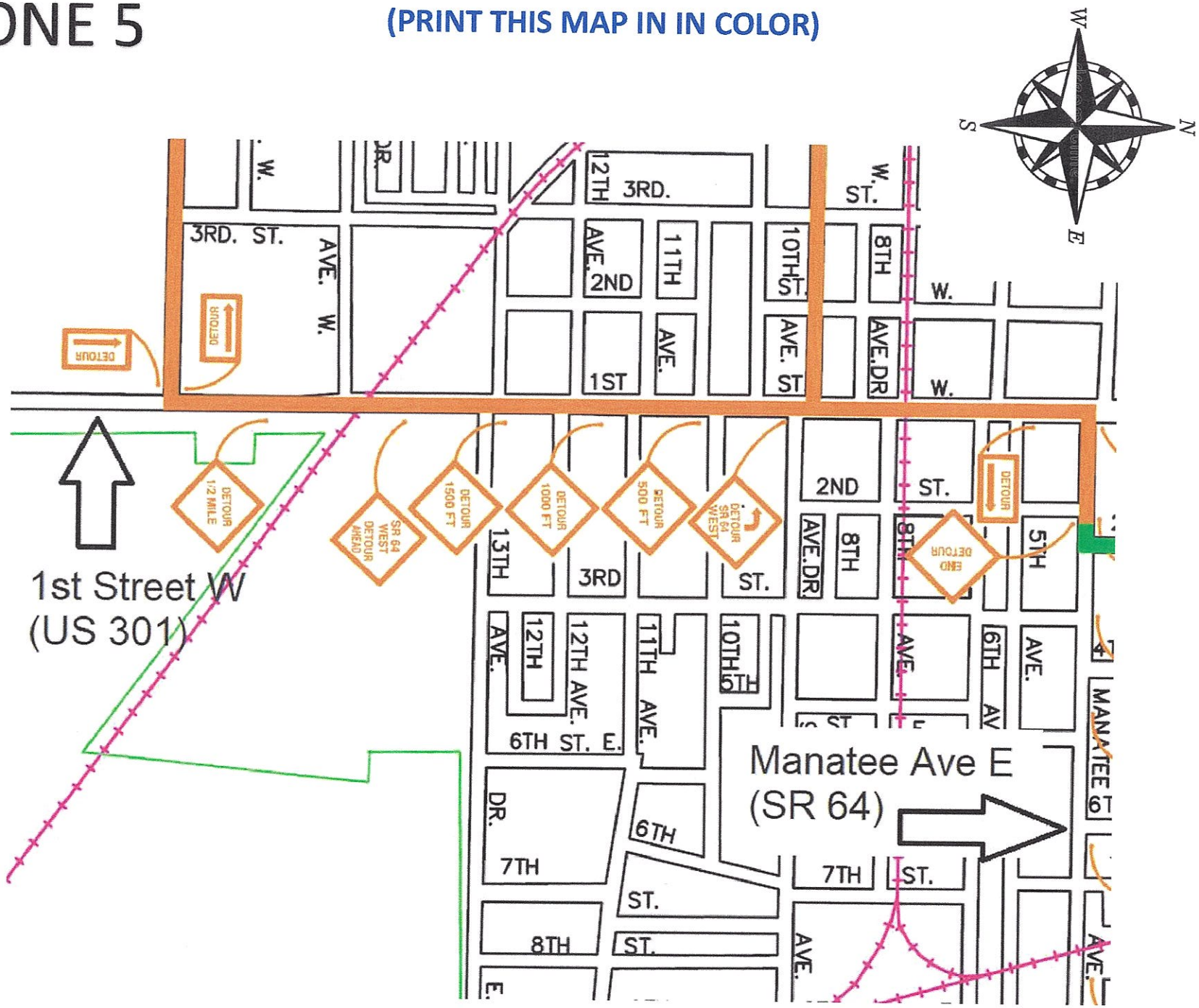


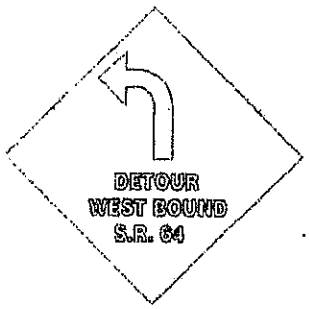
ZONE 5 LEGEND

Northbound S.R. 55 (1st Street / US 41, merging US 301)

Detour for Westbound S.R. 64 will be at 9th Avenue West over to 14th Street West (which is S.R. 45), south to 17th Avenue where they will turn West and follow the remainder of the Detour to 43rd Street West and north back to S.R. 64 (Manatee Avenue West).

1. "Detour ½ Mile" sign placed facing northbound traffic.
2. "Detour S.R. 64 West Traffic 1500 feet" sign placed facing northbound traffic advising them of detour ahead.
3. "Detour S.R. 64 West Traffic 1000 feet" sign placed facing northbound traffic.
4. "Detour S.R. 64 West Traffic 500 feet" sign placed facing northbound traffic.
5. "Detour S.R. 64 West left lane" sign placed north of 13th Avenue intersection facing northbound traffic on S.R. 55.
6. "To Beaches – Detour S.R. 64 West A " sign at (just south of) the 9th Avenue West intersection with S.R. 55 (1st street).

**** Signs would be required on right side of street and in the median areas for full traffic visibility.



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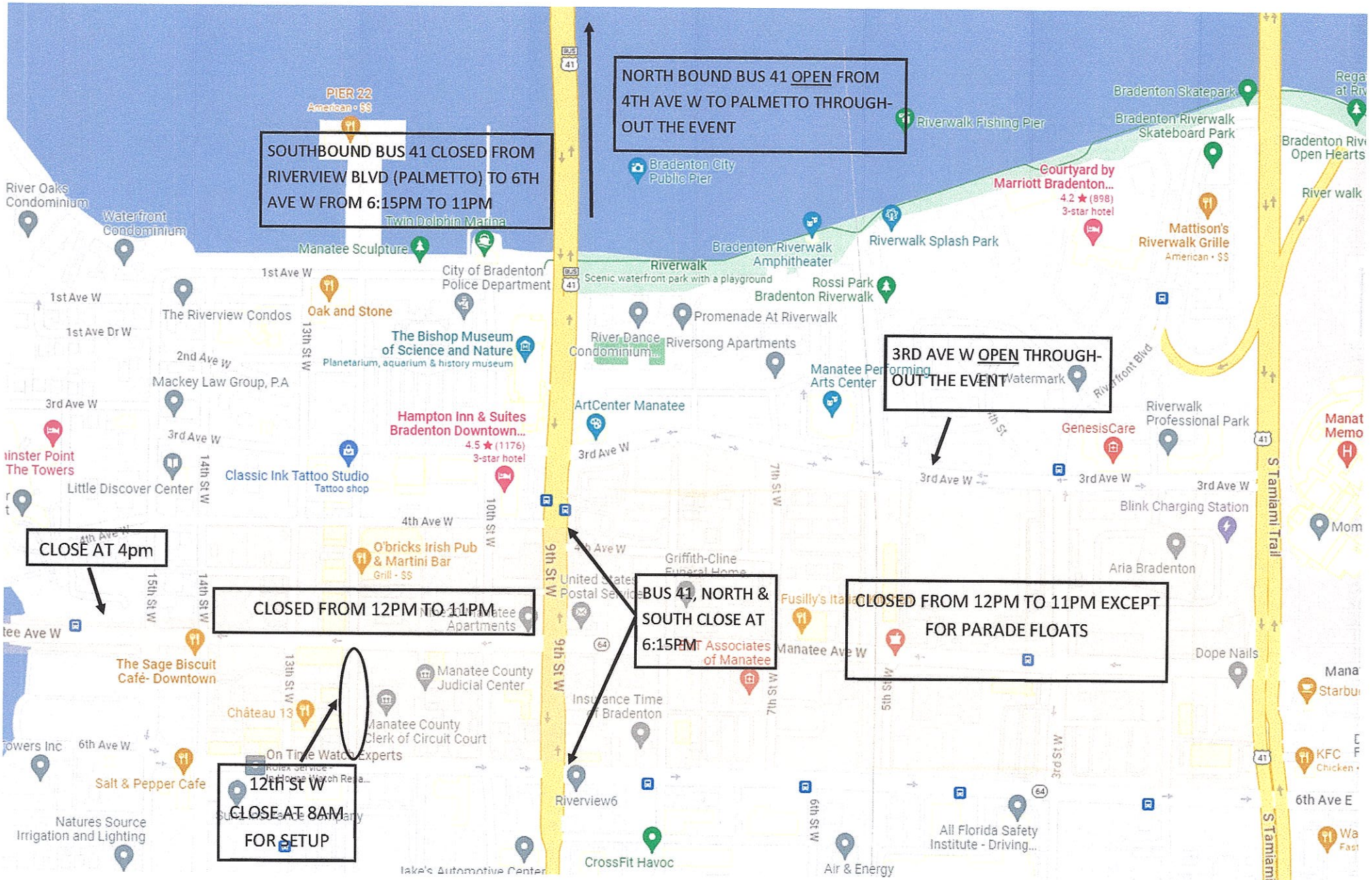
DESOTO PARADE DOWNTOWN ROAD CLOSURES—6:30pm PARADE START



DESOTO HERITAGE FESTIVAL GRAND PARADE EVENT ROUTE MAP



PARADE BEGINS AT SR64 AND US 301/41. PARADE TRAVELS WEST ON SR64 ENDING AT 43RD STREET WEST.

