

**May 7, 2019  
Regular Meeting  
12:00 Noon  
2775 Garrison Avenue  
Port St. Joe, Florida**



## City of Port St. Joe

Bo Patterson, Mayor-Commissioner  
Eric Langston, Commissioner, Group I  
David Ashbrook, Commissioner, Group II  
Brett Lowry, Commissioner, Group III  
Scott Hoffman, Commissioner, Group IV

[All persons are invited to attend these meetings. Any person who decides to appeal any decision made by the Commission with respect to any matter considered at said meeting 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. The Board of City Commission of the City of Port St. Joe, Florida will not provide a verbatim record of this meeting.]

# BOARD OF CITY COMMISSION

## Regular Public Meeting

**\*\*Langston Drive Sidewalk Dedication 10:00 A.M.\*\***

**12:00 Noon**

**2775 Garrison Avenue**

**Tuesday May 7, 2019**

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### **Call to Order**

### **Consent Agenda**

#### **Minutes**

- Regular Meeting 4/16/19
- Workshop Meeting 4/22/19

**Pages 1-3**

**Pages 4-5**

#### **Bldg. Department**

- Update

#### **PSJRA- Update**

#### **City Attorney**

- Ord. 554 CIP Plan
  - 2<sup>nd</sup> Reading & Consideration of Adoption
- Boat Dockage Agreement- Update

**Pages 6-14**

### **Old Business**

- ESAD Sewer- Mayor Patterson
  - Wholesale Sewer Rate Study Proposal
- Storm Coordinator- Mark Smith
- Hurricane Michael
  - Residential Roadside Pick-up Deadline 5/1/19

**Pages 15-19**

### **New Business**

- Sidewalks on Garrison Ave. – Mayor Patterson
- Workforce Lease Agreements
- Surplus & Sale of Fire Truck to County

**Pages 20-25**

**Page 26**

#### **Surface Water Plant**

- Allen Bradley System Upgrade
- Surplus and Request to Except Sealed Bid- Highland View Booster Station
- Roof- Request to Bid

**Pages 27-38**

**Pages 39-46**

#### **Waste Water Plant**

- Headworks Pumps- Request to Purchase on State Contract

**Pages 47-49**

#### **Finance Director**

- Update

**City Engineer**

- **Frank Pate Park Task Order- Update**
- **Trail Lighting/Upgrades Grant- Update**
- **Baltzell Ave. Paving- Update**

**Code Enforcement**

- **Update**

**Page 50**

**Police Department**

- **Update**

**City Clerk**

- **City Election- Update**

**Citizens to be Heard**

**Discussion Items by Commissioners**

**Motion to Adjourn**

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF CITY  
COMMISSIONERS FOR THE CITY OF PORT ST. JOE, FLORIDA, HELD AT  
2775 GARRISON AVENUE, April 16, 2019, at Noon.**

The following were present: Mayor Patterson, Commissioners Ashbrook, Hoffman, Langston and Lowry. City Manager Jim Anderson and City Clerk Charlotte Pierce were also present. City Attorney Adam Albritton joined the meeting at 12:07.

**CONSENT AGENDA**

**Minutes**

A Motion was made by Commissioner Ashbrook, second by Commissioner Lowry, to approve the Minutes of the Regular Meeting of April 2, 2019. All in favor; Motion carried 5-0.

**Building Department Update – Kelly Simpson** updated the Commission on the number of permits that have been issued by the Building Department since Hurricane Michael: Demolition Permits 50; Residential Reroof 275; Commercial Reroof 45; Residential Remodel 205; Commercial Remodel 13; Temporary Power Poles 37; Electric Service Repair 84; Accessory Structures 13; New Single Family Structures 5; Temporary Structure Permits 26, and Increased Cost of Compliance Letters 17.

**Port St. Joe Redevelopment Agency –** Commissioner Ashbrook shared the PSJRA is reviewing how to spend the remaining TIF Funds per statute.

12: 05 Patterson recessed the meeting for 5 minutes to allow time for Attorney Albritton to join the meeting.

12:07 Attorney Albritton joined the meeting.

Mayor Patterson reconvened the meeting.

**City Attorney –**

*Golf Cart Ordinance 550 – First Reading and Request to Advertise:*

A Motion was made by Commissioner Ashbrook, second by Commissioner Langston, to have the First Reading and Advertise Ordinance 550 with all references to insurance removed. All in favor; Motion carried 5-0.

Attorney Albritton read Ordinance 550 by title only.

*Boat Dockage Agreement update -*

City Staff continues to work with the St. Joe Company on this. Major concerns are water, sewer, power, ingress, and egress. This item is to be on the next Agenda.

Danny Tankersley thanked the Commission for their efforts on behalf of the boat captains. He noted the many benefits of having docking space for the captains and the revenue that charter boats bring to the City.

**CITY MANAGER'S REPORT – Jim Anderson**

**Old Business**

*Storm Coordinator Presentation – Mark Smith, SBP*

Commissioner Ashbrook shared the benefits of the programs and having a City Storm Coordinator.

Commissioners Hoffman, Lowry, and Langston expressed their concerns about the position. After discussion, it was determined that until another municipality is own board the City was not in favor of moving forward. Mr. Smith has not talked with the county, the City of Wewahitchka, or had a return call from the City of Mexico Beach.

Commissioner Hoffman noted that there has been a hiring freeze and until these positions are filled, he does not favor spending \$32,221 in BP Funds for the project.

Commissioner Lowry shared that a PA is being provided and this could be a duplication of services.

Commissioner Langston would like additional time to review the program and feels other issues need to be resolved first.

*Hurricane Michael*

*Public Assistance Consultant*

A Motion was made by Commissioner Hoffman, second by Commissioner Ashbrook, to contract with CDR on an as needed basis for their work. All in favor; Motion carried 5-0.

*Residential Roadside Pick-up Deadline May 1, 2019 –*

Mr. Anderson shared the change of date in the Residential Roadside pickup and encouraged residents to have everything to the roadside by May 1, 2019.

Commissioner Lowry expressed his appreciation to the Public Works Department for all of their work in cleaning up the City.

A Motion was made by Commissioner Ashbrook, second by Commissioner Langston, to provide a Letter of Support to the County for a Special Category Historic Preservation Grant for the Washington Gym. All in favor; Motion carried 5-0.

#### **New Business**

*Planning Board Membership –*

A Motion was made by Commissioner Lowry, second by Commissioner Hoffman, to leave the PDRB Membership at 7. All in favor; Motion carried 5-0. Board members David Alvarez and James Sickels recently resigned reducing the membership from 9 to 7.

*RFP 2019-03, Buck Griffin Lake Walking Bridges –*

A Motion was made by Commissioner Lowry, second by Commissioner Ashbrook, to Table RFP 2019-03. All in favor; Motion carried 5-0. One bid, in the amount of \$247,595 was received from North Florida Construction.

**Public Works – John Grantland** did not have anything to update the Commission on.

**Surface Water Plant – Larry McClamma** did not have anything to discuss with the Commission.

**Wastewater Plant – Kevin Pettis** did not have any updates for the Commission.

**Finance Director – Mike Lacour** shared he will be meeting with the flooring company, Sport Court, on the Washington Gym floor. FEMA is ready to close on the Maddox property and he asked the Commission to be thinking about what they would like to do on the property.

**City Engineer – Clay Smallwood, III**

*Frank Pate Park Task Order Update* – There was no update on this project.

*Trail Lighting / Upgrades Grant Update* – There was nothing to update on this project.

*Eighth Street Paving* – Striping remains to be done on Eighth Street and Williams Avenue.

A Motion was made by Commissioner Ashbrook, second by Commissioner Hoffman, to use the remaining funds, approximately \$54,000 from the Eighth Street Project, to pave Baltzell Avenue near the Tennis Court;

a patch on Garrison Avenue near Tenth Street, and a patch at Twentieth Street and Palm Boulevard. All in favor; Motion carried 5-0.

**Code Enforcement** no action was required.

**Police Department – Chief Matt Herring** did not have anything on the Agenda for the Commission.

**City Clerk - Charlotte Pierce**

*Langston Drive Sidewalks Dedication May 7, 2019 10:00 A.M.*

Consensus of the Commission was this is a good date and time for the dedication and to proceed with the plans for it.

**Citizens to be Heard –**

*Bonnie Bell* advised the Commission of a road patch that is needed on Garrison Avenue and an area of Long Avenue that needs striping.

*Patricia Hardman and Cassie Studstill* requested a Letter of Support for an R/UDAT (Regional / Urban Design Assistance Team) Application with the American Institute of Architects for the Citizens of Gulf County Recovery Team. A Motion was made by Commissioner Hoffman, second by Commissioner Lowry, to provide the letter. All in favor; Motion carried 5-0.

*Kim Miller*, representing the Port St. Joe Community Garden, requested funding from the City of Port St. Joe for supplies and insurance on behalf of their committee. A Motion was made by Commissioner Langston, second by Commissioner Hoffman, to provide \$2,177 for startup expenses and provide \$824.04 for insurance. All in favor; Motion carried 5-0.

Christy McElroy expressed her concerns about people living in vehicles, the upcoming hurricane season, legitimate business people working in the area, and encouraged lenders to do the right thing.

**Discussion Items by Commissioners**

*Commissioner Langston* asked that the wood that will be salvaged from the Buck Griffin Lake Project be kept as the Port St. Joe Community Garden Committee would like to have it for their project.

*Neither Commissioners Ashbrook, Lowry, nor Hoffman* had anything to discuss,

*Mayor Patterson* requested that a Workshop be held Monday, April 22, 2019, at Noon on the ESAD (Gulfair) Sewer.

Commissioner Hoffman stated he still wanted an updated evaluation of the property, a structure condition update, upkeep and maintenance costs, and the inspection reports by FL DEP for the last five years.

Commissioner Lowry shared that he thought the City would be taking the sewage but not ownership of the plant or underground pipes.

A Motion was made by Commissioner Ashbrook, second by Commissioner Lowry, to adjourn the meeting at 1:27 P.M.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2019.

\_\_\_\_\_  
James "Bo" Patterson, Mayor

\_\_\_\_\_  
Date

\_\_\_\_\_  
Charlotte M. Pierce, City Clerk

\_\_\_\_\_  
Date

# **MINUTES OF THE ESAD (GULFAIRE) SEWER SYSTEM WORKSHOP FOR THE BOARD OF CITY COMMISSIONERS FOR THE CITY OF PORT ST. JOE FLORIDA HELD AT 2775 GARRISON AVENUE, April 22, 2019, 12 NOON**

The following were present: Mayor Patterson, Commissioners Ashbrook, Hoffman, Langston, and Lowry. City Manager Jim Anderson, City Clerk Charlotte Pierce, Chief of Police Matt Herring, Public Works Director John Grantland, Wastewater Treatment Plant Supervisor Kevin Pettis, and Finance Director Mike Lacour were also present. City Attorney Adam Albritton participated by telephone.

## **Agenda**

### **ESAD (Gulfaire) Sewer**

Frank Seifert, Patrick Ferrell, and their attorney, Gene Adams of the Pennington Law Firm, represented ESAD Sewer.

A handout, ESAD Enterprises, Inc. Evaluation of Beaches Sewer System, was provided.

Mr. Adams reviewed the handout with the Commission.

Mr. Seifert gave a brief history of the sewer system and answered questions from the Commissioners. After discussion, a proposal with two options was handed out to the Commissioners.

#### *Option One: The City handles the ESAD Waste*

ESAD keeps their customers, lines, and lift stations. Gulf County pays to connect ESAD to the City's lines. ESAD will be willing to do this with the following terms:

ESAD will pay the City \$5.28 per thousand gallons of actual effluent handled, no base charge.

