BOARD OF COUNTY COMMISSIONERS
MEETING AGENDA
December 9, 2025
Administration Building,
4th Floor, BCC Meeting Room, 477 Houston Street,
Green Cove Springs, FL 32043
4:00 PM

INVOCATION

Commissioner Compere

PLEDGE

Dr. Jessica Hudson Chief Petty Officer, USN (Ret.)

CALL TO ORDER

ROLL CALL

PET ADOPTIONS

PRESENTATIONS

Recognition of Outgoing Chair

CONSTITUTIONAL OFFICERS

APPROVAL OF MINUTES

1. Board of County Commissioners Meeting Minutes November 25, 2025.

PUBLIC COMMENTS

CONSENT AGENDA

2. Finance Business

   The Finance Department business is submitted to request approval and ratification by the Board for various warrants and disbursements in order to meet the requirements of Ch. 136.06 (1) FL Statute. Acceptance and disposal of various Board property and various documents are submitted for the Board's information. At times, approval is requested for various finance related issues.

3. Bid No. 25/26-010, Construction of Radar Road (K. Smith)

   Approval to post Notice of Intent to Award Bid No. 25/26-010, Construction of Radar Road to DB Civil Construction, LLC in the

amount of $4,499,950.00. Approval of award will be effective after the 72-hour protest period has expired.

Funding Source:

Impact Fee District 3 Fund - Capital Improvement Element - Radar Road US17 to Town Center Blvd - Infrastructure

4. Edward Byrne Memorial Justice Assistance Grant (JAG) Award Agreement with FDLE; FY2024 (K. Corcoran)

   A) Approval of the Edward Byrne Memorial Justice Assistance Grant (JAG) Award Agreement with FDLE Re: JG203 Drug Reduction and Enforcement Initiative, FY2024; Federal Award No.: 15PBJA-24-GG-04224-MUMU, in the amount of $ 54,842.00.
   B) Approval of the accompanying Budget Resolution.
   Funding Source (Revenue):

5. Renewal of Certificate of Public Convenience and Necessity for Clay County Fire Rescue Department/Clay County Public Safety (J. Boree)

6. TDC Event Marketing Grants (T. Meyer)

   TDC Grant Request - 2026 Scottish Games
   TDC Grant Request - 2026 Clay County Open
   TDC Grant Request - American Cornhole League | The Flo Down Florida Interstate Championship

7. TDC Product Development Grant (T. Meyer)

   TDC Product Development Grant Request - Sailforth Production (Bartram Trail)

8. TDC 2026 Meeting Schedule

   TDC unanimously voted (8-0) to approve the following schedule:
   Wednesday, January 7, 2026
   Wednesday, March 4, 2026
   Wednesday, May 6, 2026
   Wednesday, September 2, 2026
   Wednesday, November 4, 2026

9. Technical Revision to the Clay County SHIP Local Housing Assistance Plan (LHAP) for Fiscal Years 2025–2026, 2026–2027, and 2027–2028 (T. Sumner)

   A) Approval of the technical revision to the LHAP strategy for Housing Construction by a Non-Profit Developer, as submitted and approved by the Florida Housing Finance Corporation.
   B) Approval and adoption of the accompanying resolution.

10. Bid No. 25/26-007, Omega Park CCUA Connection (K. Smith)

    Approval to post Notice of Intent to Award Bid No. 25/26-007, Omega

Park CCUA Connection to Advantage Contracting Group, Inc., in the amount of $302,232.56. Approval of award will be effective after the 72-hour protest period has expired. Only one bid was received. Bid amount is within budget and Contractor meets all requirements. Staff believes it is in the County's best interest to accept bid and not issue a rebid.

Funding Source:
General Fund - Parks and Recreation - Omega Park 100P - Infrastructure

11. Transfer from Capital Reserves - Sidewalk Fund (R. Kantor)

    Approval of budget transfer from Sidewalk Fund Reserves in the amount of $175,000 for the CR218 Sidewalk Project.
    Funding Source: Sidewalk Fund / All Reserve Roll Up / Reserve -Capital

12. Budget Amendment for Carryover and Contractual Obligation within CCSO Funds (R. Kantor)

    Approval of budget amendment for carryover in Clay County Sheriff's Office (CCSO) Law Enforcement Trust (FD1007), 2nd Dollar Sheriff Education (FD1011), Investigative Drug (FD1013), Crime Prevention Program (FD1026), and Federal Department of Justice (DOJ) - Contraband Forfeiture (FD1034), Capital Improvement Plan (CIP) Projects Funds in the total amount of $554,734 for unspent FY 2024/2025 funds. Additionally, budget transfer from Sheriff - Countywide Contingency Reserves in the amount of $12,596 because of a change in the hourly rate for security services approved after the FY26 budget process.

13. Approval of Amendment to Permanent Exclusive Slope Easement between AY Ventures, Inc. and Clay County (C. Grimm)

14. Satisfaction of Mortgage for Jones, Pomar and Toledo

DISCUSSION/UPDATES

15. Progress Report on the Bonded Transportation Program and Other Capital Projects (Capital Projects Team)

16. Active & Upcoming Formal Solicitations (K. Smith)

17. TPO Project List (R. Smith)

NEW BUSINESS

18. 2026 Board of County Commissioners Meeting Dates

    Approval of BCC meeting dates of 2nd and 4th Tuesdays with the exception of no December meeting on the 4th Tuesday and discussion of elimination of a meeting in July (2nd Tuesday meeting-July 14th).

TIME CERTAIN - 5:00 p.m. or as soon thereafter as can be heard.

19. Public Hearing to consider ZON 25-0027. (District 4, Comm. Condon) (J. Bryla)

    This application cannot be heard at this time as the Applicant did not advertise the item.

    The application is a Rezoning request to change 2.51+/- acres from Commercial and Professional Office District (BA-2) to Community Business District (BB-2).

20. First Public Hearing to consider ZON 25-0033. (District 4, Comm. Condon) (J. Bryla)

    An Ordinance to administratively rezone four lots within the Keystone airport from the Industrial Select (IS) zoning district to Heavy Industrial (IB) zoning district to accommodate airport uses and equipment.

21. Public Hearing to consider Transmittal of COMP 25-0013 (District 5, Comm. Burke) (D. Selig)

    This application (COMP 25-0013) is a Large-Scale Comprehensive Plan Amendment to the 2045 Future Land Use Map (FLUM). The application would change the future land use designation of some or all of four parcels of land, totaling 64.31 acres, from Rural Residential (RR) and Agriculture (AG) to Rural Fringe (RF). The applicant is proposing to develop a single-family subdivision consisting of 160 lots under application number PUD 25-0007 which will be heard at a later date.

22. Public Hearing to consider Adoption of PUD 25-0007 (District 5, Comm. Burke) (D. Selig)

    Staff requests a continuation of this item to the February 24, 2026 in order to match up with the adoption hearing for the companion COMP 25-0013 application.

23. Public Hearing on Resolution of Intent regarding Clay County Stormwater Maintenance Municipal Service Benefit Unit (C. Grimm)

LETTERS FOR ACTION

24. Discussion of Appointments to the Planning Commission

    Applications for re-appointment were received from Michael Bourre, Howard (Bo) Norton, Bill Garrison, and Peter Davis.

    Additionally applications for appointment were received from Travis Simpson and George Goodrich.

25. Acceptance of Resignation from the Juvenile Justice Circuit Advisory Board, 4th Judicial Circuit

Pam Lewis submitted her resignation from the Board.

LETTERS OF DOCUMENTATION

26. Bid Opening Tabulations (K Smith)

    Bid Opening Tabulations for November 21, 2025:
    A. Bid No. 25/26-007, Omega Park CCUA Connection
    B. Bid No. 25/26-010, Construction of Radar Road

27. Tourist Development Council Meeting Minutes September 3, 2025

    TDC meeting minutes from September 3, 2025.

PUBLIC COMMENTS

COMMISSION AUDITOR

COUNTY ATTORNEY

COUNTY MANAGER

COMMISSIONERS' COMMENTS

In accordance with the Americans with Disabilities Act, any person needing accommodations to participate in this matter should contact Clay County Risk Management by mail at P.O. Box 1366, Green Cove Springs, Florida 32043, or by telephone at (904) 679-8596, no later than three (3) days prior to the hearing or proceeding for which this notice has been given. Deaf and hard-of-hearing persons can access the telephone number by contacting the Florida Relay Service at 1-800-955-8770 (Voice) or 1-800-955-8771 (TDD).