AGENDA ITEM NO. 8.b

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE:	December 10, 2025
SUBMITTED BY:	Jamie Schindewolf, Planning & Community Development
ITEM TYPE:	Budget Adjustment
AGENDA SECTION:	NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL
SUBJECT:	Request for Expenditure of Tree Mitigation Funds and Guidance regarding of 2026 Tree Giveaways
SUGGESTED ACTION:	Approve the expenditure of $13,919.12 from the Tree Mitigation Fund to cover three tree giveaway events (October, November, and December 2025). Invoices are attached.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The Tree and Land Preservation Board is requesting funding from the Tree Mitigation Fund to cover tree giveaways in October 2025, November 2025, and an upcoming giveaway in December 2025. The giveaways are held at the Bradenton Market.

The October giveaway was held on October 25th, the November giveaway was held on November 29th, and the December giveaway is planned for December 27th.

The Tree Mitigation Fund had a balance of $476,566.82 as of September 30, 2025.

The Tree and Land Preservation Board also seeks guidance regarding tree giveaways in 2026. Traditionally, giveaways have only been held on events such

as Earth Day and Arbor Day, but after the 2024 hurricane season the Tree and Land Preservation Board increased their efforts in response to the significant loss of tree canopy from the storms. Looking to 2026, the Board is seeking input from City Council regarding the number of giveaways, possible locations for giveaways, or any additional feedback the Board may have.

FINANCIAL IMPACT:
TBD

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
Motion to approve the expenditure of Tree Mitigation Funds as presented.

ATTACHMENTS:
Oct 2025 Tree Giveaway Invoice
Nov 2025 Tree Giveaway Invoice
Dec 2025 Tree Giveaway Invoice

SWEET BAY NURSERY LLC

10824 ERIE ROAD
PARRISH, FL 34219

Invoice

Date	Invoice #
10/24/2025	4557

Bill To

Keep Manatee Beautiful, Inc.
PO Box 14426
Bradenton, FL 34280
Farmers Market, Oct 2025

P.O. No.	Terms	Project
	15 days	

Qty	Description	Rate	Amount
10	Sweet Acacia, Vachellia farnesiana, 3 gal	19.50	195.00
10	Gumbo Limbo, Bursera simaruba, 3 gal	27.50	275.00
20	Slash Pine, Pinus elliotti var densa, 3 gal	16.00	320.00
20	Southern Red Cedar, Juniperus silicicola, 3 gal	19.50	390.00
20	Simpson Stopper, Myricanthes fragrans, 3 gal	16.00	320.00
20	Fiddlewood, Citharexylum spinosum, 3 gal	24.50	490.00
15	Florida Thatch Palm, Thrinax radiata, 3 gal	31.25	468.75
20	Green Buttonwood, Conocarpus erectus, 3 gal	16.00	320.00
20	Live Oak, Quercus virginiana, 3 gal	27.50	550.00
15	Red Maple, Acer rubrum, 3 gal	19.50	292.50
15	Dahoon Holly, Ilex cassine, 3 gal	24.50	367.50
15	Bald Cypress, Taxodium distichum, 3 gal	19.50	292.50
	SUBTOTAL		4,281.25
	Discount 15%	-15.00%	-642.19
1	Delivery Charge	100.00	100.00

Total	$3,739.06
Payments/Credits	$0.00
Balance Due	$3,739.06

SWEET BAY NURSERY LLC

10824 ERIE ROAD
PARRISH, FL 34219

Invoice

Date	Invoice #
11/18/2025	4558

Bill To

Keep Manatee Beautiful, Inc.
PO Box 14426
Bradenton, FL 34280
Farmers Market, Nov. 2025

P.O. No.	Terms	Project
	C.O.D.	

Qty	Description	Rate	Amount
10	Orange Geiger, Cordia sebestena, 3 gal	31.25	312.50
20	Gumbo Limbo, Bursera simaruba, 3 gal	27.50	550.00
20	Silver Buttonwood Standard, Conocarpus erectus var. sericeus, 3 gal	27.50	550.00
20	Simpson Stopper, Myricanthes fragrans, 3 gal	16.00	320.00
10	Bahama Strongbark, Bourreria succulenta, 3 gal	26.25	262.50
20	Florida Thatch Palm, Thrinax radiata, 3 gal	31.25	625.00
10	Green Buttonwood Standard, Conocarpus erectus, 3 gal	27.50	275.00
10	Red Maple, Acer rubrum, 3 gal	19.50	195.00
10	Dahoon Holly, Ilex cassine, 3 gal	24.50	245.00
10	Bald Cypress, Taxodium distichum, 3 gal	19.50	195.00
20	Mulberry, Dwarf Everbearing Non-native, Morus sp., 3 gal	27.50	550.00
10	Fiddlewood, Citharexylum spinosum, 3 gal	24.50	245.00
30	Citrus, asst, Meyer Lemon/Key Lime, Calamondin etc, 3 gal	50.00	1,500.00
	SUBTOTAL		5,825.00
	Discount 15%	-15.00%	-873.75
1	Delivery Charge	100.00	100.00

Total	$5,051.25
Payments/Credits	$0.00
Balance Due	$5,051.25

SWEET BAY NURSERY LLC

10824 ERIE ROAD
PARRISH, FL 34219

Invoice

Date	Invoice #
11/26/2025	4559

Bill To
Keep Manatee Beautiful, Inc. PO Box 14426 Bradenton, FL 34280 Farmers Market, Dec. 2025

P.O. No.	Terms	Project
	C.O.D.	

Qty	Description	Rate	Amount
10	Orange Geiger, Cordia sebestena, 3 gal	31.25	312.50
20	Gumbo Limbo, Bursera simaruba, 3 gal	27.50	550.00
25	Silver Buttonwood Standard, Conocarpus erectus var. sericeus, 3 gal	27.50	687.50
30	Simpson Stopper, Myricanthes fragrans, 3 gal	16.00	480.00
15	Bahama Strongbark, Bourreria succulenta, 3 gal	26.25	393.75
30	Florida Thatch Palm, Thrinax radiata, 3 gal	31.25	937.50
10	Mulberry, Dwarf Everbearing Non-native, Morus sp., 3 gal	27.50	275.00
10	Barbados Cherry, Malpighia punicifolia, 3 gal	24.50	245.00
10	Green Buttonwood, Conocarpus erectus, 3 gal	16.00	160.00
10	Little Gem Magnolia, Magnolia grandiflora 'Little Gem', 3 gal	37.50	375.00
30	Citrus, asst, Meyer Lemon/Key Lime, Calamondin etc, 3 gal	50.00	1,500.00
	SUBTOTAL		5,916.25
	Discount 15%	-15.00%	-887.44
1	Delivery Charge	100.00	100.00

Total	$5,128.81
Payments/Credits	$0.00
Balance Due	$5,128.81

AGENDA ITEM NO. 8.c

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Jeff Burton, Community Redevelopment Agency

ITEM TYPE: Presentation

AGENDA SECTION: NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

SUBJECT: Shuffleboard Court Land Update

SUGGESTED ACTION: None

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
The City Council authorized the Community Redevelopment Agency (CRA) to redevelop the City-owned Shuffleboard court and contiguous property located at 1403 Ballard Park Drive, 1525 Ballard Park Drive, and 907 15th Street West in accordance with Florida Statute 163.380 - Disposal of property in community redevelopment area. The City added the land to its surplus list in August 2025. The CRA received an unsolicited bid for the land and advertised the property on October 17, 2025. After 30 days, the Agency received no other offers.

The CRA is notifying the City that it will negotiate the redevelopment of the land into multifamily, mixed-income apartments, including sustainable redevelopment incentives. The sales price negotiated will require a future City Council approval.

The sale of the land will not affect the City's current shuffleboard contract on 1525 Ballard Park Drive, which is set to end on March 28, 2028. The current arrangement generates no value to the City's tax base and $1 annually for the lease.

A current CRA economic development market analysis projects 54% population growth in Bradenton's Downtown by 2030. According to the study, this new

population will demand smaller living units, and 75% of downtown units will be rented. These renters will include a mix of younger professionals and retirees. Also, according to CRA estimates, for every $10 million invested by the private sector at the site, the City and County will generate approximately $100,000 in net value each by 2040. During the same time, the CRA will gain approximately $2,800,000 in net value.

FINANCIAL IMPACT:
None

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
None

ATTACHMENTS:
Lease Modification and Extension Agreement - 2022 to 2028
Map
Financials

LEASE MODIFICATION & EXTENSION AGREEMENT

This Lease Modification and Extension Agreement is made and entered into on this 20th day of July, 2022, by and between the CITY OF BRADENTON, a municipal corporation, whose address is 101 Old Main Street, Bradenton, Florida 34205, hereinafter referred to as "Lessor" and BRADENTON SHUFFLEBOARD CLUB, INC., a Florida non-profit corporation whose address is 1525 8th Avenue Drive West, Bradenton, Florida 34205, hereinafter referred to as "Lessee".

WHEREAS, Lessor and Lessee entered into that certain Lease dated April 11, 2012 for a portion of that certain property situated in Manatee County, Florida located at 1525 8th Avenue Drive West, Bradenton, Florida (the "Lease") and as reflected as Exhibit "A", attached hereto; and

WHEREAS, the effective date of said Lease was April 11, 2012 and said Lease expired on April 11, 2017; and

WHEREAS, said Lease was extended by Lease Extension Agreement dated March 28, 2018, for an additional five years and is set to expire on March 28, 2023; and

WHEREAS, the Parties desire to further modify the Lease Agreement by extending the term of said Lease for an additional five (5) year term to expire on March 28, 2028; and

WHEREAS, the Parties desire to further modify the Lease Agreement to increase the insurance requirements to require Lessee to maintain liability insurance on said premises in the minimum amount of $1,000,000.00 per occurrence and $2,000,000.00 in aggregate coverage.