ESAD will bill their customers themselves, rate to be determined by the Florida Public Services Commission.

The City will provide for ESAD monthly for prior month by the tenth of month, report detailing the water usage for their customers. This will be at no cost to ESAD.

The rate can be increased only by the amount that the City charges other customers if the rate goes up 25 cents a thousand gallons their rate can be increased the same amount.

This must be approved by the Florida Public Services Commission.

ESAD's service area will remain the same.

#### *Option two: The City purchase from ESAD their customers, lines and lift stations.*

This option enables the City to take ESAD out of the waste water treatment business entirely. The terms for this is based on an independent appraisal performed for the Florida Rural Water Association by an independent engineer.

The purchase price will be \$1,539,000, discounted by ESAD of \$289,000. Paid as follows:

Purchase price	\$1,539,000
Discount	289,000
County pays down payment	400,000
Remainder	850,000

Consensus of the Commissioners was that they were more interested in Option One.

Commissioner Hoffman requested a 3 month time frame to review the information provided, do research on the issue, and provide a counter offer to the proposal. Mr. Seifert agreed to give the Commission the requested time to review the proposal.

Mayor Patterson and the Commissioners expressed their appreciation to Mr. Seifert for the presentation.

Mayor Patterson requested that the ESAD Project be kept on the Agenda for future meetings.

**Citizens to be Heard –**

*Karen Mason*, a resident of Gulfaire, expressed her concerns about the ESAD Sewer System and issues that she is having with her property.

*Robert Branch* shared his concerns about purchasing the system and encouraged the Commissioners to evaluate the system before making a decision.

**Discussion Items by Commissioners –**

*Commissioner Langston* stated that he favors Option One, but needs more time to research the issue.

*Commissioner Ashbrook* stated that Option Two is out of question. He also shared that a construction container has damaged the asphalt, curbs, and a light pole on Reid Avenue.

*Commissioner Lowry* stated he favors Option One and wants to make sure there are teeth in the agreement protecting the City and customers.

He also asked that the used Fire Truck be placed on the Agenda as a possibility for the Wetappo Fire Department.

*Commissioner Hoffman* thanked the owners of ESAD for their presentation and agreeing to the three months window to review the information provided; to the residents that attended today's meeting, and stated that he does not like to see politics mixed with decisions.

*Mayor Patterson* stated he feels this might be a good deal for the City and that it needs to make money for the City.

**Motion to Adjourn -**

A Motion was made by Commissioner Ashbrook, second by Commission Lowry, to adjourn the meeting at 1:03 P.M.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2019.

\_\_\_\_\_  
James "Bo" Patterson, Mayor

\_\_\_\_\_  
Date

\_\_\_\_\_  
Charlotte M. Pierce, City Clerk

\_\_\_\_\_  
Date



ORDINANCE NO. 554

AN ORDINANCE OF THE CITY OF PORT ST. JOE, FLORIDA, AMENDING THE CAPITAL IMPROVEMENTS ELEMENT OF THE COMPREHENSIVE PLAN; AMENDING THE FIVE YEAR CAPITAL IMPROVEMENT PLAN; ADOPTING THE UPDATED SCHOOL DISTRICT FIVE YEAR WORK PLAN; PROVIDING FOR REPEAL OF ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH, PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE.

BE IT ENACTED by the people of Port St. Joe, Florida.

1. The five year Capital Improvement Plan shown in Exhibit "A" is hereby amended as set forth in Exhibit "B".
2. The School District Five Year Work Plan as shown in Exhibit "C" is hereby amended as set forth in Exhibit "D".
3. All ordinances or parts of ordinances in conflict herewith are hereby repealed.
4. If any section, subsection, sentence, clause or provision of this ordinance is invalid, the remainder shall not be affected by such invalidity.
5. This ordinance shall become effective as provided by law.

DULY PASSED AND ADOPTED by the Board of City Commissioners of Port St. Joe, Florida, this \_\_\_\_ day of \_\_\_\_\_, 2019.

The City of Port St. Joe

\_\_\_\_\_  
James "Bo" Patterson  
Mayor-Commissioner

ATTEST:

\_\_\_\_\_  
Charlotte M. Pierce  
City Clerk

070

EXHIBIT A - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID #	Project Name General Location	Project Description Yes/No Comp Plan Consistency	Required to meet LOS	Funding					Project Funding Source
				FY 2017/2018	FY 2018/2019	FY 2019/2020	FY 2020/2021	FY 2021/2022	
1	Remainder Basin 10 gravity sewer rehabilitation Port St. Joe	Gravity Sewer Rehabilitation Yes, Sewer Pk 6 Objective 2.1	No			\$ 650,000		\$ 650,000	Anticipate CDBG Grant
2	Basin 9 gravity sewer rehabilitation Port St. Joe	Gravity Sewer Rehabilitation Yes, Sewer Pk 6 Objective 2.1	No					\$ 2,000,000	Anticipate CDBG Grant
3	Catch Basin 6 PH II Port St. Joe	No	No					\$ 2,000,000	Anticipate State Revolving Fund
4	1st Street Lift Station Port St. Joe	No	No					\$ 800,000	Anticipate State Revolving Fund
5	Lift Station Improvements Port St. Joe	Rehabilitate 6 existing lift stations throughout the No	No	\$ 60,000				\$ 750,000	City Budget/Grant Opportunities
6	WWTF Power Improvements Port St. Joe	Upgrade power at plant to include Emergency Power capabilities to buildings No	No	\$ 75,000					City Budget/Grant Opportunities
7	Cape Sewer Improvements Port St. Joe	Construct collection system to remove existing septic tanks	No		\$ 75,000			\$ 2,000,000	City Budget/Grant Opportunities/ RESTORE/State Budget
8	WWTF Lagoon Study Port St. Joe	Evaluate modifying the WWTF lagoon	No					\$ 175,000	Grant Opportunities/State Revolving Fund
9	Long Avenue Sewer Rehabilitation Port St. Joe	Gravity Sewer Rehabilitation from First Street to Madison Street	No	\$ 429,600				\$ 500,000	City Budget/Grant Opportunities
10	Beacon Hill Sewer Beacon Hill		No					\$ 4,000,000	City Budget/Grant Opportunities/ RESTORE/State Budget
11	Gulf Aire Sewer Gulf Aire	Purchase Gulf Aire sewer system	No					\$ 900,000	City Budget/Grant Opportunities
12	Jones Homestead Sewer Jones Homestead		No	\$ 250,000					Anticipated Legislative Appropriations
13	Biological Dredging Wastewater Plant	Lagoon Dredging	No		\$ 120,000	\$ 90,000	\$ 90,000	\$ 75,000	City Budget/Grant Opportunities
14	CBS Yeaupon, St Joseph Dr	Yeaupon & St Joseph Dr Lines	No					\$ 500,000	City Budget/Grant Opportunities
Sewer Total				\$ 814,600	\$ 195,000	\$ 740,000	\$ 90,000	\$ 14,350,000	
Water									
Water Distribution System Phase III									
1	Port St. Joe	Replace aging water pipes throughout city	Yes				\$ 1,000,000		CDBG Grant/City Budget/NWFWMD Grant
2	St. Joe Beach Distribution Improvements Beaches	Replace fire hydrants and various valves throughout St. Joe Beach and Beacon Hill No	Yes					\$ 600,000	City Budget/Grant Opportunities
3	White City Booster Plant Improvements White City	Upgrade the fill line, Ground Storage Tank, and distribution lines, Generator No	No		\$ 15,000			\$ 1,000,000	City Budget/Grant Opportunities
4	Old St Joe Beach Water Line		No		\$ 60,000				City Budget/Grant Opportunities
5	Old School Location	No	No		\$ 60,000				City Budget/Grant Opportunities

EXHIBIT 'B' - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID #	Project Name General Location	Project Description Yes/No Comp Plan Concurrency	Required to meet LOS	FY 2017/2018 Funding	FY 2018/2019 Funding	FY 2019/2020 Funding	FY 2020/2021 Funding	FY 2021/2022 Funding	Project Funding Source
6	Well Abandonment Old Primary Site	Abandon production well at old primary site No	No	\$ 30,000					City Budget/Grant Opportunities
7	Well Abandonment SWTP	Abandon #4 production well No	No				\$ 50,000		City Budget/Grant Opportunities
8	Shark Tank Port St. Joe	Mixer System	No			\$ 35,000			City Budget/Grant Opportunities
9	SWTP Improvements Port St. Joe	Rehabilitate membrane modules No	No	\$ 100,000	\$ 100,000	\$ 100,000			City Budget/Grant Opportunities
10	Transmission Main Port St. Joe	Mail Line replacement from Plant to Madison No	No					\$ 1,000,000	City Budget/Grant Opportunities
9	St. Joe Beach Tank Beaches	Replace Tank Lid No	No	\$50,000					City Budget/Grant Opportunities
10	SWTP Improvements Port St. Joe	Aux diesel tank Fuel System No	No		\$ 15,000				City Budget/Grant Opportunities
<b>C. Drainage</b>				<b>Water Total</b>	<b>\$ 150,000</b>	<b>\$ 280,000</b>	<b>\$ 135,000</b>	<b>\$ 1,050,000</b>	<b>\$ 2,600,000</b>
1	Stormwater Master Plan Update	Create a City wide Master stormwater plan including alleyways No	No			\$ 50,000			City Budget/Grant Opportunities
2	Stormwater Improvements Port St. Joe	Construct stormwater improvements throughout No	No					\$ 1,000,000	City Budget/Grant Opportunities
3	Battles Street Outfall Port St. Joe	Construct stormwater facility at north end of Battles St. and improve the upstream collection No	No				\$ 450,000		City Budget/Grant Opportunities
4	Forest Park Stormwater Improvements Port St. Joe	Construct stormwater facility in Forest Park and replace the stormwater pipe under 10th St. Ballfields No	No				\$ 790,000		City Budget/Grant Opportunities
5	6th & 7th Street Alley Port St. Joe	Rehabilitate stormwater system between Long & Woodward Ave No	No			\$111,656			City Budget/Grant Opportunities
<b>Drainage Total</b>				<b>\$ -</b>	<b>\$ -</b>	<b>\$ 161,656</b>	<b>\$ 1,240,000</b>	<b>\$ 1,000,000</b>	