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: DATE:

FROM:

SUBJECT:

AGENDA ITEM TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/2/2025 - 11:28 AM	Item Pushed to Agenda

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Clay County Board of County Commissioners

DATE:

FROM:

SUBJECT:

AGENDA ITEM TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/2/2025 - 11:29 AM	Item Pushed to Agenda

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: DATE:

FROM:

SUBJECT:

AGENDA ITEM TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/2/2025 - 11:29 AM	Item Pushed to Agenda

Agenda Item
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ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Board of County Commissioners Meeting Minutes November 25, 2025.	Backup Material	12/1/2025	Board_of_County_Commissioners_Meeting_Minutes_November_25__2025.ADA_aw.pdf
	Attachment "A" Pet Adoptions	Backup Material	12/1/2025	Attachment_A_Pet_Adoptions.ADA_aw.pdf
	Attachment "B" Mobility Fee Study	Backup Material	12/1/2025	Attachment_B_Mobility_Fee_Study.ADA_aw.pdf
	Attachment "C" Auld and White Constructors Presentation	Backup Material	12/1/2025	Attachment_C_Auld_and_White_Constructors_Presentation.ADA_aw.pdf
	Attachment "D" D.E. Scorpio Corporation Presentation	Backup Material	12/1/2025	Attachment_D_D.E._Scorpio_Corporation_Presentation.ADA_aw.pdf
	Attachment "E" E. Vaughn Rivers Presentation	Backup Material	12/1/2025	Attachment_E_E._Vaughn_Rivers_Presentation.ADA_aw.pdf
	Attachment "F" Tally Vote	Backup Material	12/1/2025	Attachment_F_Tally_Vote.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/2/2025 - 11:30 AM	Item Pushed to Agenda

BOARD OF COUNTY COMMISSIONERS
MEETING MINUTES
November 25, 2025
Administration Building
4th Floor, BCC Meeting Room
477 Houston Street
Green Cove Springs, FL 32043
4:00 PM

INVOCATION

Commissioner John Sgromolo, District 1, gave the Invocation.

PLEDGE

US Army Specialist Ashley Gilmore led the Pledge of Allegiance.

Chairman Betsy Condon noted that Specialist Ashley Gilmore served for more than 3 years in the United States Army, stationed at Fort Hood, Texas, with the Third Armored Corps in Alpha Company. She felt called to join the military, both to serve her Country and to embrace the opportunity to meet new people. Throughout her service, she learned that no matter where you are or what your mission may be, you start as a team and you finish as a team, supporting and encouraging one another until the job is done. Specialist Gilmore's favorite part of military life was the friendships she formed, which grew into a family. Now a resident of Green Cove Springs, Specialist Gilmore continues her dedication to service as the Personnel Business Partner with the Clay County Board of Commissioners Personnel Department.

Specialist Gilmore expressed her gratitude to the Board for the invitation to lead the Pledge of Allegiance and for the career opportunity.

CALL TO ORDER

Chairman Betsy Condon called the meeting to order at 4:05 pm.

ROLL CALL

Present: Commissioner District 4 Betsy Condon, Chairman
Commissioner District 5 Dr. Kristen T. Burke, Vice-Chairman
Commissioner District 1 John Sgromolo
Commissioner District 2 Alexandra Compere

Commissioner District 3 Jim Renninger

Absent: None

Staff Present: County Manager Howard Wanamaker
County Attorney Courtney K. Grimm
Commission Auditor Heather Boucher

PET ADOPTIONS

Laura Christmas, Director of Communications, presented a PowerPoint on pets available for adoption: Cranberry (cat), Rapunzel (dog), Cuddler (cat), and Dozer (dog). Want to see who's available? Head over to our website to meet our adorable crew looking for their forever home, contact clayadoptions@claycountygov.com, or call (904) 269-6342. If you are interested in helping our furry friends but cannot take one home, please look at our Amazon wish list at Amazon.com. We always need items for our foster kittens and shelter animals. See Attachment A.

PRESENTATIONS

Aging True Update

Aging True Update can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 6:05 and ending at 17:43. Below is a summary of the discussion.

Troy Nagle, Assistant County Manager, introduced Mr. Hall to provide the details for the Aging True update and mentioned that due to the retirement of the previous CEO, Mr. Hall is now the CEO of Aging True.

Samuel Hall, Chief Executive Officer of Aging True, addressed the Board to provide details on the Aging True services update.

There were questions and discussions regarding background screening, the need for the service, the number of individuals served at the centers, the need for volunteers, coordinating volunteer scheduling, meals served, the waiting list, and outreach to the community.

The Board expressed its gratitude for the positive impact Aging True's services and employees have on the community.

CONSTITUTIONAL OFFICERS

Chairman Betsy Condon recognized Tara S. Green, Clay County Clerk of Court and Comptroller and thanked her for her attendance.

There were no Constitutional Officer comments.

APPROVAL OF MINUTES

1. Board of County Commissioners Meeting Minutes November 10, 2025.

Commissioner Jim Renninger made a motion for approval of the November 10, 2025, BoCC meeting minutes, seconded by Commissioner John Sgromolo, which carried 5-0.

PUBLIC COMMENTS

Public Comment can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 18:27 and ending at 24:16. Below is a summary of the discussion.

Chairman Betsy Condon opened the floor for public comment at 4:20 pm.

Jacob Spadea, 207 Evergreen Lane, Middleburg, Florida, addressed the Board to express concerns about the sidewalk being installed next to his home.

Pamela Henry, PO Box 398, Green Cove Springs, Florida, addressed the Board to express concerns about human trafficking, AI, and education for children on the subject.

Hearing no other comments, Chairman Betsy Condon closed public comment at 4:26 pm.

CONSENT AGENDA

2. Finance Business

   The Finance Department business is submitted to request approval and ratification by the Board for various warrants and disbursements in order to meet the requirements of Ch. 136.06 (1) FL Statute. Acceptance and disposal of various Board property and various documents are submitted for the Board's information. At times, approval is requested for various finance related issues.

3. Bid No. 24/25-123, Old Jennings and Long Bay Traffic Signal and Intersection Improvements (K. Smith)

   Approval to post Notice of Intent to Award Bid No. 24/25-123 Old Jennings and Long Bay Traffic Signal and Intersection Improvements to Chinchor Electric, Inc. in the amount of $1,777,268.93.

   Funding Source:
   Capital Improvements Plan CIP Projects Fund - Old Jennings and Long Bay Intersection Improvements - Infrastructure

4. Bid No. 24/25-126, Moody Park National Fitness Campaign Slab (K. Smith)

   Approval to post Notice of Intent to Award Bid No. 24/25-126, Moody Park National Fitness Campaign Slab to Jax Utilities Management in the amount of $56,409.25. Approval of award will be effective after the 72-hour protest period has expired.

   Funding Source:
   General Fund - Parks and Recreation - National Fitness Campaign Grant 2023 - Infrastructure

5. First Renewal of Master Agreement No. 2020/2021-91 with Workday Inc. (D. Hane/T. Nagle)

   A) Approval of the First Renewal of Master Agreement No. 2020/2021-91 with Workday Inc. beginning December 21, 2025 and thereafter renewing annually through December 20, 2030. Fees are paid annually pursuant to the attached payment schedule. Fees for the five-year term total $4,122,755.00.

   B) Approval of advanced payment of the annual fees.

   Funding Source:
   General Fund-Management Information Systems Department-Computer Software

6. Amendment to Agreement No. 2024-2025-68 with Stryker Procare Services for the Addition of Public Safety Equipment (C. Leroy)

   A) Approval of the Amendment to Agreement No. 2024-2025-68 with Stryker Procare Services to include fifty (50) LifePak 35 Monitors/Defibrillators to the Preventative Maintenance Agreement September 30, 2026 in the amount of $99,916.50.
   B) Approval of advanced payment.
   Funding Source(s):
   General Fund - Rescue Services - Repair & Maintenance
   Fire Control MSTU Fund - Fire Control MSTU - Repair & Maintenance

7. Second Modification to HMGP Grant Agreement with the Florida Division of Emergency Management Re: Indigo Branch, Erosion Control Phase1 (M. Covey)

   Approval of the Second Modification to Federally Funded HMGP Subaward and Grant Agreement No. 2022/2023-255 (FDEM Agreement No.: H0971) with the Florida Division of Emergency Management Re: Indigo Branch, Erosion Control Phase1 reinstating and extending the

agreement through June 30, 2026.
Funding Source:
Capital Improvement Plan (CIP) Projects Fund-All Grants Organization-FEMA Hazard Mitigation – Indigo Branch Drainage Design-Indigo Branch Drainage - Design-Infrastructure Expense

8. Fifth Amendment to Agreement No. 2021/2022-198 for the Development of an Adaptation Plan related to the Professional Engineering Services for Stormwater Modeling and Vulnerability Assessment with Jones Edmunds & Associates, Inc. (E. Boyd/C. Stewart)

   Approval of the Fifth Amendment to Agreement No. 2021/2022-198 for the Development of an Adaptation Plan related to the Professional Engineering Services for Stormwater Modeling and Vulnerability Assessment with Jones Edmunds & Associates, Inc. in the amount of $199,547.47. Plan to be completed no later than April 15, 2027.

9. Approval of Termination of Clay County Agreement No. 24/25 – 315 for FY 2025/2026 and for County Manager to execute termination notice (C. Grimm)

Commissioner Jim Renninger made a motion for approval of the Consent Agenda, seconded by Commissioner Alexandra Compere, which carried 5-0.

DISCUSSION/UPDATES

10. FY25 Grants Department End of Year Report

Item Ten (10) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 24:47 and ending at 34:15. Below is a summary of the discussion.

Megan Covey, Grants Director, presented a PowerPoint presentation to provide details and information for the end of the year report regarding FY25/26 grants. The information discussed is attached to the agenda.

Areas Discussed:

- Significant Impacts
- ROI - The Value of Grants
- Pending Awards
- ROI - The Value of Sponsorships
- ROI - Community Support
- Total Department ROI

There were comments regarding notice received about garbage trucks, commending

Ms. Covey on her efforts and hard work, sponsorships, and community donations/partnerships.