NOW THEREFORE, the parties hereby agree as follows:

1. The Lease on property located at 1525 8th Avenue Drive West, Bradenton, Florida is hereby extended for an additional five (5) year period and is set to expire on March 28, 2028;
2. Lessor and Lessee hereby agree that Paragraph 5.1 of the Lease is hereby amended and restated in its entirety as follows: Lessee shall be responsible for the maintenance of the structural integrity, exterior walls and the foundation of the premises. Lessee shall be responsible for payment of all utilities, including but not limited to, water, sewer, phone, sanitation heat and air conditioning, plumbing CATV and any and all other utilities, with the exception of potable water usage reflected on the irrigation meters. Lessee shall further be responsible for all maintenance and repair of the interior of the structure and of outside grounds of the premises, including parking lot. It is the intent of the parties that the Lessee shall be responsible for all the care and maintenance of the Premises including, but not limited to, all appliances, fixtures and furnishings. On the last day of the Term hereof, or on any sooner termination, Lessee shall surrender the Premises to Lessor in a clean condition and free of debris. Lessee shall repair damage to the Premises occasioned by the installation or removal of any of Lessee's fixtures, furnishings and equipment.
3. Lessor and Lessee hereby agree that Paragraph 20 of the Lease is hereby amended and restated in its entirety as follows: Lessee shall maintain liability insurance on said premises in the minimum amount of $1,000,000.00 per occurrence and $2,000,000.00 in aggregate coverage, and the Lessor shall be named as an additional insured on said policy.
4. Except as amended by the terms of this Modification and Extension, all other terms and conditions of said Lease shall remain in full force and affect and are hereby ratified and confirmed.

The parties hereto have executed this Lease at the place and on the dates immediately adjacent to their respective signatures.

LESSOR: THE CITY OF BRADENTON, a Florida

Municipal Corporation

Dated: 8-24-22 By: Gene Brown

Mayor Gene Brown

LESSEE: Bradenton Shuffleboard Club, Inc., a Florida nonprofit corp.

Dated: 8-15-22 By: Ron Nurnberger

President: Ron Nurnberger

Bradenton Shuffleboard Club

NOTE: Anyone wishing to view supporting documents for agenda items, please contact Tamara Melton, City Clerk: 941-932-9463 or Cityclerk@cityofbradenton.com.

City of Bradenton, Florida

City Council Agenda Memorandum

Agenda Item:
Bradenton Shuffleboard Club Lease Modification

Agenda Date:
August 24, 2022

Originated by:
Corey Fortin, Policy, Planning & Procedures Administrator

Authorized by:
Rob Perry, City Administrator

- ◯ Proclamation
- ◯ New Business
- ◯ Presentation
- ◯ Business by Appt.
- ◉ Consent
- ◯ CRA Business
- ◯ Business/Advertising/Hearings
- ◯ Unfinished Business

☐ This item is Quasi-Judicial

☐ This item requires a public hearing

Explanation:
Based upon recommendations of our Risk Safety Department, we request an amendment to the Shuffleboard Club Lease to increase the amount of liability insurance coverage they are required to maintain on the property located at 1515 8th Avenue Drive West. Additionally, the Public Works Director indicated that due to upgrades at the site by the City, potable water is now being used for irrigation and the Shuffleboard Club should no longer be charged for that. The President of the Club agreed to the modification and asked for an extension of the lease for an additional five year period to be included at this time. The current lease is set to expire on 3/28/2023. The proposed Modification includes the increased insurance provisions as well as an extension of the lease to expire on 3/28/28.

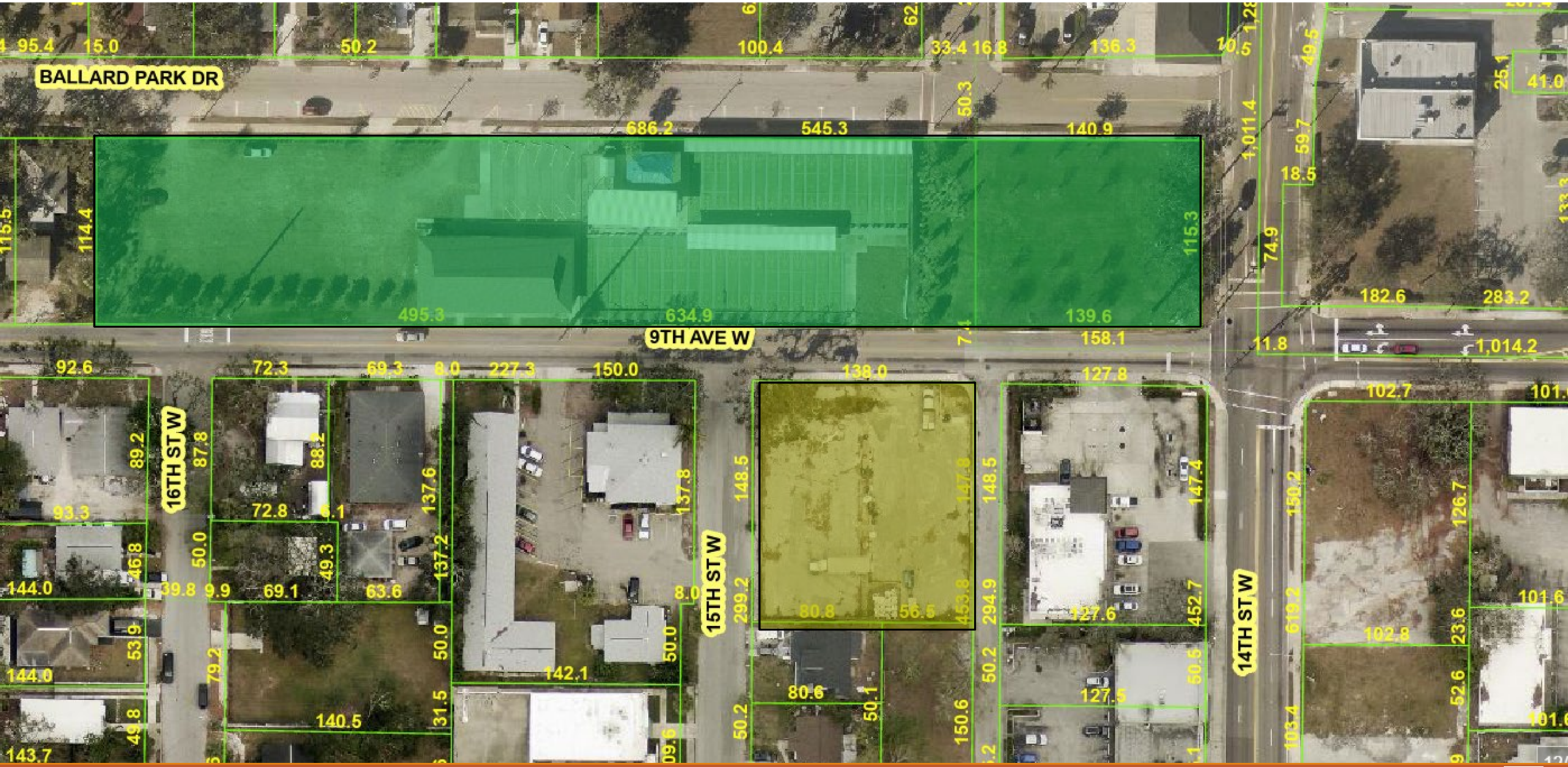
Financial Impact:
Annual lease payment of $1.00 to the City of Bradenton for each of the additional five years. The increased insurance is a cost to Bradenton Shuffleboard Club, not the City of Bradenton.

Attorney Review/Recommendation:
Approved

Requested action to be taken by Council:
Approve the proposed Lease Modification & Extension Agreement and authorize execution by Mayor.

Recommended Motion:
Motion to Approve the proposed Lease Modification & Extension Agreement

Attachments:
Proposed Lease Modification & Extension Agreement


BALLARD PARK DR
9TH AVE W
16TH ST W
15TH ST W
14TH ST W
686.2
545.3
140.9
495.3
634.9
139.6
158.1
138.0
127.8
102.7
182.6
283.2
1,014.2
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92.6
72.3
69.3
8.0
227.3
150.0
148.5
147.8
147.4
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137.6
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87.8
88.2
93.3
72.8
46.8
144.0
39.8
9.9
69.1
49.3
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294.9
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18.5
49.5
25.1
41.0
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95.4
15.0
50.2
100.4
33.4
16.8
136.3
10.5
50.3

AUTHOR:	JEFF BURTON
© 2024 Jeff Burton	
(941) 264-5430	
CRA:	Bradenton
AREA:	Downtown
PROJECT:	TEST
BASE DATE	2023
BASE VALUE	$0.00
CITY BASE	$0.00
COUNTY BASE	$0.00
ANNUAL GROWTH	104.1%
ESTIMATED REDEVELOPMENT VALUE	$10,000,000.00
INCENTIVE PERCENT	0.50
DEVELOPER REQUESTED PERCENT	12%
ESTIMATED TOTAL	$1,200,000.00
CITY COUNTY BENEFIT	
CITY BASE GROSS	$0.00
COUNTY BASE GROSS	$0.00
CITY 5% GROSS	$124,711.43
COUNTY GROSS	$87,763.65
CITY TOTAL GROSS	$124,711.43
COUNTY TOTAL GROSS	$87,763.65
OUTCOME	
CRA GROSS IR	$4,037,026.40
DEVELOPER INCENTIVE GROSS	$1,200,000.00
CRA NET IR	$2,837,026.40
YEARS TO PAYOFF	7

SUSTAINABLE DEVELOPMENT		ALLOWED	EARNED
Economic			
	Non-Conforming	1	0
	Demolition	1	0
	Parking	5	0
	Micro-Mobility	3	0
	ZIPcar	3	0
	C-PACE	1	0
Environment			
	Urban Canopy	1	0
	Low Impact	4	0
	Flood Plus	3	0
	Infrastructure	5	0
	IBHS FORTIFIED	4	0
	NOFA	1	0
	SRCO	2	0
Society			
	Historic	5	0
	CPTED	2	0
	Affordable Housing	6	0
	Workforce Housing	5	0
	Public Art	4	0
TOTAL			0

AGENDA ITEM NO. 8.d

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Rob Perry, City Administration

ITEM TYPE: Miscellaneous

AGENDA SECTION: NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

SUBJECT: Emergency Procurement Report

SUGGESTED ACTION: No action is needed

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
According to the City of Bradenton Emergency Procurement Policy and pursuant to Section 2-237(2) of the Code, all emergency procurements will be reported to the City Council at the next regularly scheduled meeting.