EXHIBIT 'B' - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID	Project Name General Location	Project Description Yes/No Comp Plan Consistency	Required to meet LOS	FY 2017/2018 Funding	FY 2018/2019 Funding	FY 2019/2020 Funding	FY 2020/2021 Funding	FY 2021/2022 Funding	Project Funding Source
<b>D Recreation</b>									
1	Sports Complex 10th Street	Construct sports facility	No					\$ 2,500,000	Grant Opportunities
2	George Core Park Port St. Joe	Construct recreational improvements.	No					\$ 100,000	City Budget/Grant Opportunities
3	Kayak Boat Launch Port St. Joe	Build kayak launch area on bay front	No					\$ 75,000	PSIRA/Grant Opportunities
4	Centennial Building Improvements	Construct improvements to the Centennial Building	No		\$ 400,000				Florida Boating Improvement Grant
5	Frank Pate Park Tennis Courts Port St. Joe	Rehabilitate tennis courts	No					\$ 50,000	City Budget/Grant Opportunities
6	Port City Trail Improvements Port St. Joe	Rehabilitate Port City Trail	No		\$ 250,000				City Budget/Grant Opportunities
7	Shae House Improvements Port St. Joe	Playground, Roof, AC System				\$ 100,000			City Budget/Grant Opportunities
8	Washington Gym Improvements Port St. Joe	Windows, Interior remodel	No				\$ 100,000		City Budget/Grant Opportunities
9									City Budget/Grant Opportunities
<b>Recreation Total</b>				\$ -	\$ 650,000	\$ 100,000	\$ 100,000	\$ 2,725,000	
<b>E Transportation</b>									
1	David B. Langston Drive Sidewalk Port St. Joe	Construct sidewalk along Langston Drive	No			\$ 70,000			FDOT
2	City Signs Port St. Joe	Replace/Upgrade Signage	No				\$ 120,000		PSIRA/Grant Opportunities
3	City Roadway Improvements	Mill and resurface Reid Ave., MLK Blvd., and other streets as needed	No					\$ 2,000,000	PSIRA/Grant Opportunities/FDOT
4	Sidewalk Improvements Port St. Joe	Rehabilitate aging sidewalks throughout the city	No					\$ 250,000	PSIRA/Grant Opportunities
5	City Hall ADA Improvements Port St. Joe	Construct ADA improvements to City Hall	No				\$ 100,000	\$ 100,000	City Budget/Grant Opportunities
6	Long Avenue Resurface Port St. Joe	Resurface Long Ave from 1st St to Madison	No					\$ 700,000	City Budget/Grant Opportunities
7	Garrison Avenue Resurface Port St. Joe	Resurface Long Ave from 16th St to Madison	No		\$ 412,000				FDOT/SCOP Grant
8	8th St Resurface Port St. Joe	Resurface 8th St from Woodward to Marvin	No			\$ 412,000			City Budget/Grant Opportunities
9	Bridge Rehab Port St. Joe	Bridge and Guard Rail rehab, 16th St, Long, Monument Ave, & 20th St	No						City Budget/Grant Opportunities
<b>Transportation Total</b>				\$ -	\$ 412,000	\$ 482,000	\$ 220,000	\$ 3,050,000	

NEW

## EXHIBIT "B" - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID #	Project Name	Project Description	Required to meet LOS	FY 2018/2019 Funding	FY 2019/2020 Funding	FY 2020/2021 Funding	FY 2021/2022 Funding	FY 2022/2023 Funding	Project Funding Source
A	General Location	Yes/No Comp Plan Consistency							
1	Remainder Basin 10 gravity sewer rehabilitation Port St. Joe	Gravity Sewer Rehabilitation	No		511,500				CDBG Grant Approved 2/27/19
2	Basin 9 gravity sewer rehabilitation Port St. Joe	Yes, Sewer P# 6 Objective 2.1 Gravity Sewer Rehabilitation	No					\$ 2,000,000	Anticipate CDBG Grant
3	Catch Basin 6 PH II Port St. Joe	Yes, Sewer P# 6 Objective 2.1	No					\$ 2,000,000	Anticipate State Revolving Fund
4	1st Street Lift Station Port St. Joe	Lift Station Repairs	No			800,00			Anticipate State Revolving Fund
5	(12) Lift Station repairs due to Hurricane Michael	Lift Station Repairs	No	\$ 448,000					Anticipate State Revolving Fund
6	Headworks Repairs due to Hurricane Michael	Headworks Repairs	No	\$ 110,000					FDEP/SRF
7	Cape Sewer Improvements Port St. Joe	Construct collection system to remove existing septic tanks	No		\$ 75,000			\$ 2,000,000	FDEP, SRF City Budget/Grant Opportunities/ RESTORE/State Budget
8	WWTF Lagoon Study Port St. Joe	Evaluate modifying the WWTF lagoon	No					\$ 175,000	Grant Opportunities/State Revolving Fund
9	Long Avenue Sewer Rehabilitation Port St. Joe	Gravity Sewer Rehabilitation from First Street to Madison Street	No			\$ 429,000		\$ 500,000	City Budget/Grant Opportunities
10	Beacon Hill Sewer Beacon Hill	Lift Station and Extend sewer lines	No					\$ 4,000,000	City Budget/Grant Opportunities/ RESTORE/State Budget
11	Gulf Aire Sewer Gulf Aire	Purchase Gulf Aire sewer system	No					\$ 900,000	City Budget/Grant Opportunities
12	Jones Homestead Sewer Jones Homestead	Expand Existing Sewer	No	\$ 250,000					Anticipated Legislative Appropriations
13	Biological Dredging Wastewater Plant	Lagoon Dredging	No	\$ 166,000	\$ 130,000	\$ 130,000			City Budget/Grant Opportunities FDEP/SRF
14	CBS Yonson St Joseph Dr	Yonson & St Joseph Dr Lines	No					\$ 500,000	City Budget/Grant Opportunities
15	WWTP Lab Port St. Joe	Rehab Old MCC Building for Lab	No		\$ 50,000				City Budget/Grant Opportunities
16	WWTP Shop Port St. Joe	Rehab Old MCC #2 Building for Shop	No		\$ 50,000				City Budget/Grant Opportunities
17	WWTP Disc Filters Port St. Joe	Replace Effluent Filters	No		\$ 50,000	\$ 50,000	\$ 20,000		City Budget/Grant Opportunities
18	Effluent Pipe Modifications Port St. Joe	Extend and Lower Pipe	No				\$ 25,000		City Budget/Grant Opportunities
19	Attachment for John Deere Port St. Joe	Loader to replace old Loader	No			\$ 20,000			City Budget/Grant Opportunities
20	Attachment for John Deere Port St. Joe	Forks for John Deere	No				\$ 6,000		City Budget/Grant Opportunities
21	Sprayfield Elevation Port St. Joe	Add sand and level area 5	No			\$ 60,000			Anticipated Legislative Appropriations
22	Road Storage Shed Port St. Joe	Large Equipment Storage	No		\$ 50,000				City Budget/Grant Opportunities FDEP/SRF
23	Demo Buildings Port St. Joe	Demolish buildings damaged by Hurricane	No				\$ 6,000		City Budget/Grant Opportunities
24	20th St Lift Station Port St. Joe	Lift Station Repairs	No				\$ 400,000		City Budget/Grant Opportunities
Sewer Total				\$ 974,000	\$ 916,500	\$ 689,000	\$ 457,000	\$ 12,075,000	

EXHIBIT "B" - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID #	Project Name General Location	Project Description Yes/No Comp Plan Consistency	Required to meet LOS	FY 2018/2019 Funding	FY 2019/2020 Funding	FY 2020/2021 Funding	FY 2021/2022 Funding	FY 2022/2023 Funding	Project Funding Source
1	Water Distribution System Phase III Port St. Joe	Replace aging water pipes throughout city	Yes				\$ 1,000,000		CDBG Grant/City Budget/NWFWMD
2	St. Joe Beach Distribution Improvements Beaches	Replace fire hydrants and various valves throughout St. Joe Beach and Beacon Hill	Yes					\$ 600,000	City Budget/Grant Opportunities
3	White City Booster Plant Improvements White City	Upgrade the fill line, Ground Storage Tank, and distribution lines. Generator	No			\$ 15,000		\$ 1,000,000	City Budget/Grant Opportunities
4	Old St Joe Beach Water Line		No			\$ 60,000			City Budget/Grant Opportunities
5	Highland View Watermain Relocation		No			\$ 60,000			City Budget/Grant Opportunities
6	SWTP Improvements Port St. Joe	Sand Filters, Plant Upgrade (Complete Removal)					\$ 750,000		City Budget/Grant Opportunities
7	Well Repair SWTP	Repair #4 production well	No			\$ 50,000			City Budget/Grant Opportunities
8	Shark Tank Port St. Joe	DHP Stripper/Aeration System	No			\$ 50,000			City Budget/Grant Opportunities
9	SWTP Improvements Port St. Joe	Rehabilitate membrane modules	No		\$ 100,000	\$100,000	\$100,000		City Budget/Grant Opportunities
10	Transmission Main Port St. Joe	Mail Line replacement from Plant to Madison	No					\$ 1,000,000	City Budget/Grant Opportunities
9	SWTP Improvements Port St. Joe	Allen Bradley Control Net support System	No			\$ 80,000			City Budget/Grant Opportunities
10	SWTP Improvements Port St. Joe	Chemical Pump Room/Skid Replacement	No		\$ 50,000				City Budget/Grant Opportunities
Water Total				\$ -	\$ 150,000	\$ 415,000	\$ 1,850,000	\$ 2,600,000	

EXHIBIT "B" - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID	Project Name A. General Location C. Drainage	Project Description Yes/No Comp Plan Consistency	Required to meet LOS	FY 2018/2019	FY 2019/2020	FY 2020/2021	FY 2021/2022	FY 2022/2023	Project Funding Source
				Funding	Funding	Funding	Funding	Funding	
Stormwater Master Plan Update									
1	Port St. Joe	Create a City wide Master stormwater plan including alleyways	No			\$ 50,000			City Budget/Grant Opportunities
2	Stormwater Improvements Port St. Joe	Construct stormwater improvements throughout	No					\$ 1,000,000	City Budget/Grant Opportunities
3	Battles Street Outfall Port St. Joe	Construct stormwater facility at north end of Battles St. and improve the upstream collection	No				\$ 450,000		City Budget/Grant Opportunities
4	Forest Park Stormwater Improvements Port St. Joe	Construct stormwater facility in Forest Park and replace the stormwater pipe under 10th St. Ballfields	No				\$ 790,000		City Budget/Grant Opportunities
5	6th & 7th Street Alley Port St. Joe	Rehabilitate stormwater system between Long & Woodward Ave	No	\$25,000					City Budget/Grant Opportunities
Drainage Total				\$ 25,000	\$ -	\$ 50,000	\$ 1,240,000	\$ 1,000,000	

EXHIBIT 'B' - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID #	Project Name General Location	Project Description Yes/No Comp Plan Concurrency	Required to meet LOS	FY 2018/2019 Funding	FY 2019/2020 Funding	FY 2020/2021 Funding	FY 2021/2022 Funding	FY 2022/2023 Funding	Project Funding Source
1	Recreation	Sports Complex 10th Street	No					\$ 2,500,000	TDC/Grant Opportunities
2		George Core Park Port St. Joe	No					\$ 100,000	City Budget/Grant Opportunities
3		Kayak Boat Launch Port St. Joe	No					\$ 75,000	City Budget/Grant Opportunities
4		Centennial Bldg. Repairs due to Hurricane Michael	No	\$ 98,000	\$ 400,000				City Budget/Grant Opportunities
5		Frank Pate Park repairs due to Hurricane Port St. Joe	No		\$ 350,000				City Budget/Grant Opportunities
6		Port City Trail repairs due to Hurricane Port St. Joe	No		\$ 250,000				City Budget/Grant Opportunities
7		STAC House Repairs due to Hurricane Michael		\$ 44,800		\$ 100,000			City Budget/Grant Opportunities
8		Washington Gym Complex Repairs due to Hurricane Michael					\$ 200,000		City Budget/Grant Opportunities
9		Clifford Sims Park Repairs due to Hurricane Michael			\$ 350,000				City Budget/Grant Opportunities
Recreation Total				\$ 201,600	\$ 1,350,000	\$ 100,000	\$ 200,000	\$ 2,675,000	



EXHIBIT "B" - PROPOSED FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS

ID #	Project Name General Location	Project Description Yes/No Comp Plan Concurrency	Required to meet LOS	FY 2018/2019		FY 2019/2020		FY 2020/2021		FY 2021/2022		FY 2022/2023 Funding	Project Funding Source
				Funding		Funding		Funding		Funding			
E Transportation													
1	David B. Langston Drive Sidewalk Port St. Joe	Construct sidewalk along Langston Drive No	No	\$	70,000								FDOT
2	City Signs Port St. Joe	Replace Signage due to Hurricane Michael No	No						\$	120,000			City Budget/Grant Opportunities
3	City Roadway Improvements Port St. Joe	Mill and resurface Reid Ave., MLK Blvd., and other streets as needed No	No	\$	200,000						\$	2,000,000	City Budget/Grant Opportunities
4	Sidewalk Improvements Port St. Joe	Rehabilitate aging sidewalks throughout the city No	No										City Budget/Grant Opportunities
5	Replace City Hall Complex due to Damage from Hurricane Michael Long Avenue Resurface Port St. Joe	Construct New City Hall/Police Dept./Fire Dept. Resurface Long Ave from 1st Street to Madison Ave No	No					\$	3,500,000				City Budget/Grant Opportunities
6	Garrison Avenue Resurface Port St. Joe	Resurface Long Ave from 16th St to Madison Ave No	No	\$	261,000						\$	500,000	City Budget/Grant Opportunities
7	8th St Resurface Port St. Joe	Resurface 8th St from Woodward to Marvin No	No			\$	412,000						FDOT/SCOP Grant
8	Bridge Rehab Port St. Joe	Bridge and Guard Rail rehab, 16th St, Long, Monument Ave. & 20th St No	No										City Budget/Grant Opportunities
9			No					\$	200,000				City Budget/Grant Opportunities
Transportation Total				\$	731,000	\$	412,000	\$	3,700,000	\$	120,000	\$	2,750,000



May 2, 2019

Jim Anderson  
City Manager  
City of Port St. Joe, Florida  
305 Cecil G. Costin Sr. Blvd.  
Port St. Joe, FL 32456

Re: Proposal for Conduct Wholesale Sewer Rate Analysis

Dear Mr. Anderson:

As requested, this letter presents Stantec's proposal to conduct a Wholesale Sewer Rate Analysis for the City to handle wastewater from the Beaches Sewer System. This proposal is based upon my understanding of the requested scope of services, which is incorporated in the detailed project work plan presented in the enclosed Project Work Plan and Cost Estimate Schedule (Schedule).