11. Mobility Fee Study Discussion

Item Eleven (11) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 34:18 and ending at 1:33:16. Below is a summary of the discussion.

Beth Carson, Director of Planning and Zoning introduced Jeanette Berk, and Jonathan Slason, with GFT, to present a PowerPoint Presentation to provide details and information for the Mobility Fee Study. See Attachment B.

Topics Discussed:

- Mobility Fee General Information
- Meeting Schedule
- Participants
- Study Overview
- Process
- Districts
- Model Run Results
- Network - Facility Type in Year 2045
- Number of Lanes in Year 2045
- Capacity Ratio in Year 2045
- Person Trips vs. Vehicle Trips
- Miles Traveled by District - VMT and PMT
- Project List
    - Roadway Projects
    - Trail Projects
    - Transit Mobility Hub Projects
- Project List and Cost per PMT
- Mobility Fee Rate
- Mobility Fee Calculation for Each Permit
- Base Mobility Fee

There were questions and discussions regarding clarification for fees per districts, disproportionally impacting citizens, projected development, urban service boundary, change in fees time line, projected growth areas, development and road projects in Oakleaf, allocation and assessment for costs/funding, credits for developers, accounting for E-Bike, golf carts, etc., state statute for total number of projects included in the study, including Agricola Farms in Lake Asbury, adjusting the map and transferring/portability for mobility fees.

NEW BUSINESS

12. FY25 Consolidated Annual Performance and Evaluation Report (CAPER) for the Community Development Block Grant Program (M. Covey)

    Approval to submit the FY25 CAPER to the U.S. Department of Housing and Urban Development by the December 29, 2025 deadline.

Item Twelve (12) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:11:28 and ending at 2:17:14. Below is a summary of the discussion and vote for this agenda item.

Megan Covey, Grants Director, addressed the Board to provide details on the FY25 CAPER as mentioned above. The information discussed is attached to the agenda.

Commissioner Jim Renninger made a motion for approval to submit the report, seconded by Vice-Chairman Kristen Burke. Following comments on manpower for community clean-ups, expanding community clean-ups, and their positive impacts, the motion carried 5-0.

TIME CERTAIN - 5:00 p.m. or as soon thereafter as can be heard.

13. RFQ No. 24/25-127, Construction Manager at Risk (CMAR) services for Substance Use Disorder Recovery Center Presentations (K. Smith)

    Presentations regarding RFQ No. 24/25-127, Construction Manager at Risk (CMAR) services for Substance Use Disorder Recovery Center from the following Contractors:

    1. Auld & White Constructors, LLC - 95.7
    2. D.E. Scorpio Corporation dba Scorpio - 92.0
    3. E. Vaughn Rivers, Inc. - 91.0

    Selection approval will be effective after the 72-hour period for protest has expired. An Agreement with the selected Consultant will be brought back to the Board for approval.

    Funding Source:
    Opioid Settlement Fund - Substance Use Disorder Recovery Center - Buildings

Item Thirteen (13) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 1:33:22 and ending at 2:07:18. Below is a summary of the discussion and vote for this agenda

item.

Karen Smith, Administrative and Contractual Services Director, addressed the Board to provide the information for presentations to be given by the agencies mentioned above regarding RFQ 24/25 -127 - CMAR Services for Substance Abuse Disorder Recovery Center as indicated above, as well as provide voting instructions.

- Billy-Dale Tyson - Vice-President Strategic Accounts, Brett Nansen - Division Leader, and Cindy Reis - Project Development Manager with Auld and White Constructors presented a PowerPoint presentation to provide details and information for the BID regarding RFA 24/25-127. See Attachment C.

- Ryan Taylor - Project Developer, Antonio Franzese - Senior Project Manager and Rob Collins - Field Project Manager with D.E. Scorpio Corporation DBA Scorpio presented a PowerPoint presentation to provide details and information for the BID regarding RFA 24/25-127. See Attachment D.

There were questions and discussions regarding design and privacy for individuals.

- Morgan Young - Project Manager, Jennifer Rivers - Operations Leadership, Tim Chromy - Project Manager, and Buddy Ellison - Sr. Renovation Project Superintendent with E. Vaughn Rivers presented a PowerPoint presentation to provide details and information for the BID regarding RFA 24/25-127. See Attachment E.

There were questions for staff regrading scoring for similar projects and comments from the Board thanking all firms for their attendance and spoke about the importance of doing business in Clay County.

Following all presentations and discussions, there was a tally vote conducted - See Attachment F.

The top vote was for E. Vaughn Rivers. The agreement will be brought back to the Board for review and approval.

14. Public Hearing on Ordinance and Resolution to Amend the Capital Improvement Plan and Other Budget Adjustments (R. Kantor)

    Approval of the following resolutions that provide budget adjustments for departmental needs:

    (1) Public Hearing to consider approval of Ordinance amending the Capital Improvement Element (CIE) portion of the Clay County Capital Improvement Plan.

    (2) Resolution amending the Non-Capital Improvement Element (Non-CIE) portion of the Clay County Capital Improvement Plan.

    (3) Resolution amending the FY 24/25 Budget.

(4) Resolution amending the FY 25/26 Budget.

Various Funding Sources

Item Fourteen (14) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:07:20 and ending at 2:09:54. Below is a summary of the discussion and vote for this agenda item.

Reginald Kantor, Budget Manager, addressed the Board to provide details and information for the public hearing regarding the Capital Improvement Plan as well as other budget amendments as indicated above.

- 1. Public Hearing to consider approval of Ordinance amending the Capital Improvement Element (CIE) portion of the Clay County Capital Improvement Plan

Chairman Betsy Condon opened the floor for the public hearing at 6:11 pm

Hearing no comments, Chairman Betsy Condon closed the public hearing at 6:11 pm.

Commissioner Alexandra Compere made a motion for approval of item 1, seconded by Vice-Chairman Kristen Burke, which carried 5-0.

- 2. Resolution amending the Non-Capital Improvement Element (Non-CIE) portion of the Clay County Capital Improvement Plan
- 3. Resolution amending the FY 24/25 Budget
- 4. Resolution amending the FY 25/26 Budget.

Commissioner John Sgromolo made a motion for approval of items 2, 3, and 4, seconded by Vice-Chairman Kristen Burke, which carried 5-0.

15. Public Hearing on Liberty Ambulance Service, Inc.'s Application for Renewal of a Certificate of Public Convenience and Necessity for Ambulance Service (J. Boree)

Item Fifteen (15) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:09:57 and ending at 2:11:26. Below is a summary of the discussion and vote for this agenda item

Jason Boree, Deputy Fire Chief, addressed the Board to provide details and information for the public hearing to consider the application for a COPCN for ambulance service as noted above. The information discussed is attached to the agenda.

Chairman Betsy Condon opened the floor for the public hearing at 6:13 pm.

Hearing no comments, Chairman Betsy Condon closed the public hearing at 6:13 pm.

Vice-Chairman Kristen Burke made a motion for approval, seconded by Commissioner Jim Renninger, which carried 5-0.

LETTERS FOR ACTION

16. Acceptance of Resignation from the Charter Review Commission

    Randy Bowman, District 3 member on the Charter Review Commission submitted his resignation. District 3 Alternate, Bill Englebrecht, will automatically assume the position and fill the vacancy.

Item Sixteen (16) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:17:14 and ending at 2:18:29. Below is a summary of the discussion and vote for this agenda item.

Chairman Betsy Condon opened the discussion regarding Randy Bowman's resignation from the Charter Review Commission.

Following comments on the reason for Mr. Bowman's resignation and clarification for Bill Englebrecht to fill the vacancy, Commissioner Jim Renninger made a motion to accept the resignation, seconded by Commissioner John Sgromolo, which carried 5-0.

17. Acceptance of Resignation from the Clay County Board of Adjustment

    Brandon Ludwig submitted his resignation from the Board.

Item Seventeen (17) can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:18:31 and ending at 2:20:56. Below is a summary of the discussion and vote for this agenda item.

Chairman Betsy Condon opened the discussion regarding Brandon Ludwig's resignation from the Board of Adjustment and mentioned that Mr. Ludwig had been appointed to serve on the Keystone Heights City Council.

Commissioner John Sgromolo made a motion to accept the resignation, seconded by Commissioner Jim Renninger. There was discussion regarding filling the vacancy, BOA duties, and Mr. Ludwig's efforts and positive impact in Clay County. The motion carried 5-0.

LETTERS OF DOCUMENTATION

18. Bid Opening Tabulations (K Smith)

Bid Opening Tabulation for November 4, 2025:
A. Bid No. 24/25-123, Old Jennings and Long Bay Traffic Signal and Intersection Improvements

Chairman Betsy Condon acknowledged the Letters of Documentation.

REORGANIZATION OF THE BCC

Selection of Chair and Vice Chair

Chair/Vice-Chair can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:21:15 and ending at 2:22:46. Below is a summary of the discussion and vote for this agenda item.

Howard Wanamaker, County Manager, opened the discussion for the selection of the new Chair and Vice-Chair for the BoCC.

Chairman Betsy Condon made a motion to nominate Vice-Chairman Kristen Burke to be Chair for the BoCC, seconded by Commissioner Jim Renninger, with no other nominations the motion carried 5-0.