FINANCIAL IMPACT:
TBD

ATTORNEY REVIEW/RECOMMENDATION:
N/A

SUGGESTED MOTION:
N/A

ATTACHMENTS:

AGENDA ITEM NO. 8.e

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Rob Perry, City Administration

ITEM TYPE: Agreement

AGENDA SECTION: NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

SUBJECT: Resolution 25-111 - Drinking Water State Revolving Fund Supplemental Appropriation – Helene and Milton Funding

SUGGESTED ACTION: Adoption of Resolution Authorizing Loan Application, Execution of Loan Agreement, and Approval of Supporting Documents.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:

The Florida Department of Environmental Protection (FDEP) has awarded the City of Bradenton $35,139,169 in Drinking Water State Revolving Fund (SRF) Supplemental Appropriation funding under the Hurricane Helene and Hurricane Milton Disaster Recovery Program. This award is structured as 100% principal forgiveness, providing the City a no-cost capital infusion for critical drinking water system improvements.

This funding opportunity supports the City’s ongoing resiliency, redundancy, and modernization efforts across the drinking water system, including improvements to treatment, storage, distribution reliability, and vulnerability mitigation. Acceptance of this award requires the City to submit a Drinking Water State Revolving Fund Loan Application, a supporting Resolution, and a City Attorney Legal Opinion as part of FDEP’s formal approval process.

Staff requests the City Council adopt the Resolution authorizing the submission of the Drinking Water SRF Application and execution of the associated Agreement for the Hurricane Helene and Milton Supplemental Appropriation.

FINANCIAL IMPACT:
$35,139,169 (100% Principal Forgiveness)

ATTORNEY REVIEW/RECOMMENDATION:
Attorney Rudacille reviewed the resolution.

SUGGESTED MOTION:
Motion to approve Resolution 25-111 and authorize the Mayor to execute the loan application, loan agreement, and supporting documents.

ATTACHMENTS:
Resolution 25-111

CITY OF BRADENTON

RESOLUTION NUMBER 25-111

A RESOLUTION OF CITY OF BRADENTON, FLORIDA, RELATING TO THE STATE REVOLVING FUND LOAN PROGRAM; MAKING FINDINGS; AUTHORIZING THE SUBMITTAL OF THE LOAN APPLICATION FOR PROJECT NO. DW4103B; AUTHORIZING THE EXECUTION OF THE APPLICABLE LOAN AGREEMENT AND RELATED DOCUMENTS; ESTABLISHING PLEDGED REVENUES FOR THE REPAYMENT OF THE LOAN; DESIGNATING THE CITY'S AUTHORIZED REPRESENTATIVES; PROVIDING ASSURANCES OF COMPLIANCE WITH LOAN PROGRAM REQUIREMENTS; PROVIDING FOR CONFLICTS, SEVERABILITY, AND EFFECTIVE DATE.

WHEREAS, Florida Statutes provide for loans to local government agencies to finance the pre-construction and construction of drinking water facilities; and

WHEREAS, Florida Administrative Code rules require authorization to apply for loans, to establish pledged revenues, to designate an authorized representative; to provide assurances of compliance with loan program requirements; and to enter into a loan agreement; and

WHEREAS, the State Revolving Fund loan priority list designates Project No. DW4103B as eligible for available funding; and

WHEREAS, the City of Bradenton, Florida (the "City"), wishes to make application to the Department of Environmental Protection for a State Revolving Fund Loan for Project No. DW4103B for planning, design, permitting and construction of improvements to the City's drinking water infrastructure as described in the loan application (the "Project"), in the amount of $35,139,169.00, and upon approval, the City intends to enter into a loan agreement with the Department of Environmental Protection under the State Revolving Fund for Project financing.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRADENTON FLORIDA, AS FOLLOWS:

SECTION I. The foregoing findings are incorporated herein by reference and made a part hereof.

SECTION II. The City is authorized to apply for a loan to finance the Project, and upon approval, to execute the applicable loan agreement and related documents, and to comply with all loan program requirements.

SECTION III. The revenues pledged for the repayment of the loan are water and sewer system revenues. No senior lien debt obligations exist.

SECTION IV. The City Administrator is hereby designated as the authorized representative to provide the assurances and commitments required by the loan application.

SECTIOIN V. The Mayor is hereby designated as the authorized representative to execute the loan agreement which will become a binding obligation in accordance with its terms when signed by both parties. The Mayor is authorized to represent the City in carrying out the City's responsibilities under the loan agreement. The Mayor is authorized to delegate responsibility to appropriate City staff to carry out technical, financial, and administrative activities associated with the loan agreement.

SECTION VI. The legal authority for borrowing moneys to construct this Project is Section 166.111, Florida Statutes.

SECTION VII. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed to the extent of the conflict.

SECTION VIII. If any section or portion of a section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other section or part of this Resolution.

SECTION IX. This Resolution shall become effective immediately upon its passage and adoption.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10TH DAY OF DECEMBER 2025.

ATTEST:

_____	_____
Tamara Melton	Gene Brown
CITY CLERK	MAYOR

APPROVED AS TO FORM:

_____
Scott Rudacille
CITY ATTORNEY

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION

STATE REVOLVING LOAN PROGRAM FOR DRINKING WATER FACILITIES

LOAN APPLICATION

Florida Department of Environmental Protection
State Revolving Fund Program
Marjory Stoneman Douglas Building
3900 Commonwealth Boulevard
Tallahassee, FL 32399-3000

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LOAN APPLICATION

(1) SUBMITTAL. Submit the application and attachments to the Department of Environmental Protection, MS 3505, State Revolving Fund Program, Marjorie Stoneman Douglas Building, 3900 Commonwealth Boulevard, Tallahassee, Florida 32399-3000. The application (and supporting documentation) may be submitted electronically to the Department's Project Manager.

(2) COMPLETING THE APPLICATION.

(a) This application consists of five parts: (I) ADMINISTRATIVE INFORMATION; (II) PROJECT INFORMATION; (III) FINANCIAL INFORMATION; (IV) AUTHORIZATION AND ASSURANCES; and (V) SUPPLEMENTARY INFORMATION.

(b) All information provided on this application must be printed. Monetary amounts may be rounded.

(c) Forms and attachments to be submitted are denoted with italic print.

(3) ASSISTANCE. Completing this application may require information that can be obtained from the Drinking Water State Revolving Fund Program staff. Please email SRF_Reporting@dep.state.fl.us for assistance in completing this application.

PART I - ADMINISTRATIVE INFORMATION

(1) PROJECT SPONSOR City of Bradenton

Federal Employer Identification Number P3FLJ98L86V8

DUNS Number

(2) AUTHORIZED REPRESENTATIVE (person authorized to sign or attest loan documents).

Name Rob Perry Title City Administrator

Telephone (941)932-9442 Email rob.perry@bradentonfl.gov

Mailing Address 101 Old Main Street, Bradenton, FL. 34205

(3) PRIMARY CONTACT (person to answer questions regarding this application).

Name Morgan French Title South Region Fiscal Solutions Leader

Telephone (850)703-3000 Email MFrench@woodardcurran.com

Employer Woodard & Curran

Mailing Address 1496 Highway 90 Chipley, FL 32428

(4) ADDITIONAL CONTACTS. If more than one additional person is to receive copies of Department correspondence, attach the information (*Attachment #*1____).

Name Jeremy Giddens Title Grants Program Specialist

Telephone (941)932-9350 Email jeremy.giddens@bradentonpd.com

Employer City of Bradenton

Mailing Address 100 10th Street West Bradenton, FL 34205

(5) PROJECT NUMBER (listed on the Department's priority list). 4103B

(6) INTERIM FINANCING. A local government project sponsor that has interim financing may be subject to certain conditions regarding such financing.

Is the project currently being funded with interim financing? ☐ Yes ☒ No

PART II – PROJECT INFORMATION

If you are applying for a planning or design loan for a project that will involve construction, complete only Subpart A below. If you are applying for a loan to construct a project that is already planned and designed, complete only Subpart B below.