This analysis will be conducted to provide the City with a cost based wholesale sewer rate. At the conclusion of the analysis, a technical memorandum will be prepared that presents the results of the analysis.

I have enclosed a Project Work Plan and Cost Schedule which presents our proposed detailed work plan to complete the analysis. This Schedule shows the associated cost including estimated labor-hours by consultant category for each task. Based upon this Schedule, we estimate that successful completion of the projects will require approximately 58 labor-hours for a fixed fee of \$10,640 that will be invoiced monthly based upon percentage completion of the project. We can begin work on this assignment immediately upon receipt of a notice to proceed and estimate that it can be completed within approximately 75 days from notice to proceed and receipt of all data.

We appreciate the opportunity to present this proposal and look forward to working with you on this assignment. If you have any questions, please do not hesitate to call me at 904-631-5109. Otherwise, please proceed with executing the attached standard form contract following this letter.

Very truly yours,

A handwritten signature in blue ink, appearing to read "Andrew J. Burnham".

Andrew J. Burnham  
Vice President





## CONSULTING SERVICES AGREEMENT

Contract No.: \_\_\_\_\_

Effective Date: \_\_\_\_\_

End Date: \_\_\_\_\_

**CLIENT:** **CITY OF PORT ST. JOE**  
305 Cecil G. Costin Sr Blvd.  
Port St. Joe, FL 32456  
Attn: Jim Anderson

**CONSULTANT:** **STANTEC CONSULTING SERVICES INC.**  
777 S. Harbour Island Blvd., Ste. 600  
Tampa, FL 33602-5729  
Attn: Andrew Burnham

**Services:** Wholesale Sewer Rate Analysis  
(as further described in Attachment A)

**Compensation:** \$10,640 (TEN THOUSAND, SIX HUNDRED AND FORTY DOLLARS)

This Consulting Services Agreement ("Agreement") is entered into as of the Effective Date shown above, between CLIENT and CONSULTANT, collectively the "Parties".

IN WITNESS WHEREOF, and in consideration of the mutual covenants and promises herein, the Parties have caused this Agreement to be executed by their duly authorized representatives as of the Effective Date.

**CITY OF PORT ST. JOE, FLORIDA**

**STANTEC CONSULTING SERVICES INC.**

\_\_\_\_\_  
Authorized Signature

  
\_\_\_\_\_  
Authorized Signature

\_\_\_\_\_  
Name

\_\_\_\_\_  
Andrew J. Burnham  
Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Vice President  
Title

\_\_\_\_\_  
Date

\_\_\_\_\_  
05/02/2019  
Date



**ATTACHMENT A**  
**SCOPE OF SERVICES**



**City of Port St. Joe, Florida**  
Wholesale Sewer Rate Analysis  
Project Work Plan and Cost Estimate Schedule

Project Tasks		Estimated Labor-Hours					Total Project
		Project Director	Managing Consultant	QA/QC	Analyst	Admin	
		Hourly Rates → \$325	\$225	\$275	\$125	\$95	
<b>Task 1</b>	<b>Project Initiation</b>						
1.1	Conduct kick-off meeting conference call with staff to discuss data, schedule, key issues, and system information. Perform job set-up activities.	1	1	1	1	1	5
1.2	Prepare data request and review data provided by City staff.	0	1	0	2	0	3
<b>Task 2</b>	<b>Wholesale Sewer Rate Analysis</b>						
2.1	Develop a framework/methodology for calculation of a wholesale sewer rate for the City to treat wastewater currently treated by the Beaches Sewer System.	1	1	0	0	0	2
2.2	Develop a cost of service allocation model to apply the recommended methodology utilizing the City's FY 2019 Adopted Budget and calculate a cost based wholesale sewer rate.	0	4	0	16	0	20
2.3	Perform internal QA/QC of analysis and identify key issues to discuss with City staff.	1	2	2	2	0	7
2.4	Prepare for and conduct an interactive web conference work session with City staff to review key issues, preliminary results, initial findings.	2	2	0	2	0	6
2.5	Perform adjustments per review with City staff and distribute workbook of supporting schedules/results.	0	1	1	2	0	4
<b>Task 3</b>	<b>Deliverables</b>						
3.1	Prepare a Draft Technical Memorandum of the results of the analysis.	1	2	1	3	1	8
3.2	Prepare Final Technical Memorandum of the results of the analysis incorporating City comments.	0	1	0	2	0	3
<b>Task 4</b>	<b>Additional Meetings, Conference Calls, and Support for Implementation of the Wholesale Sewer Agreement</b>						
		At Hourly Rates as Required					
<b>Total Estimated Labor Hours</b>		<b>6</b>	<b>15</b>	<b>5</b>	<b>30</b>	<b>2</b>	<b>58</b>
<b>Total Estimated Fee</b>		<b>\$1,950</b>	<b>\$3,375</b>	<b>\$1,375</b>	<b>\$3,750</b>	<b>\$190</b>	<b>\$10,640</b>
<b>Total Estimated Expenses</b>							<b>\$0</b>
<b>Total Estimated Project Cost</b>							<b>\$10,640</b>



777 S Harbour Island Boulevard, Suite 600 • Tampa, FL 33602-5729  
Phone: 813-204-3331 • E-mail: [andrew.burnham@stantec.com](mailto:andrew.burnham@stantec.com)  
Page 3

## ATTACHMENT B

### RATE SCHEDULE

1. The rates provided below shall be in effect from 01/01/2019 to 12/31/2019. After 12/31/2019 the below rates will automatically increase by 3.0%.

2. Changes, modifications, or additional services provided by CONSULTANT personnel in various labor categories will be billed at the following negotiated hourly rates (inclusive of salary, overhead and fee):

<u>Labor Category</u>	<u>Hourly Rate</u>
Project Director	\$325
QA/QC	\$275
Managing Consultant	\$225
Senior Consultant	\$200
Consultant	\$175
Senior Analyst	\$150
Analyst	\$130
Administration	\$110

3. Out of pocket and sub-contractor expenses for changes, modifications, or additional services will be billed at cost.



**ATTACHMENT C**  
**INDEPENDENT MUNICIPAL ADVISOR EXEMPTION**

May 2, 2019

City of Port St. Joe, FL is aware of the "Municipal Advisor Rule" of the Securities and Exchange Commission and the "independent municipal advisor" exemption from the definition of "advice." City of Port St. Joe hereby notifies Stantec Consulting Services Inc. that it wishes them to continue to provide recommendations on user fees and financial forecasting related to the issuance of municipal securities. City of Port St. Joe is represented by the firm of \_\_\_\_\_, which it has retained to, among other things, assist the City of Port St. Joe in evaluating any and all of such recommendations. City of Port St. Joe will rely on \_\_\_\_\_ for advice.

**Therefore, City of Port St. Joe understands that Stantec Consulting Services Inc. is not a municipal advisor and is not subject to the fiduciary duty established in Section 15B(c)(1) of the Securities and Exchange Act.** This certificate may be relied upon until \_\_\_\_\_. Stantec Consulting Services Inc. understands that it must also send a copy of this certificate to the \_\_\_\_\_.



INCUBATOR BUILDING  
CAREER SOURCE GULF COAST  
LEASE AGREEMENT

THIS LEASE AGREEMENT MADE AND ENTERED INTO THIS \_\_\_\_ day of \_\_\_\_\_ 2019 by and between CITY OF PORT ST. JOE, FLORIDA, a municipal corporation organized under the laws of the State of Florida, 305 Cecil G. Costin, Sr., Blvd., P.O. Box 278, Port St. Joe, Florida 32457, *Lessor*, and Gulf Coast Workforce Development Board, Inc., doing business as Career Source Gulf Coast, hereinafter called *Lessee*.

WITNESSETH:

That subject to the terms and conditions herein contained, Lessor hereby leases to Lessee, and Lessee hereby rents from Lessor, the following described premises in the City of Port St. Joe, Florida, being more particularly described as follows: 307 Peters Street, Port St. Joe, FL 32456.

TERMS

Lessor and Lessee hereby agree as follows:

1. The term of this Lease shall begin as of the \_\_\_\_ day of \_\_\_\_\_, 2018 and shall end twelve (12) months later. Upon complying with the terms, agreements and tenants hereof, Lessee shall have peaceable possession of the leased premises.
2. The Leased premises includes the Incubator Building.
3. Lessee shall pay and be responsible for any and all utilities incurred in connection with the leased premises.
4. Lessee will provide general liability insurance with extended coverage in an amount of \$500,000.00, naming the City of Port St. Joe, Florida as an additional named insured. The Lessor shall hold Lessee harmless for damaged to the premises caused by wind, flood, or other acts of God.
5. Lessee leases and accepts the premises, as is, and may make alterations to the building only as agreed upon in writing by the City, at its own expense and at the end of said lease period, the Lessee will return the property to the Lessor in as good as condition as is presently, ordinary wear and tear expected. Alterations and improvements to the leased premises require Lessor's written consent and shall become the property of Lessor unless otherwise agreed in writing. All minor repairs of less than \$250 shall be the responsibility of the Lessee. All major repairs above \$250 shall be reported to the City for inspection and determination of the corrective action that will be needed.

6. Lessor may, at any responsible time during the term of this Lease, inspect the leased premises.

7. Should the premises be substantially damaged or destroyed during the term of this Lease, either party may terminate the Lease.

8. Any notices of communications from Lessee to Lessor under this agreement shall be in writing sent to Lessor by United States Mail, postage prepaid, addressed to Lessor, or delivered to Lessor, City of Port St. Joe, Florida, at P.O. Box 278, 305 Cecil G. Costin, Sr., Blvd., Port St. Joe, Florida 32457.

All notices or communication from Lessor to Lessee under this Lease shall be in writing and shall be sent to Lessee by United States Mail, postage prepaid, addressed to Lessee at 5230 W. US Highway 98 Panama City, Florida 32401: or delivered to Lessee at 414 Kenney Street, Port St. Joe, Florida 32456.

Any address hereinabove provided for may be changed from time to time by either party hereto by written notice similarly given.