Vice-Chairman Kristen Burke made a motion to nominate Commissioner John Sgromolo as Vice-Chair for the BoCC, seconded by Commissioner Jim Renninger, with no other nominations the motion carried 5-0.

PUBLIC COMMENTS

Chairman Betsy Condon opened the floor for public comment at 6:25 pm.

Hearing no comments, Chairman Betsy Condon closed public comment at 6:25 pm.

COMMISSION AUDITOR

Heather Boucher, Commission Auditor had no comments.

COUNTY ATTORNEY

Attorney can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:23:13 and ending at 2:27:27. Below is a summary of the discussion.

Courtney Grimm, County Attorney, mentioned the next Charter Review Commission meeting would be held on Monday, December 15, 2025. County Attorney Grimm also provided details for research done regarding E-Bikes, spoke about the provisions under Florida statute, the restrictions that could be instituted by local communities and the

proposed bill.

There were comments regarding the proposed statute expanding the category of e-bike and information received from Heather Huffman.

County Attorney Grimm wished everyone a Happy Thanksgiving.

COUNTY MANAGER

Manager can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:27:29 and ending at 2:29:08. Below is a summary of the discussion.

Howard Wanamaker, County Manager, noted the draft schedule for the Delegation meeting to be held on December 2-3, 2025. County Manager Wanamaker mentioned the workshop to be held on December 9, 2025, at 10:00 am to discuss strategic plan changes and the impact of proposed tax bills on property. County Manager Wanamaker said we have a lot to be thankful for in Clay County, thanked the Board and staff, and wished everyone a Happy Thanksgiving.

COMMISSIONERS' COMMENTS

Commissioners can be seen at www.claycountygov.com/government/clay-county-tv-and-video-archive/BCC Agenda/November 25, 2025, beginning at 2:29:10 and ending at 2:52:59. Below is a summary of the discussion.

Commissioner John Sgromolo spoke about attending the Procurement Conference and its success. Commissioner Sgromolo touched on e-bikes and reminded everyone to wear helmets when riding. Commissioner Sgromolo wished everyone a Happy Thanksgiving.

Vice-Chairman Kristen Burke thanked her colleagues for the nomination to be Chair. Vice-Chairman Burke mentioned a resolution to address the AI issues. Vice-Chairman Burke also mentioned her excitement regarding the substance abuse disorder building and see it come along. Vice-Chairman Burke said she is definitely thankful, sending prayers to those who have lost love ones or are alone, and wished everyone a Happy Thanksgiving.

Commissioner Alexandra Compere spoke about the opportunity to attend the Florida Association of Counties Conference and highlighted the takeaways. Commissioner Compere commended Brandon Ludwig for all his hard work and reiterated his positive impact in the county. Commissioner Compere wished everyone a Happy Thanksgiving and spoke about what a blessing it is to serve and live in Clay County. She also commended County Manager, County Attorney, Commission Auditor and all county staff.

Commissioner Jim Renninger mentioned that the Regional Council has come out with

their list of nominees for the Excellence Awards and recognized Ms. Leigh Wilsey and thanked her for attending. Commissioner Renninger had comments regarding the Oakleaf Library - Multi- Use facility, children's area and addition of lighting on the outside of the building. Commissioner Renninger noted there is a lot to be thankful for, thanked his colleagues and staff, and wished everyone a Happy Thanksgiving

Chairman Betsy Condon mentioned the VAB meeting held at 2:00 pm today - 2,118 petitions were filed, 2,033 have been withdrawn to date, with the possibility of at least one hearing. Chairman Condon said the she was provided emails from staff that were received for the Economic and Development Services Team - Customer Support and gave a "shout out" to the employees mentioned and read part of each email.

Employees Recognized:

- Christie Johnson
- Jessica Reyes
- Crystal James
- Maria Haney
- Teresa Jude
- Laura Hanson
- Ruth Lewis

Chairman Condon read the letter from Mark Brusoe, Fire Chief at the Naval Air Station in Jacksonville, expressing his thanks for CCFR's support during the Jelly Roll concert. Chairman Condon spoke about attending the TPO meeting and suggested that the Board work on their list of priorities/projects to submit, as well as study requests for Planning.

There were comments and discussions regarding the list of the top 25 roadway projects and the submittal deadline.

Chairman Condon mentioned attending the Florida Association of Counties Legislative priorities workshop and the presentation by Wakulla County on property taxes and the impact of eliminating property taxes.

There were comments regarding feedback from state legislators on how to move forward if property taxes are eliminated and on being proactive.

Chairman Condon wished everyone a Happy Thanksgiving and noted that Keystone Methodist Church will be providing Thanksgiving dinner starting at 1:00 pm.

Vice-Chairman Burke noted that Crosspoint Church is also providing a Thanksgiving meal.

Chairman Condon expressed her gratitude for being allowed to serve as the Chair.

County Manager Wanamaker noted that there will be many Christmas events, and the information will be available on the website and shared on social media by the Communications Department.

There were comments and discussion regarding shopping with local farmers - shop small and stay local.

Hearing no further business, Chairman Betsy Condon adjourned the meeting at 6:55 pm.

Attest:

_____	_____
Tara S. Green Clay County Clerk of Court and Comptroller Ex Officio Clerk of the Board	Chairman or Vice-Chairman

Acronym Definitions

AI – Artificial Intelligence
BCC- Board of County Commissioners
BTP – Bonded Transportation Program
CAPER – Consolidated Annual Performance and Evaluation Report
CCSO – Clay County Sheriff's Office
CCTC – Clay County Tax Collector
CCUA – Clay County Utility Authority
CEO – Chief Executive Officer
CIE – Capital Improvement Element
COPCN – Certificate of Public Convenience and Necessity
E-Bike – Electronic Bike
FY – Fiscal Year
PMT – Person Miles Traveled
ROI – Return in Investment
VMT – Vehicle Miles Traveled
ZON – Rezone

Attachment
“A”
Pet Adoptions

Cranberry

ANIMAL ID: A0059812996
SEX: Neutered Male

BREED: Domestic short-hair, 8 months old; 8 pounds

LOCATION: CCAS Main Shelter in Green Cove Springs

ABOUT: Meet Cranberry — a young black cat with liquid-gold eyes and a natural gift for theatrics. He's always putting on a show for attention, rolling around his kennel, stretching dramatically, and reaching out with gentle paws as if to say, "Come adore me!" Charming, playful, and endlessly endearing, Cranberry wins hearts in seconds. If you want a little entertainer who doubles as a top-tier snuggler, Cranberry's your guy.

claycountygov.com/adopt

Rapunzel

ANIMAL ID: A0059791336
SEX: Spayed Female

BREED: German Shepard; 4 years old; 61 pounds
Heartworm Negative

LOCATION: CCAS Main Shelter in Green Cove Springs

ABOUT: Meet Rapunzel — the athletic, bright-eyed German Shepherd who's equal parts powerhouse and cuddlebug. She's got the energy of an athlete, the sweetness of a softie, and a personality that lights up every room she enters. And her absolute favorite place? Right next to you, leaning in close for love and reassurance. Loyal, lively, and full of sparkle, Rapunzel is ready to bring joy to every moment you share.

claycountygov.com/adopt

Cuddler

ANIMAL ID: A0059653684
SEX: Neutered Male

BREED: Domestic Shorthair, 4 months old; 3 pounds

LOCATION: CCAS Main Shelter in Green Cove Springs

ABOUT: Don’t let this photo fool you, Cuddler is a kitty full of love and in need of a welcoming home. He is a truly sweet kitten who needs some time to break the ice and melt into your lap. He purrs up a storm once he's comfortable and will continue to serenade you with his voice. All it takes is a little love for him to come around. Come take this shy boy home to his new forever.

claycountygov.com/adopt

Dozer

ANIMAL ID: A0059664170
SEX: Neutered Male

BREED: Mixed Breed; 10 months old; 45 pounds
Heartworm Negative

LOCATION: CCAS Main Shelter in Green Cove Springs

ABOUT: Meet Dozer — a 10-month-old goofball with life-of-the-party energy and a heart full of joy. He's looking for an active home with a yard to zoom in and people to call his own. Fun, silly, and always ready for the next adventure, Dozer is the perfect upbeat companion. He's also incredibly loving and smart, so what are you waiting for? Come adopt Dozer!

claycountygov.com/adopt

Ready to Meet Your New Best Friend?

Our adoptable animals are waiting to add some extra love and fun to your life. From wagging tails to purring kitties, we've got the perfect companion just for you. 🐶 😺

Want to see who's available? Head over to our website and meet our adorable crew looking for their forever homes.

Got questions? Drop us a line at **Clayadoptions@claycountygov.com** and let's chat!

Don't wait! Your new best friend is just a click away! 🏡 💖

claycountygov.com/adopt

If you are interested in helping our furry friends but can't bring one home, please take a look at our Amazon wish list. We are always in need of items for the shelter animals.

Amazon.com

claycountygov.com/adopt

Attachment
“B”
Mobility Fee Study

Source: Clay County Florida Tourism Strategic Plan

BCC Meeting
November 25, 2025
Clay County Mobility Plan Update

Clay County Mobility Study
Agenda

- ❑ Mobility Fee – General Information
- ❑ Study Overview
- ❑ Mobility Fee Process
- ❑ Project List
- ❑ Mobility Fee Rate
- ❑ Questions & Answers

Clay County Mobility Study
General Information

The Mobility Fee is a land use regulation assessed by a local government on new development to help fund the cost of public infrastructure improvements needed to accommodate that development.