A. PLANNING OR DESIGN PROJECT

Information should be provided for each separate facility to be planned and designed as appropriate. For design/build projects (not eligible for design loans) or those where multiple facilities, segments, or phases are involved, please attach information for activities, schedule, and cost for each. (*Attachment #*N/A)

(1) ACTIVITIES. Attach a brief description of the scope of planning and design activities to be financed by this loan. Include a list of any engineering services to be performed. (*Attachment #*1) Are these activities the same as those scheduled on the *Request for Inclusion Form*? ■ Yes ☐ No. If "No", please explain. (*Attachment #*N/A)

(2) SCHEDULE.

(a) Provide proposed completion dates for the items. (Please call Department staff to discuss time frames needed to complete required tasks.)

Planning documentation	January 2027
Engineering design	May 2028
Certification of site availability	July 2030
Permitting	July 2030

(b) Do you anticipate that an interlocal agreement with another party will be necessary to implement the project? If "Yes", please explain. (*Attachment #*N/A) ☐ Yes ☒ No

(c) Is this a design/build project? ☐ Yes ☒ No

(3) COST. Is the cost information submitted for the planning or design loan priority list current? If "No", please explain and submit revised cost information using the appropriate page of the *Request for Inclusion Form*. (Attachment #N/A) Note that the disbursable amount will be limited to the priority list amount. ■ Yes ☐ No

PLANNING OR DESIGN APPLICANTS PROCEED TO PART III.

B. CONSTRUCTION PROJECT

(1) ACTIVITIES.

(a) Attach a brief description of construction activities to be financed by this loan. Include a list of the contracts (by title) corresponding to the plans and specifications accepted by the Department (*Attachment #*_____).

Are these contracts the same as those scheduled on the *Request for Inclusion Form*? ☐ Yes ☐ No

If "No", please explain. (*Attachment #*_____)

(b) Have any of the contracts been bid? ☐ Yes ☐ No

If "Yes", indicate which contracts have been bid. (*Attachment #*_____)

(c) Was planning or design for this project financed in another SRF loan? ☐ Yes ☐ No

If "Yes", give the SRF loan number. _____

(d) Does this project involve an interlocal agreement with other local governments or other entities? ☐ Yes ☐ No

If "Yes", attach a copy of the interlocal agreement. (*Attachment #*_____)

Is the interlocal agreement fully executed and enforceable? ☐ Yes ☐ No

If "No", please explain (*Attachment #_____*).

(2) SCHEDULE. (month and year)

(a) Anticipated notice to proceed for first construction contract. _____

(b) Anticipated completion of all construction contracts. _____

(3) COST. Is the cost information submitted for the priority list current? ☐ Yes ☐ No

If "No", please explain and submit revised cost information using the appropriate page of the *Request for Inclusion Form*. (*Attachment #_____*) Note that the disbursable amount will be limited to the priority list amount.

PART III - FINANCIAL INFORMATION

Estimates of the capitalized interest, interest rate, pledged revenue coverage, limitations on annual loan amounts for large projects, applicability and amount of repayment reserves, amount of the loan service fee and any other information may be obtained by contacting staff in the State Revolving Fund Management Section.

(1) PRINCIPAL. The requested amount of the loan which does not include capitalized interest is $35,139,169

Note that the disbursable amount will be limited to the priority list amount and must be consistent with the project information provided under **PART II** of this application. Also note that the capitalized interest is an inexact estimate, and it is subject to adjustment by the Department to reflect actual disbursement timing. The principal amount of the loan does not include the loan service fee.

(2) TERMS AND REPAYMENT.

(a) Loans for planning and design shall be amortized over 10 years. Construction loans to local government project sponsors are amortized over the lesser of useful life of the project or 20 years unless the project is to serve a small community qualifying as financially disadvantaged. Construction loans to financially disadvantaged small communities may be amortized over the lesser of useful life of the project or 30 years. Construction loans to non-governmental project sponsors are amortized over the lesser of the useful life of the project or 20 years. Interest charges and principal are paid semiannually.
What is the useful life of the project? 20 (years)
Over how many years would you like to amortize the loan? 20 (years)

(b) List all revenues that are to be pledged for repayment of this loan. Water and Sewer Fund

(c) Pledged revenue receipts or collections by the project sponsor must exceed the amount of the repayments due to the Department unless there are other collateral provisions. The excess revenue, or coverage, generally is 15% of each repayment.
What coverage is proposed for the loan? 15 % (coverage percentage)

(d) Is any other financial assistance being applied to this project? ☐ Yes ☒ No
If "Yes", please list. (*Attachment #*N/A)

(3) ANNUAL FUNDING LIMIT. Large project funding (generally, loans in excess of $10 million) may be provided in increments pursuant to the initial loan agreement and subsequent amendments.

(4) INFORMATION ON LIENS.

(a) Describe, if applicable, all debt obligations having a prior or parity lien on the revenues pledged to repay this loan. (*Attachment #*2) For example: City Name, Florida, Water and Sewer System Revenue Bonds, Series 1996, issued in the amount of $10,000,000, pursuant to Ordinance No. 93-104, as amended and supplemented by Ordinance No. 96-156.

(b) Using the Part V, *Schedule of Prior and Parity Liens*, provide debt service information, if applicable, on each prior and parity obligation.

(c) For the listed obligations, provide a copy of the ordinance(s), resolution(s), official statement(s), or pages thereof, setting forth the definitions, use of proceeds, debt service schedule, pledged revenues, rate covenants, provisions for issuing additional debt, provisions for bond insurance, and debt rating. (*Attachment #*3_____).

(d) Describe any other notes and loans payable from the revenues pledged to repay this loan. (*Attachment #*N/A____).

(5) ACTUAL AND PROJECTED REVENUES.

(a) Complete the Part V, *Schedule of Actual Revenues and Debt Coverage* for the past two fiscal years.

(b) Complete the Part V, *Schedule of Projected Revenues and Debt Coverage*, demonstrating the availability of pledged revenues for loan repayment.

(6) AVAILABILITY OF PLEDGED REVENUES. All sources must be supported by a written legal opinion. (*Attachment #*4_____) The opinion must address the following:

(a) Availability of the revenues to repay the loan.

(b) Right to increase rates at which revenues shall be collected to repay the loan.

(c) Subordination of the pledge if pledged revenues are subject to a prior or parity lien.

(7) LOAN SERVICE FEE. A loan service fee is assessed on each loan. The fee is not part of the loan. The fee along with interest thereon will be deducted from the first available repayments after the final amendment to the loan agreement.

PART IV – AUTHORIZATION AND ASSURANCES

(1) AUTHORIZATION. Provide an authorizing resolution of the Applicant's governing body or other evidence of authorization (*Attachment #*5_____) for the following:

(a) Pledging revenues to repay the loan.

(b) Designation of the Authorized Representative(s) to file this application, provide assurances, execute the loan agreement, and represent the Applicant in carrying out responsibilities (including that of requesting loan disbursements) under the loan agreement.

(2) ASSURANCES. The Applicant agrees to comply with the laws, rules, regulations, policies and conditions relating to the loan for this project. Applicants should seek further information from the Drinking Water State Revolving Fund Program staff as to the applicability of the requirements if the necessity for the assurances is of concern. Specifically, the Applicant certifies that it has complied, as appropriate, and will comply with the following requirements, as appropriate, in undertaking the Project:

(a) Assurances for capitalization grant projects.

1. Complete all facilities for which funding has been provided.

2. The Applicant is advised, pursuant to 40 CFR 35 Section 35.3575, that a number of Federal law, executive orders, and government-wide policies can apply to your project or activity that is receiving Federal financial assistance. The Applicant agrees to read those provisions regarding the application of Federal cross-cutting authorities (cross-cutters) to determine their applicability to your specific project or activity.

(b) Assurances for other projects. Please note that Florida Statutes are available at http://www.leg.state.fl.us. They are also available at the following physical address: Florida Department of State Division of Library and Information Services R.A. Gray Building 500 South Bronough Street Tallahassee, Florida 32399-0250.

1. Chapter 161, Part I, F.S., "Beach and Shore Preservation Act" and Part III, “Coastal Zone Protection Act of 1985” which regulate coastal zone construction and all activities likely to affect the condition of the beaches or shore.

2. Chapter 163, Part II, F.S., the “Local Government Comprehensive Planning and Land Development Regulation Act” which requires units of local government to establish and implement comprehensive planning programs to control future development.

3. Chapter 186, F.S., State and Regional Planning, which requires conformance of projects with Regional Plans and the State Comprehensive Plan.

4. Chapter 253, F.S., "Emergency Archaeological Property Acquisition Act of 1988" which requires protection of archaeological properties of major statewide significance discovered during construction activities.

5. Chapter 258, Part III, F.S., which requires protection of components or potential components of the national wild and scenic rivers system.

6. Chapter 267, F.S., the "Florida Historical Resources Act" which requires identification, protection, and preservation of historic properties, archaeological and anthropological sites.

7. Chapter 287, Part I, F.S., which prohibits parties convicted of public entity crimes or discrimination from participating in State-assisted projects and which requires consideration of the utilization of Minority Business Enterprises in State-assisted projects.

8. Chapter 372, F.S., the Florida Endangered and Threatened Species Act which prohibits the killing or wounding of an endangered, threatened, or special concern species or intentionally destroying their eggs or nest.

9. Chapter 373, Part IV, F.S., Florida Water Resources Act of 1972, which requires that activities on surface waters or wetlands avoid adversely affecting: public health, safety, welfare, or property; conservation of fish and wildlife, including endangered or threatened species or their habitats; navigation or the flow of water; the fishing or recreational values or marine productivity; and significant historical and archaeological resources.

10. Chapter 380, Part I, F.S., Florida Environmental Land and Water Management Act of 1972 as it pertains to regulation of developments and implementation of land and water management policies.