9. Lessee shall not assign or sublet the premises, or allow any other person or entity to operate a business, sell merchandise or services, or conduct any commercial activity from the premises without the consent of the City.

10. Either party may cancel this agreement at any time for any reason.

11. Fixture and appliances installed by the Lessee shall remain the property of the Lessee and the premises shall be restored to its original condition upon their removal unless otherwise agreed upon.

12. No security deposit shall be required by Lessor.

13. INDEMNIFICATION: Lessee shall indemnify Lessors and save it harmless from suits, actions, damages, liability and expense in connection with loss of life, bodily or personal injury, or property damage arising from or out of any occurrence in, upon or at, or from the leased premises, or the occupancy or use by Lessee of said leased premises or any part thereof, or occasioned wholly or in part by any act of omission of Lessee its agents, contractors, employees, servants, invitees, licenses or concessionaires. In addition, Lessor shall not be responsible or liable to Lessee or to those claiming by, through or under Lessee for any loss or damage to either persons or the personal property of the Lessee that may be occasioned by or through the acts or omissions of persons occupying adjacent, connecting or adjoining premises.



IN WITNESS WHEREOF, the parties have hereunto set their hands and seals, in triplicate, on the date hereinabove mentioned.

Signed sealed and delivered  
In presence of:

LESSOR:

CITY OF PORT ST. JOE

\_\_\_\_\_  
James "Bo" Patterson, Mayor

\_\_\_\_\_  
Printed Name of Witness

Attest:  
Charlotte M. Pierce, City Clerk

LESSEE:

CAREERSOURCE GULF COAST

\_\_\_\_\_  
Printed Name of Witness

\_\_\_\_\_  
Kimberly L. Bodine, Executive Director

\_\_\_\_\_  
Printed Name of Witness

## LEASE AGREEMENT

THIS LEASE AGREEMENT MADE AND ENTERED INTO THIS \_\_\_\_\_ day of \_\_\_\_\_ 2019, by and between CITY OF PORT ST. JOE, FLORIDA, a municipal corporation organized under the laws of the State of Florida, 305 Cecil G. Costin, Sr., Blvd., P.O. Box 278, Port St. Joe, Florida 32457, *Lessor*, and Gulf Coast Workforce Development Board, Inc., doing business as Career Source Gulf Coast, hereinafter called *Lessee*,

### WITNESSETH:

That subject to the terms and conditions herein contained, Lessor hereby leases to Lessee, and Lessee hereby rents from the Lessor, the following described premises in the City of Port St. Joe, Florida, being more particularly described as follows: 414 Kenney Street, Port St. Joe, FL 32456.

### TERMS

For consideration, the value and sufficiency of which is hereby acknowledged, the Lessor and Lessee hereby agree as follows:

1. The term of this Lease shall be the 15<sup>th</sup> day of May to the 15<sup>th</sup> day of August 2019. Upon complying with the terms, agreements and covenants thereof, Lessee shall have peaceable possession of the leased premises.
2. The Leased premises includes the Washington Gym, including the "Storage Room", and surrounding grounds.
3. Lessee shall pay and be responsible for any and all utilities incurred in connection with the leased premises during the lease period and will further pay the amount of \$50.00 (Fifty dollars) per month for use of the "Storage Room". The first \$50.00 rental payment for the use of the "Storage Room" will be due on May 15, 2018.
4. Lessee will provide general liability insurance with extended coverage in an amount of \$500,000.00, naming the City of Port St. Joe, Florida as an additional named insured. The Lessor shall hold Lessee harmless for damage to the premises caused by wind, flood, or other acts of God.
5. Lessee leases and accepts the premises, as is, and may make alterations to the building only as agreed upon in writing by the City, at its own expense and at the end of said lease period, the Lessee will return the property to the Lessor in as good as condition as is presently, ordinary wear and tear excepted. Alterations and improvements to the leased premises require Lessor's written consent and shall become the property of Lessor unless otherwise agreed in writing. All

minor repairs of less than \$250 shall be the responsibility of the Lessee. All major repairs above \$250 shall be reported to the City for inspection and determination of the corrective action that will be needed.

6. Should the Lessor during the Lease Term allow the use of the kitchen or Storage Room, where equipment belonging to the Lessee resides, for any special event the Lessor will be responsible for any damage or loss of said equipment/inventory. The equipment and inventory will be inspected by a representative of the Lessee and Lessor prior to any said special event to assess the state of said equipment and to verify inventory count of chairs/tables and other items belonging to the Lessee.

7. Lessor may, at any reasonable time during the term of this Lease, inspect said leased premises.

8. Should the premises be substantially damaged or destroyed during the term of this Lease, either party may terminate the Lease.

9. Any notices of communications from Lessee to Lessor under this agreement shall be in writing sent to Lessor by United States Mail, postage prepaid, addressed to Lessor, or delivered to Lessor, City of Port St. Joe, Florida, at P.O. Box 278, 305 Cecil G. Costin, Sr., Blvd., Port St. Joe, Florida 32457.

All notices or communications from Lessor to Lessee under this Lease shall be in writing and shall be sent to Lessee by United States Mail, postage prepaid, addressed to Lessee at 5230 W. U.S. Highway 98, Panama City, Florida 32401; or delivered to Lessee at 414 Kenney Street, Port St. Joe, Florida 32456.

Any address hereinabove provided for may be changed from time to time by either party hereto by written notice similarly given.

10. Lessee shall not assign or sublet the premises, or allow any other person or entity to operate a business, sell merchandise or services, or conduct any commercial activity from the premises without the consent of the City.

11. Either party may cancel this agreement at any time for any reason.

12. Fixtures and appliances installed by the Lessee shall remain the property of the Lessee and the premises shall be restored to its original condition upon their removal unless otherwise agreed upon.

13. No security deposit shall be required by Lessor.

14. INDEMNIFICATION: Lessee shall indemnify Lessor and save it harmless from suits, actions, damages, liability, and expense in connection with the loss of life, bodily or personal

injury or property damage arising from or out of any occurrence in, upon or at, or from the leased premises, or the occupancy or use by Lessee of said leased premises or any part thereof, or occasioned wholly or in part by any act of omission of Lessee its agents, contractors, employees, servants, invitees, licenses, or concessionaires. In addition, Lessor shall not be responsible or liable to Lessee or to those claiming by, through or under Lessee for any loss or damage to either persons or the personal property of the Lessee that may be occasioned by or through the acts or omissions of persons occupying adjacent, connecting or adjoining premises, other than equipment or inventory specifically listed in item 6.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals, in triplicate, on the date hereinabove mentioned.

Signed, sealed and delivered  
In presence of:

LESSOR:

CITY OF PORT ST. JOE

\_\_\_\_\_  
James "Bo" Patterson, Mayor

Attest: \_\_\_\_\_  
Charlotte M. Pierce, City Clerk

\_\_\_\_\_  
Printed Name of Witness

LESSEE:

CAREERSOURCE GULF COAST

\_\_\_\_\_  
Kimberly L. Bodine, Executive Director

\_\_\_\_\_  
Printed Name of Witness

\_\_\_\_\_  
Printed Name of Witness

T# 1086249330

B# 319950

Identification Number <b>1HTSDPCR4PH501925</b>	Year <b>1993</b>	Make <b>INTL</b>	Body <b>TK</b>	WT-L-BHP <b>7000</b>	Vessel Regis. No.	Title Number <b>64910112</b>
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Registered Owner:

Date of Issue **05/01/2019**

**CITY OF PORT ST JOE  
P O BOX 278  
PORT ST JOE, FL 32456**

Lien Release  
Interest in the described vehicle is hereby released  
By \_\_\_\_\_  
Title \_\_\_\_\_  
Date \_\_\_\_\_

**IMPORTANT INFORMATION**

1. When ownership of the vehicle described herein is transferred, the seller **MUST** complete in full the Transfer of Title by Seller section at the bottom of the certificate of title.
2. Upon sale of this vehicle, the seller must complete the notice of sale on the reverse side of this form.
3. Remove your license plate from the vehicle.
4. See the web address below for more information and the appropriate forms required for the purchaser to title and register the vehicle, mobile home or vessel: <http://www.hsmv.state.fl.us/html/titlinf.html>

Mail To:

**CITY OF PORT ST JOE  
P O BOX 278  
PORT ST JOE, FL 32456**

**CERTIFICATE OF TITLE**

Identification Number <b>1HTSDPCR4PH501925</b>	Year <b>1993</b>	Make <b>INTL</b>	Body <b>TK</b>	WT-L-BHP <b>7000</b>	Vessel Regis. No.	Title Number <b>64910112</b>
Prev State <b>FL</b>	Color <b>UNK</b>	Primary Brand	Secondary Brand	No of Brands	Use <b>PRIVATE</b>	Prev Issue Date <b>06/08/1993</b>
Odometer Status or Vessel Manufacturer or OH use <b>EXEMPT</b>				Hull Material	Prop	Date of Issue <b>05/01/2019</b>

Lien Release  
Interest in the described vehicle is hereby released  
By \_\_\_\_\_  
Title \_\_\_\_\_  
Date \_\_\_\_\_

Registered Owner

**DUPLICATE**

**CITY OF PORT ST JOE  
P O BOX 278  
PORT ST JOE, FL 32456**

1st Lienholder  
**NONE**

DIVISION OF MOTORIST SERVICES

TALLAHASSEE

FLORIDA

DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES

*Robert R. Kynoch*

Robert R. Kynoch  
Director

Control Number **138587255**

**66 / 1 138587255**

*Terry L. Rhodes*

Terry L. Rhodes  
Executive Director

**TRANSFER OF TITLE BY SELLER (This section must be completed at the time of sale.)**

Federal and/or state law require that the seller state the mileage, purchaser's name, selling price and date sold in connection with the transfer of ownership. Failure to complete or providing a false statement may result in fines and/or imprisonment. This title is warranted to be free from any liens except as noted on the face of the certificate and the motor vehicle or vessel described is hereby transferred to:

Seller Must Enter Purchaser's Name:

Address:

Seller Must Enter Selling Price:

Seller Must Enter Date Sold:

I/We state that this ☐ 5 or ☐ 6 digit odometer now reads \_\_\_\_\_

(no tenths) miles, date read \_\_\_\_\_

and I hereby certify that to the best of my knowledge the odometer reading:

☐ 1. reflects ACTUAL MILEAGE.

☐ 2. is IN EXCESS OF ITS MECHANICAL LIMITS.

☐ 3. is NOT THE ACTUAL MILEAGE.

**UNDER PENALTIES OF PERJURY, I DECLARE THAT I HAVE READ THE FOREGOING DOCUMENT AND THAT THE FACTS STATED IN IT ARE TRUE.**

SELLER Must  
Sign Here:

CO-SELLER Must  
Sign Here:

Print Here:

Print Here:

Selling Dealer's License Number:

Tax No.:

Tax Collected:

Auction Name:

License Number:

PURCHASER Must  
Sign Here:

CO-PURCHASER Must  
Sign Here:

Print Here:

Print Here:

**NOTICE: PENALTY IS REQUIRED BY LAW IF NOT SUBMITTED FOR TRANSFER WITHIN 30 DAYS AFTER DATE OF PURCHASE.**



**EESCO®**  
UNITED ELECTRIC  
ENGLEWOOD ELECTRICAL SUPPLY®  
A Division of WESCO Distribution, Inc.

813 GIL HARBIN IND B

VALDOSTA

GA 31601

### Quotation

UNLESS THERE ARE DIFFERENT OR ADDITIONAL TERMS AND CONDITIONS CONTAINED IN A MASTER AGREEMENT THAT MODIFY WESCO'S STANDARD TERMS, BUYER AGREES THAT THIS QUOTE AND ANY RESULTING PURCHASE ORDER WILL BE GOVERNED BY WESCO'S TERMS AND CONDITIONS AVAILABLE AT [HTTP://WWW.WESCO.COM/TERMS\\_AND\\_CONDITIONS\\_OF\\_SALE.PDF](http://www.wesco.com/terms_and_conditions_of_sale.pdf), WHICH TERMS ARE INCORPORATED HEREIN BY REFERENCE AND MADE PART HEREOF. PLEASE CONTACT THE SELLER IDENTIFIED ON THIS QUOTE IF YOU REQUIRE A PRINTED COPY.