Fees are paid at the time of building permit issuance and are designed to offset the financial impact a new development has on public infrastructure.

Governed by Statute: 0163.31801 "Florida Impact Fee Act."

Clay County Mobility Study
General Information

The methodology directly provides confidence in meeting Statute (163.31801) requirements "dual rational nexus"

(f) Ensure that the impact fee is proportional and reasonably connected to, or has a rational nexus with, the need for additional capital facilities and the increased impact generated by the new residential or commercial construction.

(g) Ensure that the impact fee is proportional and reasonably connected to, or has a rational nexus with, the expenditures of the funds collected and the benefits accruing to the new residential or nonresidential construction.

Source: Clay County Florida Tourism Strategic Plan

Clay County Mobility Study

Study Overview

Clay County Mobility Study
Meeting Schedule

Meeting	Date
Kick off	April 22, 2024
Weekly Meetings with staff	Mondays PM
Stakeholder Mtg 1	July 11, 2025
Stakeholder Mtg 2	July 17, 2025
Stakeholder Mtg 3	July 31, 2025
Stakeholder Mtg 4	October 3, 2025
Stakeholder Mtg 5	November 14, 2025
BCC Meeting – informational	November 25, 2025
BCC Meeting – Action	January 13, 2026

Clay County Mobility Study Participants

- Board of County Commissioners
- Clay County Staff
- Stakeholders
  - Developers, Agencies & Consultants
- Clay County Residents

Clay County Mobility Study
Study Overview

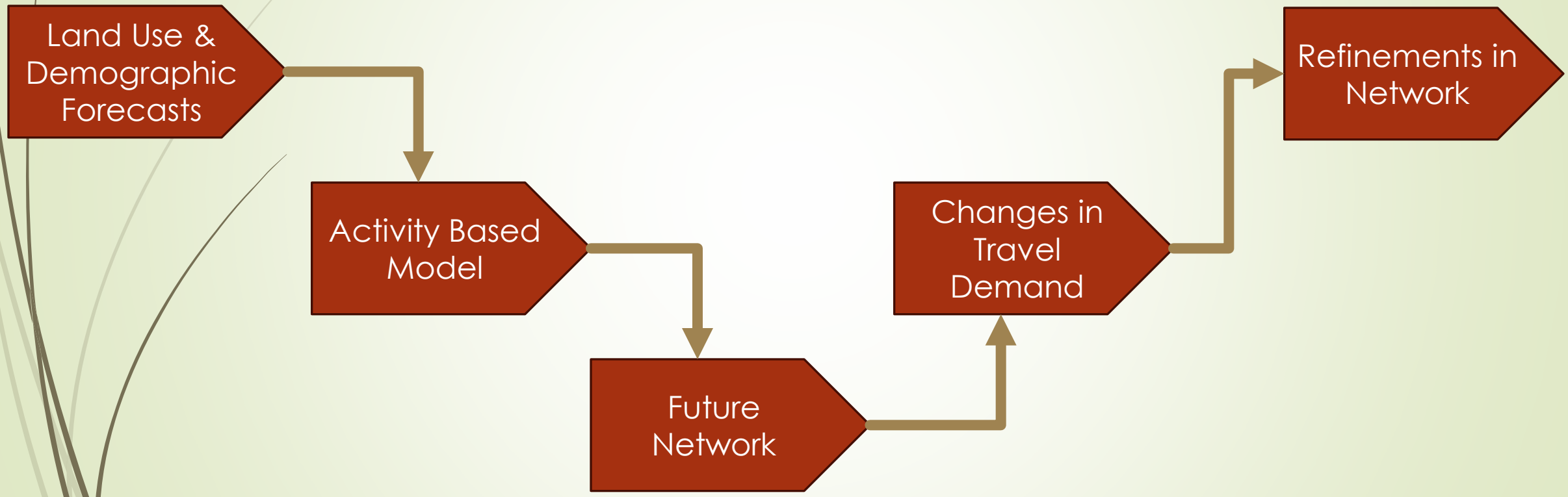
- ❑ Data Review and Updates
- ❑ Technical Analysis and Documentation
- ❑ Calculation of Project Cost and Fee
- ❑ Evaluation of Mobility Fee by Districts
- ❑ Data and Assumptions
- ❑ Final Report
- ❑ Meetings and Presentations

Source: Clay County Florida Tourism Strategic Plan

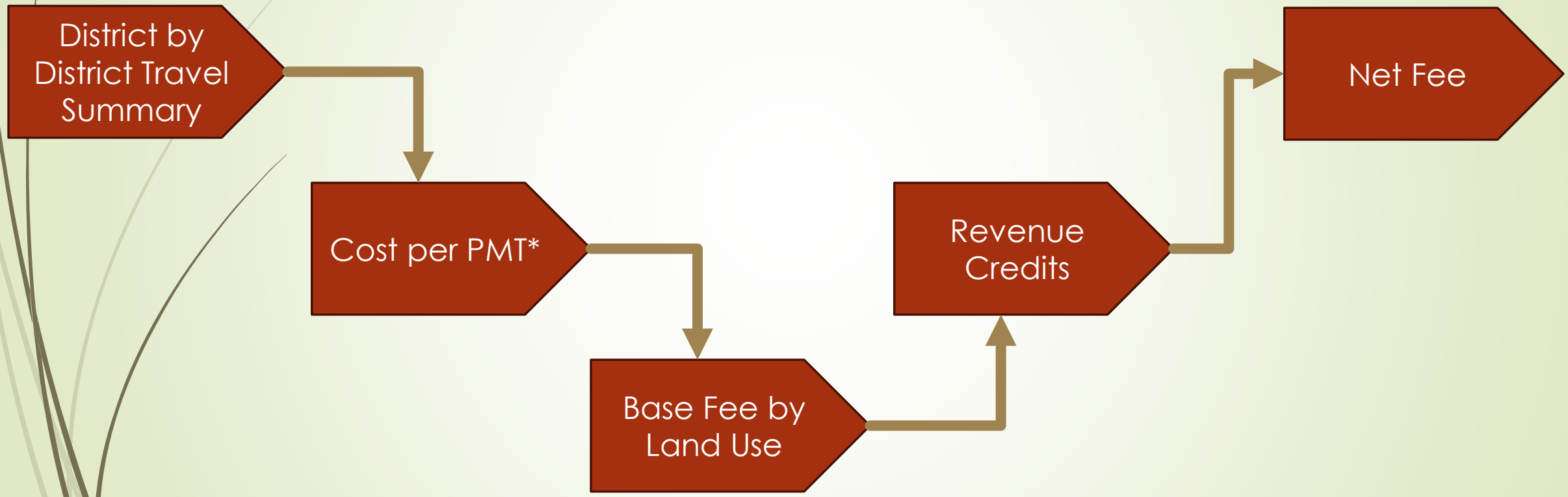
Clay County Mobility Study

Mobility Fee Process

Clay County Mobility Study
Study Process



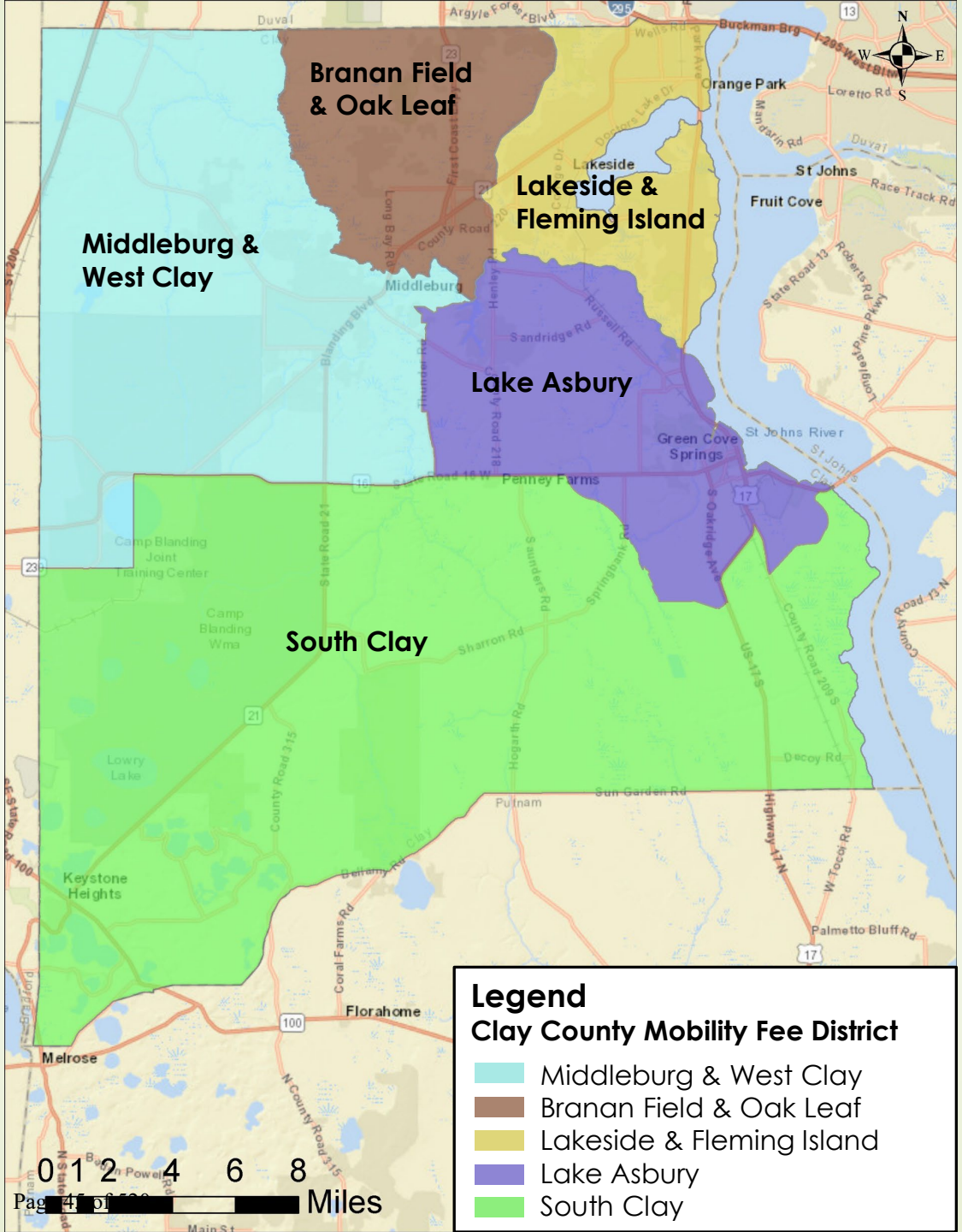
Clay County Mobility Study
Study Process