11. Chapter 381, F.S., Public Health, as it pertains to regulation of onsite wastewater systems.

12. Chapter 403, Part I, F.S., Florida Air and Water Pollution Control which requires protection of all waters of the state.

13. Chapter 582, F.S., Soil and Water Conservation Act which requires conformance with Water Management District's regulations governing the use of land and water resources.

14. Governor's Executive Order 95-359, which requires State Clearinghouse review of project planning documentation and intergovernmental coordination.

(c) Assurances for all projects. The loan recipient certifies that it is not listed on the governmentwide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), "Debarment and Suspension."

I, the undersigned Authorized Representative of the Applicant, hereby certify that all information contained herein and in the attached is true, correct, and complete to the best of my knowledge and belief. I further certify that I have been duly authorized to file the application and to provide these assurances.

Signed this _____ Day of _____, 20 _____

Authorized Representative _____ Rob Perry, City Administrator

(signature) *(name typed or printed)*

Attachments

AGENDA ITEM NO. 8.f

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Rob Perry, City Administration

ITEM TYPE: Agreement

AGENDA SECTION: NEW BUSINESS BY DEPARTMENT HEADS, CITY ATTORNEY AND COUNCIL

SUBJECT: Resolution 25-112 - Clean Water State Revolving Fund Supplemental Appropriation – Helene and Milton Funding

SUGGESTED ACTION: Adoption of Resolution Authorizing Loan Application, Execution of Loan Agreement, and Approval of Supporting Documents.

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:

The Florida Department of Environmental Protection (FDEP) has awarded the City of Bradenton $19,166,503 in Clean Water State Revolving Fund (CWSRF) Supplemental Appropriation funding through the Hurricane Helene & Hurricane Milton Disaster Recovery Program. This award is offered at 100% principal forgiveness, providing significant federal disaster recovery assistance to strengthen the City’s wastewater infrastructure.

Improvements funded under this program will address aging wastewater assets, enhance system reliability during extreme weather events, mitigate infiltration/inflow impacts, and support long-term regulatory compliance. Acceptance of the award requires the City to submit a formal CWSRF Loan Application package, including an authorizing Resolution and a Legal Opinion from the City Attorney.

Staff requests City Council approval of the Authorizing Resolution and submission of the Clean Water SRF Loan Application and execution of the subsequent Loan Agreement needed to secure the Supplemental Appropriation funding.

FINANCIAL IMPACT:
$19,166,503 (100% Principal Forgiveness)

ATTORNEY REVIEW/RECOMMENDATION:
Attorney Rudacille reviewed the resolution.

SUGGESTED MOTION:
Motion to approve Resolution 25-112 and authorize the Mayor to execute the loan application, loan agreement, and supporting documents.

ATTACHMENTS:
Resolution 25-112

CITY OF BRADENTON

RESOLUTION NUMBER 25-112

A RESOLUTION OF CITY OF BRADENTON, FLORIDA, RELATING TO THE STATE REVOLVING FUND LOAN PROGRAM; MAKING FINDINGS; AUTHORIZING THE SUBMITTAL OF THE LOAN APPLICATION FOR PROJECT NO. CW4103C; AUTHORIZING THE EXECUTION OF THE APPLICABLE LOAN AGREEMENT AND RELATED DOCUMENTS; ESTABLISHING PLEDGED REVENUES FOR THE REPAYMENT OF THE LOAN; DESIGNATING THE CITY'S AUTHORIZED REPRESENTATIVES; PROVIDING ASSURANCES OF COMPLIANCE WITH LOAN PROGRAM REQUIREMENTS; PROVIDING FOR CONFLICTS, SEVERABILITY, AND EFFECTIVE DATE.

WHEREAS, Florida Statutes provide for loans to local government agencies to finance the pre-construction and construction of wastewater facilities; and

WHEREAS, Florida Administrative Code rules require authorization to apply for loans, to establish pledged revenues, to designate an authorized representative; to provide assurances of compliance with loan program requirements; and to enter into a loan agreement; and

WHEREAS, the State Revolving Fund loan priority list designates Project No. CW4103C as eligible for available funding; and

WHEREAS, the City of Bradenton, Florida (the "City"), wishes to make application to the Department of Environmental Protection for a State Revolving Fund Loan for Project No. CW4103C for planning, design, permitting and construction of infrastructure improvements to the City's wastewater collection and treatment systems as described in the loan application (the "Project"), in the amount of $19,166,503.00, and upon approval, the City intends to enter into a loan agreement with the Department of Environmental Protection under the State Revolving Fund for Project financing.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRADENTON FLORIDA, AS FOLLOWS:

SECTION I. The foregoing findings are incorporated herein by reference and made a part hereof.

SECTION II. The City is authorized to apply for a loan to finance the Project, and upon approval, to execute the applicable loan agreement and related documents, and to comply with all loan program requirements.

SECTION III. The revenues pledged for the repayment of the loan are water and sewer system revenues. No senior lien debt obligations exist.

SECTION IV. The City Administrator is hereby designated as the authorized representative to provide the assurances and commitments required by the loan application.

SECTIOIN V. The Mayor is hereby designated as the authorized representative to execute the loan agreement which will become a binding obligation in accordance with its terms when signed by both parties. The Mayor is authorized to represent the City in carrying out the City's responsibilities under the loan agreement. The Mayor is authorized to delegate responsibility to appropriate City staff to carry out technical, financial, and administrative activities associated with the loan agreement.

SECTION VI. The legal authority for borrowing moneys to construct this Project is Section 166.111, Florida Statutes.

SECTION VII. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed to the extent of the conflict.

SECTION VIII. If any section or portion of a section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other section or part of this Resolution.

SECTION IX. This Resolution shall become effective immediately upon its passage and adoption.

PASSED AND DULY ADOPTED BY THE CITY COUNCIL FOR THE CITY OF BRADENTON, FLORIDA, WITH A QUORUM PRESENT AND VOTING ON THIS 10TH DAY OF DECEMBER 2025.

ATTEST:

_____	_____
Tamara Melton	Gene Brown
CITY CLERK	MAYOR

APPROVED AS TO FORM:

_____
Scott Rudacille
CITY ATTORNEY

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION

STATE REVOLVING FUND LOAN PROGRAM for Point Source Water Pollution Control

LOAN APPLICATION

Florida Department of Environmental Protection
State Revolving Fund Program
Marjory Stoneman Douglas Building
3900 Commonwealth Blvd., MS 3505
Tallahassee, FL 32399-3000

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LOAN APPLICATION

(1) SUBMITTAL. Submit the application and attachments to the Department of Environmental Protection, MS 3505, State Revolving Fund Program, 3900 Commonwealth Blvd., Tallahassee, Florida 32399-3000. The application (and backup) may be submitted electronically to the Department's Project Manager.

(2) COMPLETING THE APPLICATION.

(a) This application consists of five parts: (I) ADMINISTRATIVE INFORMATION; (II) PROJECT INFORMATION; (III) FINANCIAL INFORMATION; (IV) AUTHORIZATION AND ASSURANCES; and (V) SUPPLEMENTARY INFORMATION.

(b) All information provided on this application must be printed. Monetary amounts may be rounded.

(c) Forms and attachments to be submitted are denoted with italic print.

(3) ASSISTANCE. Completing this application may require information that can be obtained from Clean Water State Revolving Fund Program staff. Please email SRF_Reporting@dep.state.fl.us for assistance in completing this application.

PART I - ADMINISTRATIVE INFORMATION

(1) PROJECT SPONSOR City of Bradenton

Federal Employer Identification Number P3FLJ98L86V8

DUNS Number

(2) AUTHORIZED REPRESENTATIVE (person authorized to sign or attest loan documents).

Name Rob Perry Title City Administrator

Telephone (941)932-9442 FAX Email rob.perry@bradentonfl.gov

Mailing Address 101 Old Main Street, Bradenton, FL. 34205

(3) PRIMARY CONTACT (person to answer questions regarding this application).

Name Morgan French Title South Region Fiscal Solutions Leader

Telephone (850)703-3000 FAX Email MFrench@woodardcurran.com

Employer Woodard & Curran

Mailing Address 1496 Highway 90, Chipley, FL 32428

(4) ADDITIONAL CONTACTS. If more than one additional person is to receive copies of Department correspondence, attach the information (*Attachment #* 1).

Name Jeremy Giddens Title Grants Program Specialist

Telephone (941)932-9350 FAX Email jeremy.giddens@bradentonpd.com

Employer City of Bradenton

Mailing Address 100 10th Street West Bradenton, FL 34205

(5) PROJECT NUMBER (listed on the Department's priority list). 4103C

(6) INTERIM FINANCING. A local government project sponsor that has interim financing may be subject to certain conditions regarding such financing.

Is the project currently being funded with interim financing? ☐ Yes ☒ No

PART II – PROJECT INFORMATION

If you are applying for a planning, design, or SSES loan for a project that will involve construction, complete only Subpart A below. If you are applying for a loan to construct a project that is already planned and designed, complete only Subpart B below.

A. PLANNING, DESIGN OR SSES PROJECT

Information should be provided for each separate facility to be planned and designed as appropriate. For design/build projects (not eligible for design loans) or those where multiple facilities, segments, or phases are involved, please attach information for activities, schedule, and cost for each. (*Attachment #*N/A)

(1) ACTIVITIES. Attach a brief description of the scope of planning and design activities to be financed by this loan. Include a list of any specialized studies to be performed. (*Attachment #*1) Are these activities the same as those scheduled on the *Request for Inclusion Form*? ☒ Yes ☐ No. If "No", please explain. (*Attachment #*N/A)

(2) SCHEDULE.