To: CITY OF PORT ST JOE  
305 CECIL G COSTIN SR BLVD  
  
PORT SAINT JOFL 324561906

Date: 04/15/19

Branch: 7685

Project Number:

Project Name

Quoted To:

Date of Your Inquiry: 04/15/19

When ordering please refer  
to Quotation Number: 215756

Item	Quantity	Catalog Number and Description	Unit Price	U/M	Total Price	Rate of Cash Discount	Shipping Time (Weeks)	Customer Delivery Date
10	13	A-BS 1756-CN2R CONTROLLOGIX COMMU	3188.010	E	41444.13	0.00		04/18/19
SUB-TOTAL					41444.13			
TOTAL			27		41444.13			

F.O.B. Point of Shipment. The prices stated in this offer shall, unless renewed, automatically expire fifteen days (15) from the date of this offer. Prices quoted are subject to adjustment should Duty and Tariff rates change from time of bid/quotation to time of order. WESCO reserves the right to adjust its pricing for Goods affected directly or indirectly by changing duties/tariffs/trade agreements and significant currency fluctuations.  
Per:

Reply all | Delete Junk |

## ControlNet modules at Port St. Joe SWTP

Kenneth Faul <ken.faul@autoconserv.com>

Tue 2/26, 10:44 AM

Larry McClamma

Reply all |

You replied on 4/15/2019 10:20 AM.

Larry,

I'm sure that Bob Lyles has made you aware that it was discovered that the ControlNet modules at the SWTP are going to have to be replaced. I made this unfortunate discovery while preparing for the conversion last night.

When I had originally investigated the redundancy requirements I had verified the processor, the redundancy module, and the Ethernet module over which they communicated would all work together. I had also verified that the 1756-L7x processors still supported ControlNet. It turns out though that **the existing ControlNet modules at the plant are not compatible with the new 1756-L7x processors.**

The purchase that you've already made is necessary to upgrade the redundancy, so there is nothing lost there. The problem is that the **13 ControlNet modules have to be replaced** as well. We can never really tell what price the distributors will hand out, but based on the prices that I've seen you can expect something on the order of \$3000 per unit. The silver lining to this is that the new ControlNet modules (1756-CN2/R) are current technology with no planned end-of-life date, so they should be good for 5-10 years before Rockwell phases out ControlNet.

I wish that there were some intermediate step around the problem, but I can see none.

Thanks,  
Ken

Kenneth E. Faul, P.E.



AUTOMATION CONTROL SERVICE, LLC  
6281 Technology Drive | Pensacola, FL 32505  
O: 850.477.8440 x.103 | F: 850.477.8496  
E: [ken.faul@autoconserv.com](mailto:ken.faul@autoconserv.com) | W: [autoconserv.com](http://autoconserv.com)

Needed to complete  
system upgrade.

From: Kenneth Faul [<mailto:ken.faul@autoconserv.com>]

Sent: Tuesday, September 25, 2018 3:15 PM

To: Larry McClamma <[lmccclamma@psj.fl.gov](mailto:lmccclamma@psj.fl.gov)>; Arley Spoonemore <[aspoonemore@psj.fl.gov](mailto:aspoonemore@psj.fl.gov)>

Subject: RE: SWTP PLC Redundancy Upgrade

Larry/Arley,

Arley had mentioned to me that the City was intending to draw up a bid document for the replacement of the redundancy modules at Port St. Joe's surface water treatment plant.

As I had indicated to Arley, there really isn't any point in going through a bid process because the nature of the hardware involved leaves you with a single available choice of sourcing vendor.

The control system at the SWTP is based on Rockwell's ControlLogix series of processors. The upgrade in question is for the processors themselves and the accompanying redundancy modules. Because the entire system is comprised of ControlLogix hardware, the replacement parts must also be of the same product line. The only alternative would be to replace the entire control system using alternative products, but this is an absurd proposition considering that the cost of doing so would range well into the hundreds of thousands of dollars.

Rockwell sells their materials through regional distributors with rigidly defined territories. There is a significant cost in maintaining the supporting infrastructure that Rockwell requires to qualify as a distributor, and so the territories are rigorously adhered to; therefore the City MUST purchase Rockwell hardware for the upgrade and they MUST purchase those materials from their local distributor. In your case that distributor is EESCO out of Tallahassee.

Why we sole source  
this.



CITY OF PORT ST. JOE  
ATTN: ACCOUNTS PAYABLE  
P.O. BOX 278  
PORT ST. JOE, FL  
32457-0278

Mail Invoices In Duplicate To  
Above Address

Purchase Order **20190032-00** FY 2019

The Above Purchase Order Number Must Appear  
On All Correspondence - Packing Sheets And  
Bills of Lading

ORIGINAL

Page 1

Vendor  
ENGLEWOOD ELECTRIC SUPPLY CO.

603 W GAINES ST  
TALLAHASSEE, FL  
32302

Ship To  
WATER PLANT  
309 WATER PLANT ROAD  
P. O. BOX 278  
PORT ST. JOE, FL  
32457

Delivery Reference  
ATTN LARRY MCCLAMM

Date Ordered	Vendor Number	Date Required	Ship Via	Terms	Department	LN Description / Account	Unit	Qty	Unit Price	Net Price
12/10/18	002112				PSJ					
001	401 -30-0-533-563036		EACH	2.00	8215.62000	A-BS 1756-L72 CONTROLL LOGIX				16431.24
002	401 -30-0-533-563036		EACH	2.00	5446.92000	A-BS 1756-RM2 CONTROL LOGIX				10893.84
003	401 -30-0-533-563036		EACH	2.00	3023.25000	A-BS 1756-EN2T CLX HI CAP IP				6046.50
004	401 -30-0-533-563036		EACH	1.00	6774.00000	A-BS 9324 RLD 600 ENE STUDIO				6774.00

PO Expiration Date 09/30/2019

PO Total 40145.58

FEDERAL ID #59-0953785  
TAX EXEMPT CERTIFICATE  
#85-8012674233C-1

  
Chief Procurement Officer

Purchased so far .



**EESCO®**  
UNITED ELECTRIC  
ENGLEWOOD ELECTRICAL SUPPLY®  
A Division of WESCO Distribution, Inc.

813 GIL HARBIN IND B

VALDOSTA

GA 31601

### Quotation

UNLESS THERE ARE DIFFERENT OR ADDITIONAL TERMS AND CONDITIONS CONTAINED IN A MASTER AGREEMENT THAT MODIFY WESCO'S STANDARD TERMS, BUYER AGREES THAT THIS QUOTE AND ANY RESULTING PURCHASE ORDER WILL BE GOVERNED BY WESCO'S TERMS AND CONDITIONS AVAILABLE AT [HTTP://WWW.WESCO.COM/TERMS\\_AND\\_CONDITIONS\\_OF\\_SALE.PDF](http://www.wesco.com/terms_and_conditions_of_sale.pdf), WHICH TERMS ARE INCORPORATED HEREIN BY REFERENCE AND MADE PART HEREOF. PLEASE CONTACT THE SELLER IDENTIFIED ON THIS QUOTE IF YOU REQUIRE A PRINTED COPY.

TO: CITY OF PORT ST JOE  
305 CECIL G COSTIN SR BLVD  
  
PORT SAINT JOFL 324561906

Date: 04/15/19

Branch: 7685

Project Number:

Project Name

Quoted To:

Date of Your Inquiry: 04/15/19

When ordering please refer to Quotation Number: 215756

Item	Quantity	Catalog Number and Description	Unit Price	U/M	Total Price	Rate of Cash Discount	Shipping Time (Weeks)	Customer Delivery Date
10	13	A-BS 1756-CN2R CONTROLLOGIX COMMU	3188.010	E	41444.13	0.00		04/18/19
What we need.								
SUB-TOTAL					41444.13			
TOTAL					31 41444.13			

F.O.B. Point of Shipment. The prices stated in this offer shall, unless renewed, automatically expire fifteen days (15) from the date of this offer. Prices quoted are subject to adjustment should Duty and Tariff rates change from time of bid/quotation to time of order. WESCO reserves the right to adjust its pricing for Goods affected directly or indirectly by changing duties/tariffs/trade agreements and significant currency fluctuations.  
Per:

Re: SWTP PLC Redundancy Upgrade



Kenneth Faul <ken.faul@autoconserv.com>

Tue 10/2/2018, 11:45 AM

Larry McClamma

Reply all |

Inbox

You replied on 10/2/2018 12:42 PM.

Warranty on new parts is one year I think.

Rockwell hasn't established an obsolescence date yet for the processors, redundancy, or ethernet modules in question so it should be at least a 5+ year window. It is probably closer to 10.

Keep in mind though that the controlnet modules do have a termination date set, so you'll want to plan for that. The Rockwell rep can give us more exact information.

Sent from my iPhone

On Oct 2, 2018, at 9:53 AM, Larry McClamma <[lmccclamma@psj.fl.gov](mailto:lmccclamma@psj.fl.gov)> wrote:

Ken,

The new system once installed, refresh my memory, was there any kind of warranty and what is the expected life of this upgrade?

Larry

**From:** Kenneth Faul [<mailto:ken.faul@autoconserv.com>]

**Sent:** Tuesday, October 02, 2018 8:52 AM

**To:** Larry McClamma <[lmccclamma@psj.fl.gov](mailto:lmccclamma@psj.fl.gov)>

**Cc:** [kgoodman@wesco.com](mailto:kgoodman@wesco.com)

**Subject:** RE: SWTP PLC Redundancy Upgrade

Larry,

I am copying Kris Goodman with EESCO on this e-mail. I spoke with him earlier this morning and he can confirm the structure of Rockwell's distribution network. He can also have Rockwell's regional rep confirm as well. I explained to him that you needed this for a council meeting this afternoon.