* Person Miles Traveled

Clay County Mobility Study
Mobility Fee Districts

- ❑ Middleburg & West Clay County
- ❑ Branan Field & Oak Leaf
- ❑ Lakeside & Fleming Island
- ❑ South Clay County
- ❑ Lake Asbury

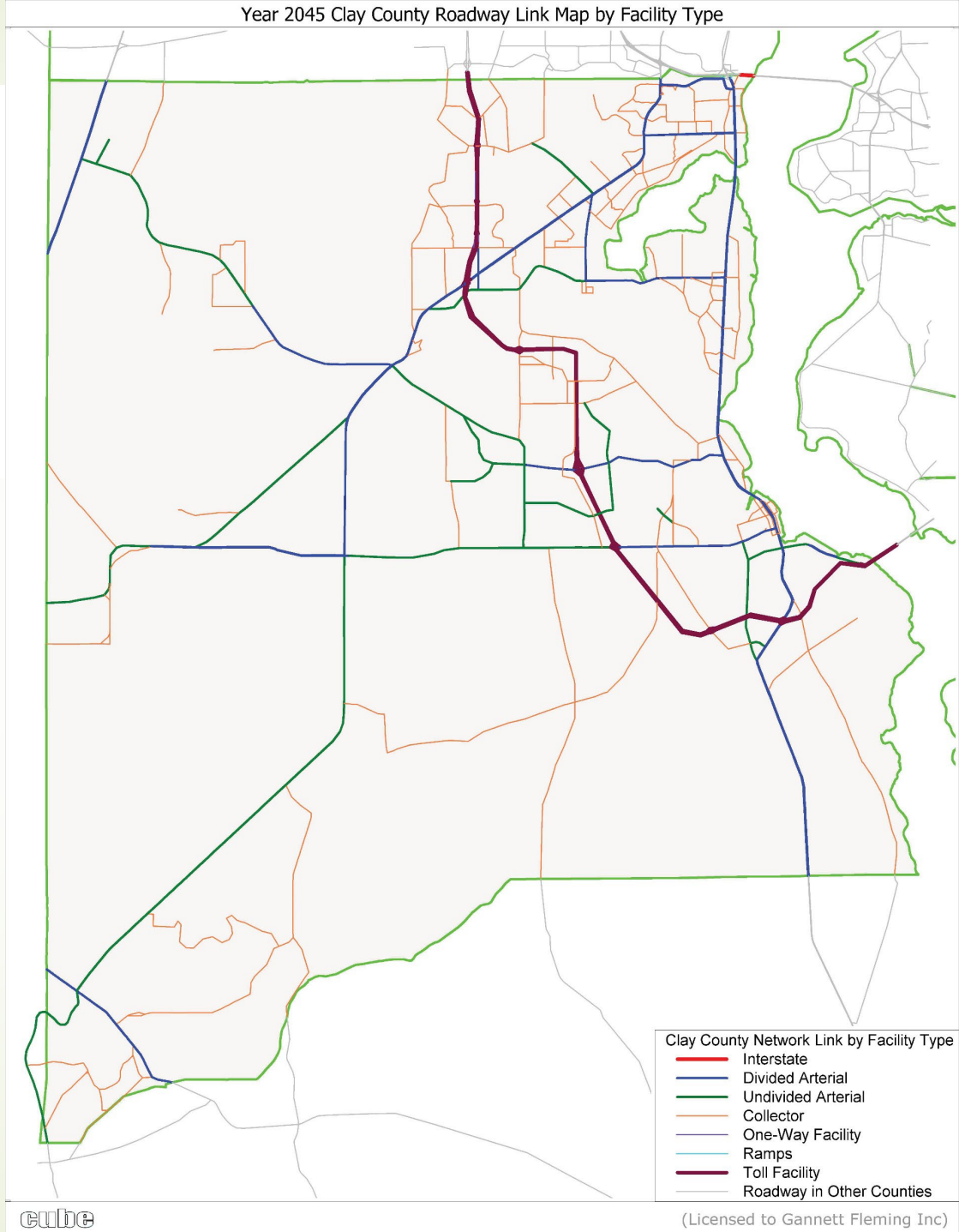

Branan Field
& Oak Leaf
Lakeside &
Fleming Island
Middleburg &
West Clay
Lake Asbury
South Clay
Middleburg
Orange Park
Fruit Cove
St Johns
Lakeside
Green Cove
Springs
St Johns River
Penney Farms
Camp Blanding
Joint
Training Center
Camp
Blanding
Wma
Lowry
Lake
Keystone
Heights
Putnam
Florahome
Melrose
Palmetto Bluff Rd
Decoy Rd
Sun Garden Rd
Sharron Rd
Sandridge Rd
Legend
Clay County Mobility Fee District
Middleburg & West Clay
Branan Field & Oak Leaf
Lakeside & Fleming Island
Lake Asbury
South Clay
0 1 2 4 6 8
Miles

Clay County Mobility Study
Model Run Results

- Year 2024 & 2045 NERPM Network
  - Facility Type
  - Number of Directional Lanes
  - Daily Volume/Capacity Ratio