(a) Provide proposed completion dates for the items. (Please call Department staff to discuss time frames needed to complete required tasks.)

Planning documentation	January 2027
Engineering work	May 2028
Certification of site availability	July 2030
Permit	July 2030

(b) Do you anticipate that an interlocal agreement with another party will be necessary to implement the project? If "Yes", please explain. (*Attachment #*N/A) ☐ Yes ☒ No

(c) Is this a design/build project? ☐ Yes ☒ No

(3) COST. Is the cost information submitted for the planning, design or SSES loan priority list current? If "No", please explain and submit revised cost information using the appropriate page of the *Request for Inclusion Form*. (Attachment #N/A) Note that the disbursable amount will be limited to the priority list amount. ■ Yes ☐ No

PRECONSTRUCTION LOAN APPLICANTS PROCEED TO PART III.

B. CONSTRUCTION OR I/I REHABILITATION PROJECT

(1) ACTIVITIES.

(a) Attach a brief description of construction or I/I rehabilitation activities to be financed by this loan. Include a list of the contracts (by title) corresponding to the plans and specifications accepted by the Department (*Attachment #*_____).

Are these contracts the same as those scheduled on the *Request for Inclusion Form*? ☐ Yes ☐ No

If "No", please explain. (*Attachment #*_____)

(b) Have any of the contracts been bid? ☐ Yes ☐ No

If "Yes", indicate which contracts have been bid. (*Attachment #*_____)

(c) Was planning, design, or SSES for this project financed in another SRF loan? ☐ Yes ☐ No

If "Yes", give the SRF loan number. _____

(d) Does this project involve an interlocal agreement with other local governments or other entities? ☐ Yes ☐ No

If "Yes", attach a copy of the interlocal agreement. (*Attachment #*_____)

Is the interlocal agreement fully executed and enforceable? ☐ Yes ☐ No

If "No", please explain (*Attachment #*_____).

(2) SCHEDULE. (month and year)

(a) Anticipated notice to proceed for first construction contract. _____

(b) Anticipated completion of all construction contracts. _____

(3) COST. Is the cost information submitted for the priority list current? ☐ Yes ☐ No

If "No", please explain and submit revised cost information using the appropriate page of the *Request for Inclusion Form*. (*Attachment #*_____) Note that the disbursable amount will be limited to the priority list amount.

PART III - FINANCIAL INFORMATION

Estimates of the capitalized interest, project useful life for financial hardship loans, financing rate, pledged revenue coverage, limitations on annual loan amounts for large projects, applicability and amount of repayment reserves, amount of the loan service fee and any other information may be obtained by contacting staff in the State Revolving Fund Management Section.

(1) PRINCIPAL. The requested amount of the loan which does not include capitalized interest is $19,166,503

Note that the disbursable amount will be limited to the priority list amount and must be consistent with the project information provided under **PART II** of this application. Also note that the capitalized interest is an inexact estimate, and it is subject to adjustment by the Department to reflect actual disbursement timing. The principal amount of the loan does not include the loan service fee.

(2) TERMS AND REPAYMENT.

(a) Loans to local government project sponsors are amortized over the lesser of useful life of the project or 20 years unless the project is to serve a small community qualifying as having a financial hardship. Loans to financial hardship communities may be amortized over the lesser of useful life of the project or 30 years. Loans to non-governmental project sponsors are amortized over the lesser of the useful of the project or 20 years. Finance charges and principal are paid semiannually.

What is the useful life of the project? 20 (years)

Over how many years would you like to amortize the loan? 20 (years)

(b) List all revenues that are to be pledged for repayment of this loan. Water and Sewer Fund.

(c) Pledged revenue receipts or collections by the project sponsor must exceed the amount of the repayments due to the Department unless there are other collateral provisions. The excess revenue, or coverage, generally is 15% of each repayment.

What coverage is proposed for the loan? 15 % (coverage percentage)

(d) Is any other financial assistance being applied to this project? ☐ Yes ☒ No

If "Yes", please list. (*Attachment #*N/A)

(3) ANNUAL FUNDING LIMIT. Large project funding (generally, loans in excess of $10 million) may be provided in increments pursuant to the initial loan agreement and subsequent amendments. Each increment shall have a separate financing rate as established in the agreement or amendment providing that increment.

(4) INFORMATION ON LIENS.

(a) Describe, if applicable, all debt obligations having a prior or parity lien on the revenues pledged to repay this loan. (*Attachment #*2) For example: City Name, Florida, Water and Sewer System Revenue Bonds, Series 1996, issued in the amount of $10,000,000, pursuant to Ordinance No. 93-104, as amended and supplemented by Ordinance No. 96-156.

(b) Using the Part V, *Schedule of Prior and Parity Liens*, provide debt service information, if applicable, on each prior and parity obligation.

(c) For the listed obligations, provide a copy of the ordinance(s), resolution(s), official statement(s), or pages thereof, setting forth the definitions, use of proceeds, debt service schedule, pledged revenues, rate covenants, provisions for issuing additional debt, provisions for bond insurance, and debt rating. (*Attachment* #3).

(d) Describe any other notes and loans payable from the revenues pledged to repay this loan. (*Attachment* #N/A).

(5) ACTUAL AND PROJECTED REVENUES.

(a) Complete the Part V, *Schedule of Actual Revenues and Debt Coverage* for the past two fiscal years.

(b) Complete the Part V, *Schedule of Projected Revenues and Debt Coverage*, demonstrating the availability of pledged revenues for loan repayment.

(6) AVAILABILITY OF PLEDGED REVENUES. All sources must be supported by a written legal opinion. (*Attachment* #4) The opinion must address the following:

(a) Availability of the revenues to repay the loan.

(b) Right to increase rates at which revenues shall be collected to repay the loan.

(c) Subordination of the pledge if pledged revenues are subject to a prior or parity lien.

(7) LOAN SERVICE FEE. A loan service fee is assessed on each loan. The fee is not part of the loan. The fee along with interest thereon will be deducted from the first available repayments after the final amendment to the loan agreement.

PART IV – AUTHORIZATION AND ASSURANCES

(1) AUTHORIZATION. Provide an authorizing resolution of the Applicant's governing body or other evidence of authorization (*Attachment* #5) for the following:

(a) Pledging revenues to repay the loan.

(b) Designation of the Authorized Representative(s) to file this application, provide assurances, execute the loan agreement, and represent the Applicant in carrying out responsibilities (including that of requesting loan disbursements) under the loan agreement.

(2) ASSURANCES. The Applicant agrees to comply with the laws, rules, regulations, policies and conditions relating to the loan for this project. Applicants should seek further information from the Clean Water State Revolving Fund Program staff as to the applicability of the requirements if the necessity for the assurances is of concern. Specifically, the Applicant certifies that it has complied, as appropriate, and will comply with the following requirements, as appropriate, in undertaking the Project:

(a) Assurances for capitalization grant projects.

1. Complete all facilities for which funding has been provided.

2. The Archaeological and Historic Preservation Act of 1974, PL 93-291, and the National Historic Preservation Act of 1966, PL 89-665, as amended, regarding identification and protection of historic properties.

3. The Clean Air Act, 42 U.S.C. 7506(c), which requires conformance with State Air Quality Implementation Plans.

4. The Coastal Zone Management Act of 1972, PL 92-583, as amended, which requires assurance of project consistency with the approved State management program developed under this Act.

5. The Endangered Species Act, 16 U.S.C. 1531, et seq., which requires that projects avoid disrupting threatened or endangered species and their habitats.

6. Executive Order 11593, Protection and Enhancement of the Cultural Environment, regarding preservation, restoration and maintenance of the historic and cultural environment.

7. Executive Order 11988, Floodplain Management, related to avoiding, to the extent possible, adverse impacts associated with floodplain occupancy, modification and development whenever there is a practicable alternative.

8. Executive Order 11990, Protection of Wetlands, related to avoiding, to the extent possible, adverse impacts associated with the destruction or modification of wetlands and avoiding support of construction in wetlands.

9. The Fish and Wildlife Coordination Act, PL 85-624, as amended, which requires that actions to control natural streams or other water bodies be undertaken to protect fish and wildlife resources and their habitats.

10. The Safe Drinking Water Act, Section 1424(e), PL 93-523, as amended, regarding protection of underground sources of drinking water.

11. The Wild and Scenic Rivers Act, PL 90-542, as amended, related to protecting components or potential components of the national wild and scenic rivers system.

12. The federal statutes relating to nondiscrimination, including: The Civil rights Act of 1964, PL 88-352, which prohibits discrimination on the basis of race, color or national origin; the Age Discrimination Act, PL 94-135, which prohibits discrimination on the basis of age; Section 13 of the Federal Water Pollution Control Act, PL 92-500, which prohibits sex discrimination; the Rehabilitation Act of 1973, PL 93-112, as amended, which prohibits discrimination on the basis of handicaps.

13. Executive Order 11246, Equal Employment Opportunity, which provides for equal opportunity for all qualified persons.

14. Executive Orders 11625 and 12138, Women's and Minority Business Enterprise, which require that small, minority, and women's business and labor surplus areas are used when possible as sources of supplies, equipment, construction and services.

15. The Coastal Barrier Resources Act, 16 U.S.C. 3501 et seq., regarding protection and conservation of the coastal barrier resources.

16. The Farmland Protection Policy Act, 7 U.S.C. 4201 et seq., regarding protection of agricultural lands from irreversible loss.