Thanks,  
Ken

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Allen Bradley / ControlLogix system

Replacing modules mcc Room

Inside

SWTP

08/07/2018



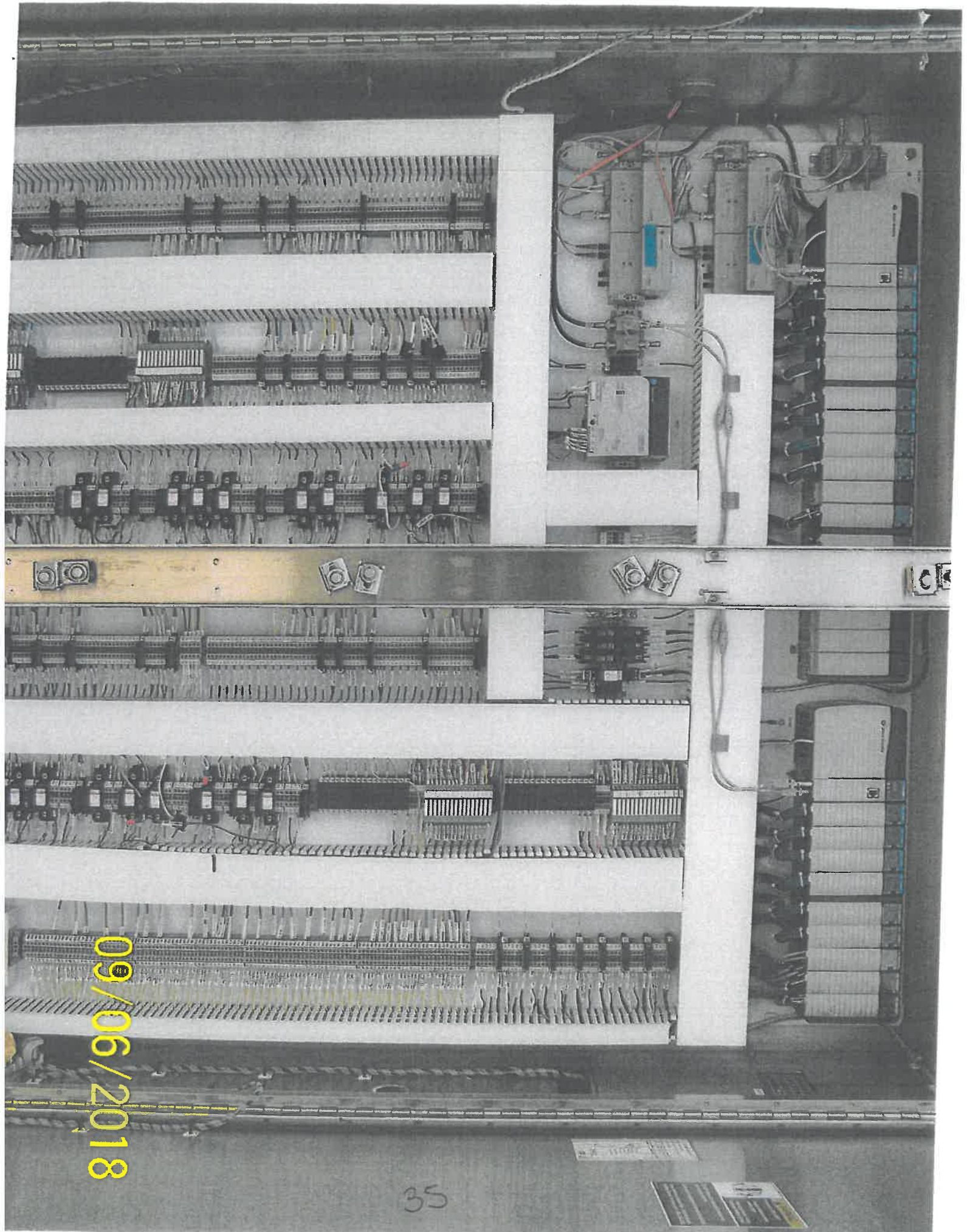
Remote  
Onyx  
Not  
Replacing  
this  
system

09/06/2018



09/06/2018

35





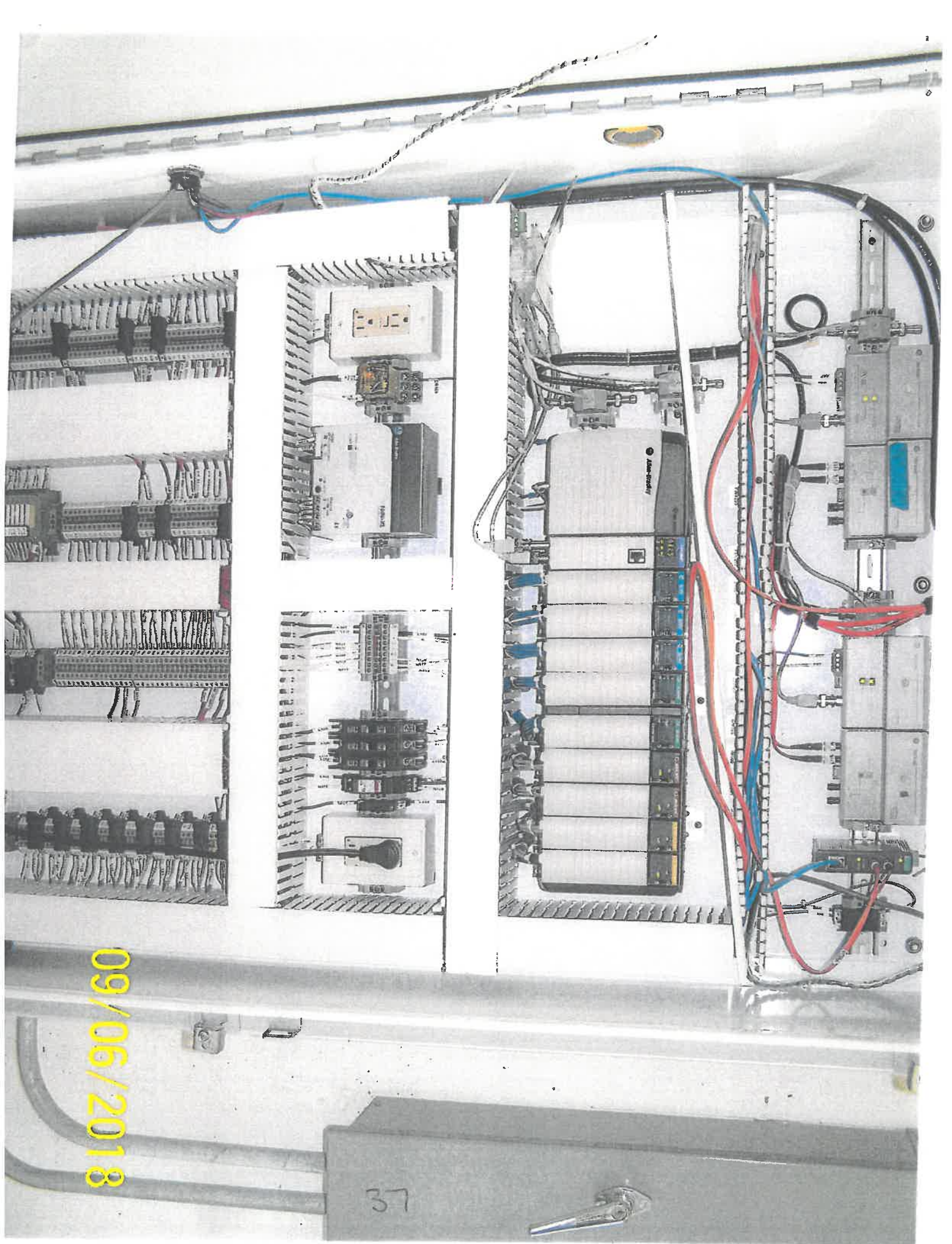
Not  
Replac.  
System

Replac. System

09/06/2018

36





09/06/2018

37



WIKIPEDIA

# SCADA

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**Supervisory Control and Data Acquisition (SCADA)** is a control system architecture that uses computers, networked data communications and graphical user interfaces for high-level process supervisory management, but uses other peripheral devices such as programmable logic controller (PLC) and discrete PID controllers to interface with the process plant or machinery. The use of SCADA has been also considered for management and operations of project-driven-process in construction.<sup>[1]</sup>

## Contents

---

### Explanation

#### The SCADA concept in control operations

#### Examples of use

#### SCADA system components

- Supervisory computers
- Remote terminal units
- Programmable logic controllers
- Communication infrastructure
- Human-machine interface

#### Alarm handling

#### PLC/RTU programming

#### PLC commercial integration

#### Communication infrastructure and methods

#### SCADA architecture development

- First generation: "monolithic / Stand Alone"
- Second generation: "distributed"
- Third generation: "networked"
- Fourth generation: "Internet of things"

#### Security issues

#### See also

#### References

#### External links

## Explanation

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The operator interfaces that enable monitoring and the issuing of process commands, such as controller set point changes, are handled through the SCADA computer system. However, the real-time control logic or controller calculations are performed by networked modules that connect to the field sensors and actuators.

The SCADA concept was developed as a universal means of remote access to a variety of local control modules, which could be from different manufacturers allowing access through standard automation protocols. In practice, large SCADA systems have grown to become very similar to distributed control systems in function, but using multiple means of interfacing with the plant. They can control large-scale processes that can include multiple sites, and work over large distances as well as small distance.<sup>[2]</sup> It is one of the most commonly-used types of industrial control systems, however there are concerns about SCADA systems being vulnerable to cyberwarfare/cyberterrorism attacks.<sup>[3]</sup>

## The SCADA concept in control operations

---

The key attribute of a SCADA system is its ability to perform a supervisory operation over a variety of other proprietary devices.

The accompanying diagram is a general model which shows functional manufacturing levels using computerised control.

**Jim Anderson**

---

**From:** Larry McClamma  
**Sent:** Thursday, May 02, 2019 2:16 PM  
**To:** Jim Anderson  
**Subject:** Highland View Booster Station Equipment  
**Attachments:** 009.JPG; 010.JPG; 013.JPG; 015.JPG; 017.JPG; 004.JPG; 005.JPG

Jim,

Attached is some of the equipment at the Highland View booster station which we will need to declare surplus. This includes the ground storage water tank, (3) Aurora 500 gpm pumps, (3) Century phase 3 motors, and the electrical control equipment. There is a pneumatic tank that goes with the ground storage which also has to be considered surplus.

Larry

HIGHLAND VIEW  
WATER SYSTEM  
PUMP CONTROL PANEL  
MFG. 6-02  
By Control Panels, Inc.  
Panama City, Florida

PUMP No.1  
RUNNING

PUMP No.2  
RUNNING

PUMP No.3  
RUNNING

PUMP No.1  
FAILED  
PUSH TO RESET

PUMP No.2  
FAILED  
PUSH TO RESET

PUMP No.3  
FAILED  
PUSH TO RESET

PUMP No.1  
OFF  
PUMP

PUMP No.2  
OFF  
PUMP

PUMP No.3  
OFF  
PUMP

STORAGE TANK  
LEVEL HIGH

STORAGE TANK  
LEVEL LOW

HOWARD  
LED DUSK-TO-DAWN UTILITY

04/29/2019

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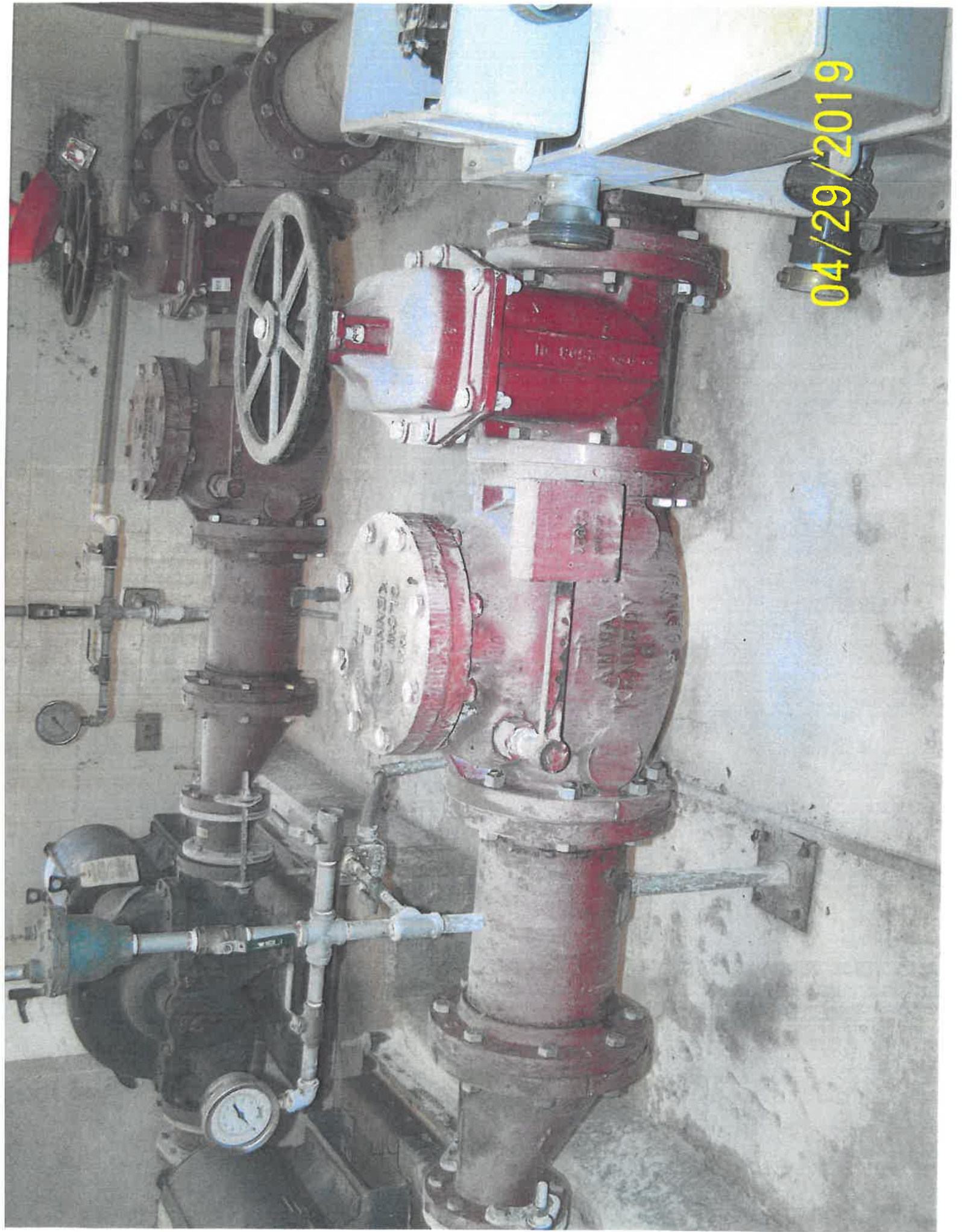
04/29/2019