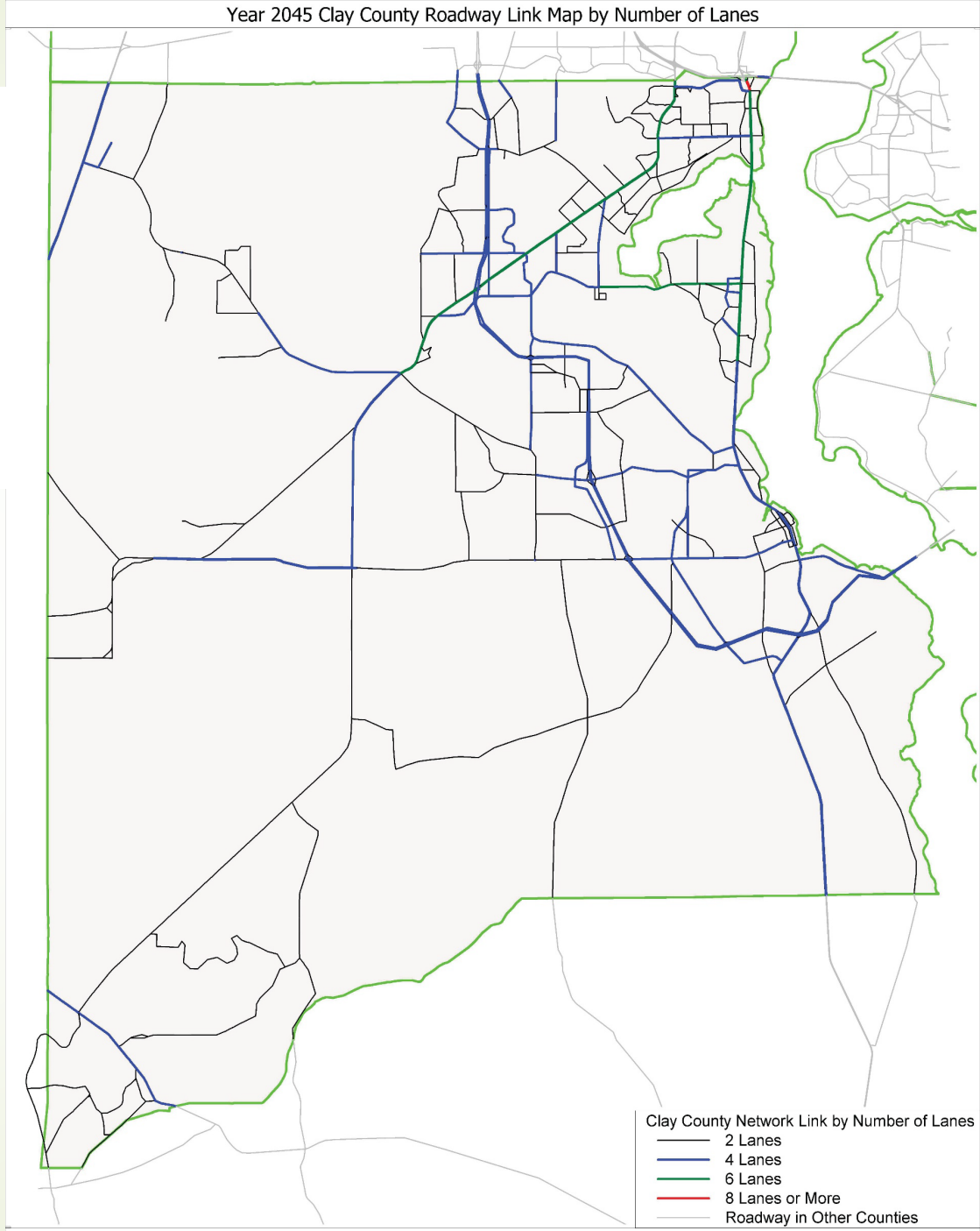
Network

Facility Type in Year 2045

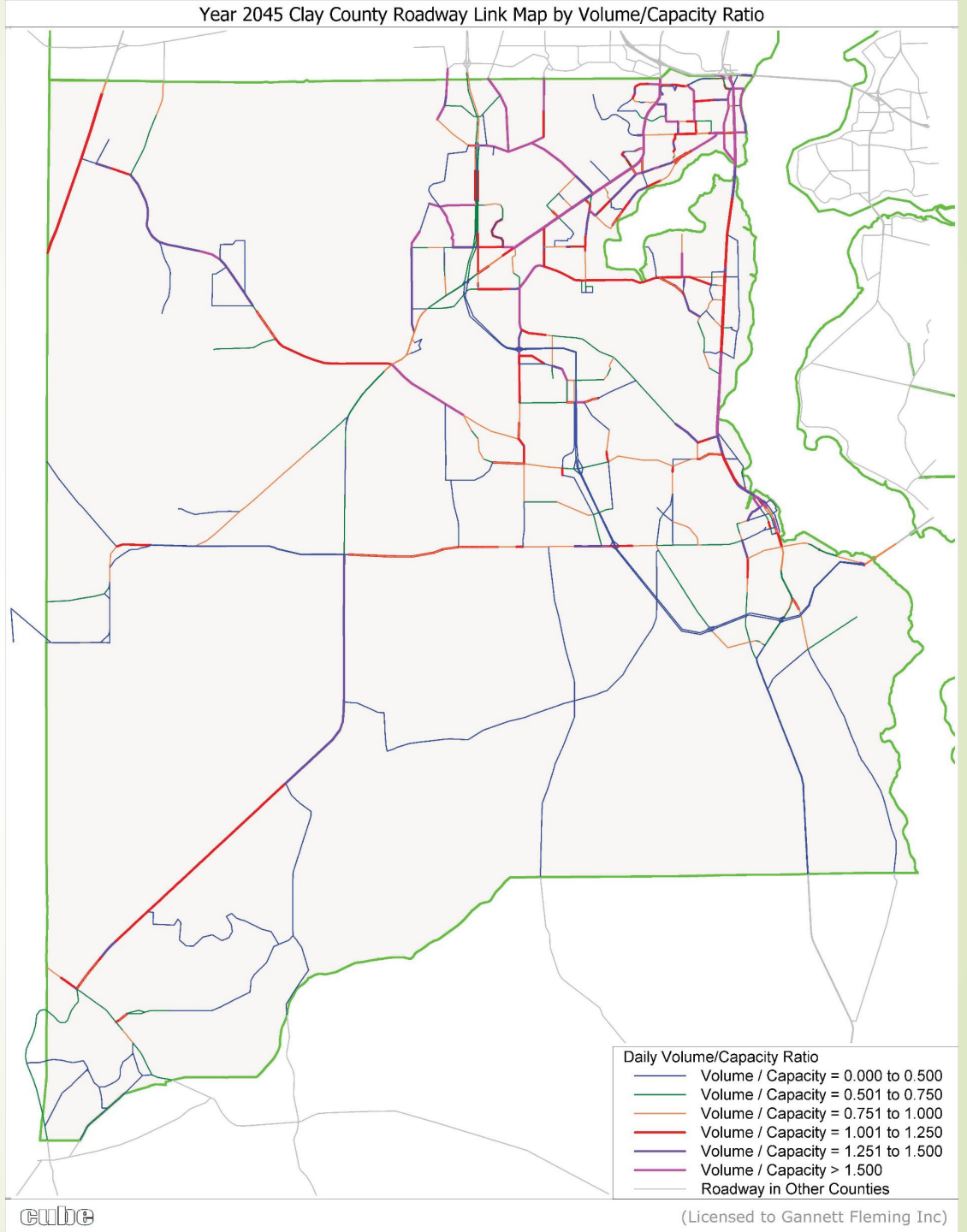


Network

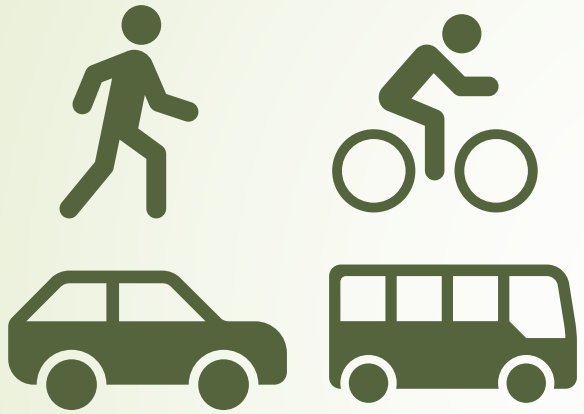
Number of Lanes in Year 2045



Volume-Capacity Ratio in Year 2045



Clay County Mobility Study
Person Trips versus Vehicle Trips



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Person Miles Traveled (PMT)

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Vehicle Miles Traveled (VMT)

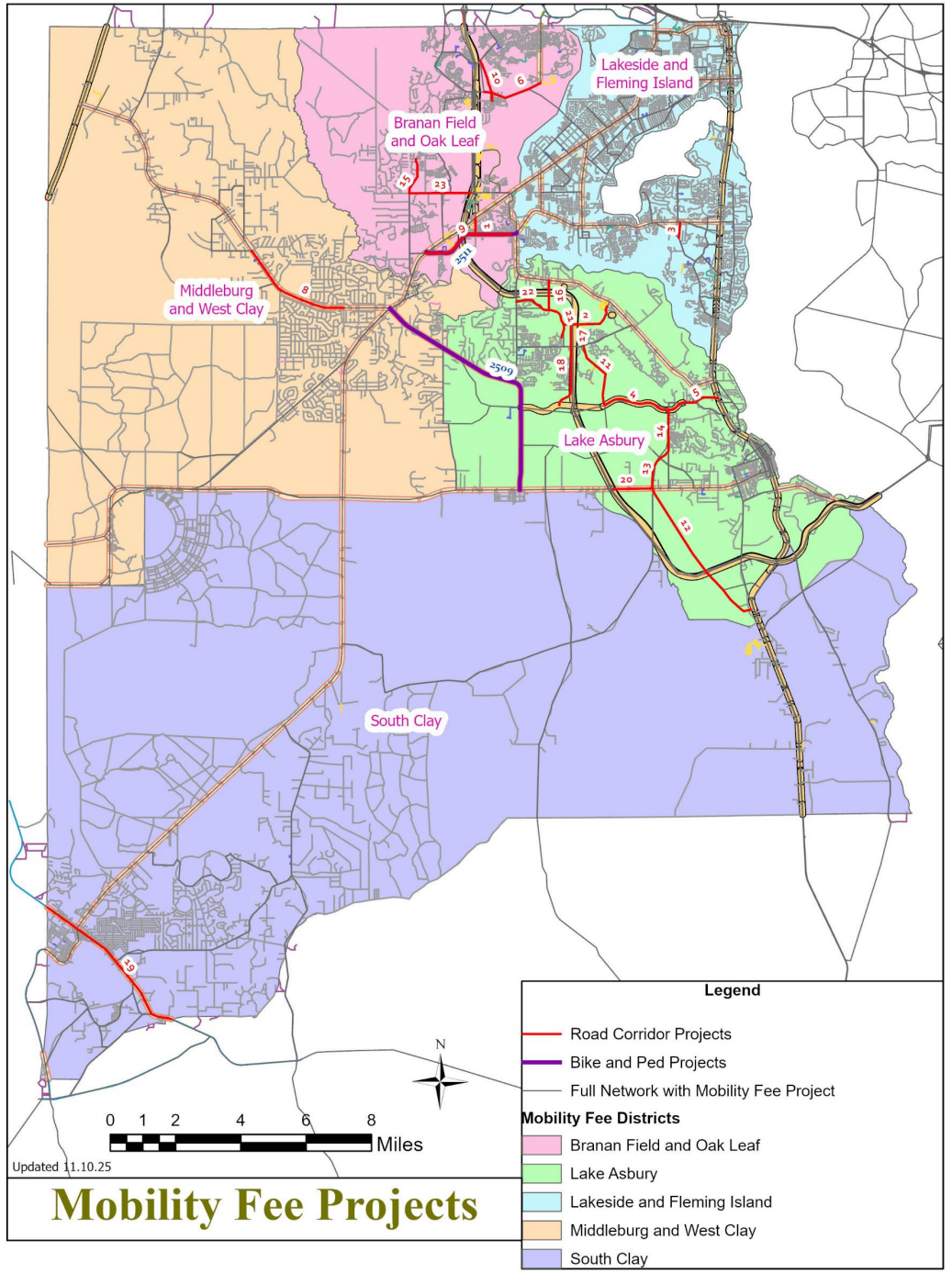
Clay County Mobility Study
Miles Traveled by District
VMT & PMT