17. The Uniform Relocation and Real Property Acquisition Policies Act of 1970, PL 91-646, which provides for fair and equitable treatment of persons displaced or whose property is acquired as a result of federal or federally assisted programs.

18. The Demonstration Cities and Metropolitan Development Act of 1966, PL 89-754, as amended, which requires that projects be carried out in accordance with area wide planning activities.

19. Section 306 of the Clean Air Act, Section 508 of the Clean Water Act and Executive Order 11738, which prohibit manufacturers, firms, or other enterprises on the EPA's list of Violating Facilities from participating in the Project.

20. Executive Order 12549, Debarment and Suspension, which prohibits any award to a party which is debarred or suspended or is otherwise excluded from, or ineligible for, participation in federal assistance programs.

21. Minority and Women’s Business Enterprise participation in project work using numerical goals, established by the U.S. Environmental Protection Agency, and to be set forth in the specifications for construction and materials contracts.

(b) Assurances for other projects.

1. Chapter 161, Part I, F.S., "Beach and Shore Preservation Act" and Part III, “Coastal Zone Protection Act of 1985” which regulate coastal zone construction and all activities likely to affect the condition of the beaches or shore.

2. Chapter 163, Part II, F.S., the “Local Government Comprehensive Planning and Land Development Regulation Act” which requires units of local government to establish and implement comprehensive planning programs to control future development.

3. Chapter 186, F.S., State and Regional Planning, which requires conformance of projects with Regional Plans and the State Comprehensive Plan.

4. Chapter 253, F.S., "Emergency Archaeological Property Acquisition Act of 1988" which requires protection of archaeological properties of major statewide significance discovered during construction activities.

5. Chapter 258, Part III, F.S., which requires protection of components or potential components of the national wild and scenic rivers system.

6. Chapter 267, F.S., the “Florida Historical Resources Act” which requires identification, protection, and preservation of historic properties, archaeological and anthropological sites.

7. Chapter 287, Part I, F.S., which prohibits parties convicted of public entity crimes or discrimination from participating in State-assisted projects and which requires consideration of the utilization of Minority Business Enterprises in State-assisted projects.

8. Chapter 372, F.S., the Florida Endangered and Threatened Species Act which prohibits the killing or wounding of an endangered, threatened, or special concern species or intentionally destroying their eggs or nest.

9. Chapter 373, Part IV, F.S., Florida Water Resources Act of 1972, which requires that activities on surface waters or wetlands avoid adversely affecting: public health, safety, welfare, or property; conservation of fish and wildlife, including endangered or threatened species or their habitats; navigation or the flow of water; the fishing or recreational values or marine productivity; and significant historical and archaeological resources.

10. Chapter 380, Part I, F.S., Florida Environmental Land and Water Management Act of 1972 as it pertains to regulation of developments and implementation of land and water management policies.

11. Chapter 381, F.S., Public Health, as it pertains to regulation of onsite wastewater systems.

12. Chapter 403, Part I, F.S., Florida Air and Water Pollution Control which requires protection of all waters of the state.

13. Chapter 582, F.S., Soil and Water Conservation Act which requires conformance with Water Management District's regulations governing the use of land and water resources.

14. Governor's Executive Order 95-359, which requires State Clearinghouse review of project planning documentation and intergovernmental coordination.

(c) Assurances for all projects. The loan recipient certifies that it is not listed on the governmentwide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), "Debarment and Suspension."

I, the undersigned Authorized Representative of the Applicant, hereby certify that all information contained herein and in the attached is true, correct, and complete to the best of my knowledge and belief. I further certify that I have been duly authorized to file the application and to provide these assurances.

Signed this _____ Day of _____ , 20 _____

Authorized Representative _____ Rob Perry, City Administrator

(signature) *(name typed or printed)*

Attachments

AGENDA ITEM NO. 9.a

Item Cover Page

CITY COUNCIL MEETING AGENDA ITEM REPORT

DATE: December 10, 2025

SUBMITTED BY: Rob Perry, City Administration

ITEM TYPE: Miscellaneous

AGENDA SECTION: UNFINISHED BUSINESS

SUBJECT: Ironwood Water Main Assessment - **TIME CERTAIN AT 11:00 AM**

SUGGESTED ACTION: TBD

Is this item Quasi-Judicial?
No

Does this item require a public hearing?
No

EXPLANATION:
Ironwood has requested the City to take over ownership of their water distribution system. To do that, the system needs to be upgraded to the City's technical standards. In order to cover the cost of the upgrades, a special assessment will be administered. Staff is requesting Council to approve either a 20-year assessment or a 15-year assessment.

To ensure each property owner within the ICA community fully understood the historical background and status of their current privately owned and aged drinking (potable) water system, the complexity of the water main replacement project, their financial responsibility and obligation for the project, and to understand the ICA Board of Directors asked the City of Bradenton to design and construct a new drinking (potable) water system, as well as, provide operations and maintenance thereafter, the City asked the Master HOA to provide each resident an informational letter detailing the above information. ~~Additionally,~~ The City asked for confirmation that each resident received a copy of the informational letter, via certified mail. The confirmation was verified through a signed and notarized affidavit by each association President and submitted to the ICA Master Association. Lastly, the informational letter was posted at every building that is part of the ICA community. Additionally, the ICA Board of Directors held a

community meeting on October 14th, 2025 to discuss the details of and answer any questions regarding the water system replacement project. The meeting was advertised to each property owner and notice placed at each ICA property. Lastly, the meeting was attended by approximately 45-50 property owners and 15-20 individual association Presidents or representatives.

FINANCIAL IMPACT:
$3,500,000 special assessment from the City with a tax assessment guaranteeing either a 20-year or 15-year payback period.

ATTORNEY REVIEW/RECOMMENDATION:
Approval

SUGGESTED MOTION:
TBD

ATTACHMENTS:
Example Debt Service and Assessments

Ironwood Assessment Area
Example Amortization Schedules and Assessments[1]
August 29, 2025

First Revenue Collection Date	11/1/2026
Closing Date	2/1/2026
First Principal Payment	2/1/2027

20 Year Assessments

Interest Rate	6.50%
Number of Years	20.0
Project Size	$ 3,500,000
Capitalized Interest	120,930
Estimated Costs of Issuance	100,000
Borrowing Amount	$ 3,720,930
Annual Payment	$ 337,698

15 Year Assessments

Interest Rate	6.25%
Number of Years	15.0
Project Size	$ 3,500,000
Capitalized Interest	116,129
Estimated Costs of Issuance	100,000
Borrowing Amount	$ 3,716,129
Annual Payment	$ 388,897

Annual Revenues and Debt Service

Date	Principal Payment	Interest Payment	Total
2/1/2027	$ 95,838	$ 241,860	$ 337,698
2/1/2028	102,067	235,631	337,698
2/1/2029	108,702	228,997	337,698
2/1/2030	115,767	221,931	337,698
2/1/2031	123,292	214,406	337,698
2/1/2032	131,306	206,392	337,698
2/1/2033	139,841	197,857	337,698
2/1/2034	148,931	188,768	337,698
2/1/2035	158,611	179,087	337,698
2/1/2036	168,921	168,777	337,698
2/1/2037	179,901	157,798	337,698
2/1/2038	191,594	146,104	337,698
2/1/2039	204,048	133,650	337,698
2/1/2040	217,311	120,387	337,698
2/1/2041	231,436	106,262	337,698
2/1/2042	246,479	91,219	337,698
2/1/2043	262,501	75,198	337,698
2/1/2044	279,563	58,135	337,698
2/1/2045	297,735	39,963	337,698
2/1/2046	317,088	20,611	337,698
	$ 3,720,930	$ 3,033,034	$ 6,753,964

Annual Revenues and Debt Service

Date	Principal Payment	Interest Payment	Total
2/1/2027	$ 156,639	$ 232,258	$ 388,897
2/1/2028	166,429	222,468	388,897
2/1/2029	176,831	212,066	388,897
2/1/2030	187,883	201,014	388,897
2/1/2031	199,626	189,272	388,897
2/1/2032	212,102	176,795	388,897
2/1/2033	225,359	163,539	388,897
2/1/2034	239,444	149,454	388,897
2/1/2035	254,409	134,488	388,897
2/1/2036	270,310	118,588	388,897
2/1/2037	287,204	101,694	388,897
2/1/2038	305,154	83,743	388,897
2/1/2039	324,226	64,671	388,897
2/1/2040	344,490	44,407	388,897
2/1/2041	366,021	22,876	388,897
	$ 3,716,129	$ 2,117,333	$ 5,833,462

Number of Units	647	647
Number of ERUs[2]	0	0
Total Units	647	647

Example Principal per Unit Including Estimated Financing Costs	**$ 5,751.05**	**$ 5,743.63**
Example Annual Assessment Per Unit (net)	$ 521.94	$ 601.08
Example Annual Assessment Per Unit (gross)[3]	**$ 561.23**	**$ 646.32**

(1) All amounts preliminary and for illustrative purposes only. Actual amounts will depend on market conditions at time of pricing, security pledged for the loan, construction cost, and actual gross up amount for fees and early payment discount.

(2) ERU = equivalent residential unit for shared common area space benefitting from improvement (assumes 1,000 sqft = 1 ERU).

(3) Gross assessments represent the assessment placed on the County tax roll each year, if the District elects to use the Uniform Method of collecting non-ad valorem assessments authorized by Chapter 197 of the Florida Statutes. Gross assessments include a 7.0% gross-up to account for the fees of the County Property Appraiser and Tax Collector and the statutory early payment discount.