04/29/2019



04/29/2019



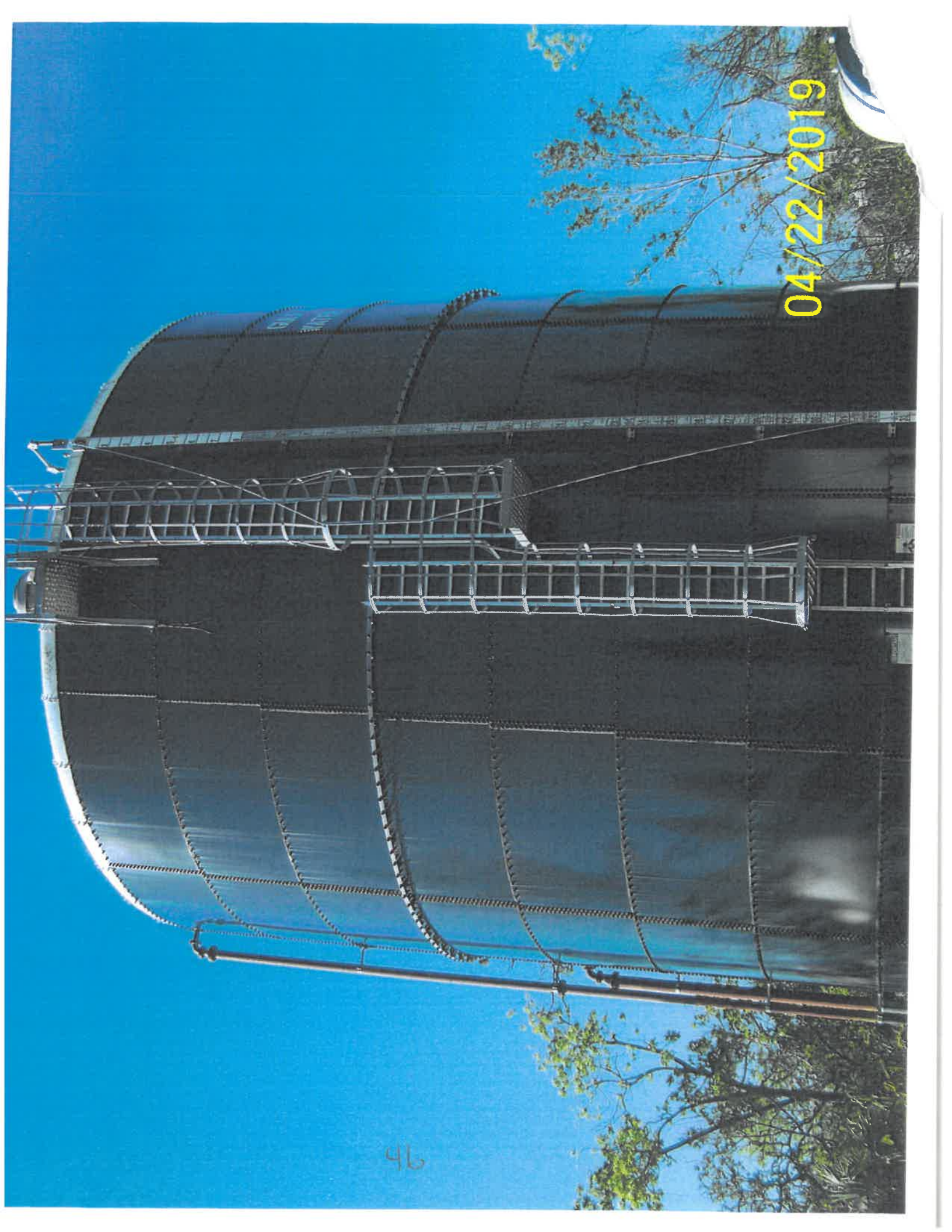




04/22/2019

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04/22/2019

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Jim Anderson

**From:** Brian Lee <blee@thompsonpump.com>  
**Sent:** Wednesday, January 16, 2019 3:30 PM  
**To:** Kevin Pettis; Jim Anderson  
**Subject:** FW: Thompson Pump Follow Up  
**Attachments:** City of PSJ-4JSCM\_MSR-BL-1902A\_1-15-19.pdf; 4JSCM-DIST-4LEZT-M.PDF; City of PSJ-8JSCC\_MSR-BL-1903A\_1-15-19.pdf; 8JSCC-DJDST-4SHC-M (139Hp).pdf

Gentlemen,

This email is to confirm that both of these pumps are available through our Florida Sheriff's Association State contract, #FSA18-VEH16-0, Spec #081. I have added this information to the cover page of each quote.

Please let me know if you need any further information.

Thank you,

**Brian Lee**

Municipal Sales  
Thompson Pump & Manufacturing Co.  
4620 City Center Drive  
Port Orange, FL 32129  
Direct: (386) 944-4133  
Fax: (386) 236-0824  
Cell: (386) 212-6999  
Email: [blee@thompsonpump.com](mailto:blee@thompsonpump.com)  
Website: [www.thompsonpump.com](http://www.thompsonpump.com)



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1496 Herbert Street  
Port Orange, FL 32129  
Tel: 386-767-7310  
Fax: 386-761-0362  
www.thompsonpump.com

## PRICE QUOTE

Description	Qty	Unit Price	Subtotal
<ul style="list-style-type: none"> <li>• There are no specified duty points for this quote</li> </ul> <p><b>Thompson Pump Model: 4JSCM-DIST-4LE2T-M</b></p> <ul style="list-style-type: none"> <li>→ <b>4" x 4" Trailer Mounted, Compressor-Assisted Pump</b></li> <li>→ <b>Performance:</b> 1,200 GPM Max, 132 TDH Max</li> <li>→ <b>Max. Solids Handling:</b> 3" Solids</li> <li>→ <b>Engine:</b> Isuzu 4LE2T 4-cycle, water-cooled, Final Tier IV diesel engine.</li> <li>→ <b>Priming System:</b> Enviroprime® is a "Green" compressor priming system that is environmentally friendly. It does not spew raw sewage/material being pumped onto the ground.</li> <li>→ <b>Control Panel:</b> Auto start/stop panel by floats.</li> <li>→ <b>Fuel tank:</b> 100-gallon fuel cell. Max operating time is: 73-hours @ 2,000 RPM</li> <li>→ <b>Mounting:</b> Highway-type trailer with integrated fuel cell. Includes diamond plate fenders, cushioning suspension, tow-bar, electric brakes &amp; pintle hitch.</li> <li>→ <b>Standard Equipment:</b> Lifting bail provision, locking provision for battery and fuel cap, integral fuel tank cleanouts and drain ports, ANSI flange fittings, suction strainer, fuel gauge and a vacuum gauge.</li> </ul>	1	\$35,397	\$35,397

### \* Terms & Conditions \*

• FOB: DESTINATION
• TERMS: NET 30-DAYS (WITH APPROVED CREDIT)
• DELIVERY: 8-10 WEEKS OR SOONER AFTER RECEIPT OF A HARD COPY PURCHASE ORDER
• FREIGHT RATES: ANY & ALL FREIGHT RATES QUOTED ARE FOR BUDGETARY PURPOSES ONLY. ALL FREIGHT RATES QUOTED ARE AN ESTIMATE ONLY & ARE NOT BINDING TO THOMPSON PUMP
• PLEASE PROVIDE A TAX EXEMPTION CERTIFICATE AT TIME OF ORDER IF APPLICABLE / SALES TAX NOT INCLUDED IN QUOTE
• NO PENALTIES OR LIQUIDATED DAMAGES ARE ACCEPTABLE
• CANCELLATION OF THIS ORDER OR RETURN OF THIS UNIT MAY RESULT IN RE-STOCKING FEES
• THIS QUOTE IS VALID FOR 30 DAYS



1496 Herbert Street  
Port Orange, FL 32129  
Tel: 386-767-7310  
Fax: 386-761-0362  
www.thompsonpump.com

## PRICE QUOTE

Description	Qty	Unit Price	Subtotal
<ul style="list-style-type: none"> <li>There are no specified duty points for this quote</li> </ul> <p><b>Thompson Pump Model: 8JSCE-DJDST-45HC-M</b></p> <ul style="list-style-type: none"> <li>8" x 8" Trailer Mounted, Compressor-Assisted Pump</li> <li>Performance: 3,200 GPM Max, 300 TDH Max</li> <li>Max. Solids Handling: 3" Solids</li> <li>Engine: John Deere 4045HFC04 4-cycle, water-cooled, Final Tier IV diesel engine.</li> <li>Priming System: Enviropreme® is a "Green" compressor priming system that is environmentally friendly. It does not spew raw sewage/material being pumped onto the ground.</li> <li>Control Panel: Auto start/stop panel by floats.</li> <li>Fuel tank: 114-gallon fuel cell. Max operating time is: 21-hours @ 1,800 RPM</li> <li>Mounting: Highway-type trailer with integrated fuel cell. Includes diamond plate fenders, cushioning suspension, tow-bar, electric brakes &amp; pintle hitch.</li> <li>Standard Equipment: Lifting bail provision, locking provision for battery and fuel cap, integral fuel tank cleanouts and drain ports, ANSI flange fittings, suction strainer, fuel gauge and a vacuum gauge.</li> </ul>	1	\$68,248	\$68,248

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• THIS QUOTE IS VALID FOR 30 DAYS

**Code Enforcement 2019 Activity**  
**As of 5/2/2019**

			Open			Closed			Total			Increase
Unlawful Accumulation			32			19			51			14
Substandard Structure			33			10			43			4
Abandoned Vehicle			9			2			11			5
Unlawful Sewer												
Land regulation Violation			29			35			64			6
Business Lic. Violation												
Special Master Hearings												
Building Demolition			6			62			68			5
Waste Violation						40			40			
Sign Violation			1			459			460			
	Total	110	Total	627	Total	737	Total	34				