Miles Traveled Distribution	Middleburg and West Clay	Branan Field & Oak Leaf	Lakeside & Fleming Island	Lake Asbury	South Clay
2024 VMT	296,975	540,981	1,377,207	531,184	280,069
2045 VMT	557,359	979,835	1,907,367	1,333,361	462,276
Difference VMT	**260,384**	**438,853**	**530,160**	**802,177**	**182,208**
2024 PMT	416,780	789,951	1,943,993	801,511	368,030
2045 PMT	760,491	1,467,506	2,682,286	1,941,453	602,827
Difference PMT	**343,711**	**677,555**	**738,292**	**1,139,942**	**234,797**

VMT to PMT Factor: 1.42

Clay County Mobility Study

Mobility Fee Project List



Clay County Mobility Study
Roadway Projects

ID	Roadway	Limits	Description	District	Length (mi.)	Construction Cost	Misc. Expenses Factor (R/W, Design, CEI, etc.)	Mobility Fee Eligible Cost
1	Baxley Road	CR 220 to SR 21	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Branan Field & Oak Leaf	0.51	$5,825,395	0.85	$6,853,405
2	Block Island (EW 1B)	E. of Russell Road to Verbena Pkwy	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Lake Asbury	1.73	$19,397,131	0.85	$ 22,820,154
3	Canova Road	CR 220 to Old Hard Road	New Construction Extra Cost for Additional Lane on Urban Arterial: U10	Lakeside & Fleming Island	0.49	$2,144,191	0.85	$2,522,577
4	Cathedral Oak Parkway	Feed Mill Rd. to Maryland Ave.	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Lake Asbury	2.17	$13,225,000	0.90	$ 14,694,444
5	Cathedral Oak Parkway	Maryland Ave. to US 17	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Lake Asbury	1.64	$18,848,061	0.70	$ 26,925,802
6	Cheswick Oak Ave Ext	SR 23 to Gadwall Rd.	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Branan Field & Oak Leaf	1.84	$31,877,376	0.80	$ 39,846,720
8	CR 218	Masters Rd. to Bluejay Dr. /Mallard Rd.	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Middleburg and West Clay	3.57	$35,684,270	0.85	$ 41,981,494
9	CR 220	SR 21 to Hollars Place	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Branan Field & Oak Leaf	2.86	$32,829,646	0.85	$ 38,623,113
10	District Dr	Kindlewood Dr. to Plantation Oaks Pkwy	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Branan Field & Oak Leaf	1.33	$12,162,664	0.85	$ 14,309,016
11	Feed Mill Road	Sandridge Road to Cathedral Oak Pkwy	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Lake Asbury	2.13	$19,421,800	0.85	$ 22,849,177
12	Clay Dairy Parkway	US 17 to SR 16	New Construction 4 Lane Urban Road with Median and 4' Bike Lanes: U05	Lake Asbury	4.96	$84,406,128	0.85	$ 99,301,327
13	Clay Dairy Parkway	SR 16 to Medinah Dr.	New Construction 4 Lane Urban Road with Median and 4' Bike Lanes: U05	Lake Asbury	1.34	$22,779,415	0.85	$ 26,799,311
14	Clay Dairy Parkway	Medinah Dr. to Cathedral Oak Pkwy	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Lake Asbury	0.84	$9,642,678	0.85	$ 11,344,327
15	Long Bay Rd Ext.	Old Jennings Rd. to Song Sparrow Rd	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Branan Field & Oak Leaf	1.14	$10,362,027	0.85	$ 12,190,620
16	NS 3	Verbena Prky. to Russell Rd.	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Lake Asbury	0.91	$8,295,424	0.85	$9,759,322
17	Rolling View Blvd (NS 2)	Block Island (EW 1B) to Sandridge Rd.	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Lake Asbury	0.67	$6,129,565	0.85	$7,211,253
18	Rolling View Blvd (NS 2)	Sandridge Road to Cathedral Oak Pkwy	New Construction 4 Lane Urban Road with Median and 4' Bike Lanes: U05	Lake Asbury	1.97	$33,482,693	0.85	$ 39,391,403
19	SR 100	Bradford Co. line to Putnam Co. line	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	South Clay	5.31	$6,091,287		$6,091,287
20	SR 16	SR 23 to Clay Dairy Pkwy	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Lake Asbury	1.25	$1,434,922		$1,434,922
21	Verbena Parkway	Exist end (Sandridge) to NS 3	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Lake Asbury	1.13	$13,633,224	0.90	$ 15,148,027
22	Verbena Parkway	NS 3 to Henley Rd.	New Construction 2 Lane Undivided Urban Arterial with 4' Bike Lanes: U01	Lake Asbury	1.12	$12,856,904	0.90	$ 14,285,449
23	Old Jennings Road	Long Bay Road to SR 23	Widen 2 Lane Urban Arterial to 4 Lane Divided with Median, 4' Bike Lanes: U20	Branan Field & Oak Leaf	1.90	$21,766,969	0.85	$ 25,608,199
					$ 40.79	**$422,296,769**		**$499,991,350**

Clay County Mobility Study
Trail Projects

ID	Trail Name	From Road	To Road	Length (mi.)	Cost	District
2509	CR 218 / Lake Asbury Loop	SR 21	SR 16	7.9	$ 11,850,000	Lake Asbury, Green Cove Springs & Southeast Clay
2511	CR 220 / Flemingburg Trail	SR 21	Henley Road	3	$ 3,000,000	Branan Field & Oak Leaf
				Total	**$ 14,850,000**	

DRAFT

Clay County Mobility Study
Transit Mobility Hub Projects

District	Mobility Fee Eligible Cost
Branan Field & Oak Leaf	$ 5,100,000
Keystone Heights & South Clay	$ -
Lake Asbury, Green Cove Springs & Southeast Clay	$ 5,100,000
Middleburg & West Clay	$ -
Orange Park, Lakeside & Fleming Island	$ 5,100,000
	$ 15,300,000

DRAFT

Clay County Mobility Study Project List and Cost per PMT

District	Project Type			Sum	2045 - 2024 PMT Change	$ per PMT
	Road	Bike & Ped	Transit (Mobility Hubs)			
Middleburg and West Clay	$41,981,494	$0	$0	$41,981,494	343,711	$122.10
Branan Field & Oak Leaf	$137,431,073	$3,000,000	$5,100,000	$145,531,073	677,555	$214.80
Lakeside & Fleming Island	$2,522,577	$0	$5,100,000	$7,622,577	738,292	$10.30
Lake Asbury	$311,964,918	$11,850,000	$5,100,000	$328,914,918	1,139,942	$288.50
South Clay	$6,091,287	$0	$0	$6,091,287	234,797	$25.90
Total	$499,991,349	$14,850,000	$15,300,000	$530,141,349	3,134,297	$169.10

Clay County Mobility Study
Mobility Fee Rate

District	2020 $ per PMT	Year 1	Year 2	Year 3	Year 4 $ per PMT
Middleburg and West Clay	$ 85.00	$ 94.28	$ 103.55	$ 112.83	$122.10
Branan Field & Oak Leaf	$ 155.12	$ 170.04	$ 184.96	$ 199.88	$214.80
Lakeside & Fleming Island	$ 51.77	$ 10.30	$ 10.30	$ 10.30	$10.30
Lake Asbury	$ 200.00	$ 222.13	$ 244.25	$ 266.38	$288.50
South Clay	$ 36.16	$ 25.90	$ 25.90	$ 25.90	$25.90
Total	$ 131.88	$ 94.28	$ 103.55	$ 112.83	$169.10

The Mobility Fee Rate complies with Florida Statute: 163.31801 *"5(d) An impact fee increase may not exceed 50 percent of the current impact fee rate."*

Increases will be phased in over four years. Decreases will occur immediately.

Clay County Mobility Study
Mobility Fee Calc for Each Permit

Fee Structure for any Land Use by District

Trip Rate [A]	Trip Rate = ITE Trip Rates
Trip Length [B]	Trip Length = Travel Model, various by zone
% New Trips [C]	% New Trips = accounts for existing uses and pass-by
Double Counting Factor [D]	Double Counting Factor = reduces chance of counting the total trip length for two different trip-ends.
Regional Road Factor [E]	Local Portion of VMT
VMT to PMT Factor [F]	Converts VMT to PMT
PMT Fee	PMT Fee= Cost of Projects / growth in PMT

Base Mobility Fee = (A x B x C x D x E x F) x PMT Fee

Net Mobility Fee = Base Mobility Fee - credits

Clay County Mobility Study
Base Mobility Fee

Key Takeaways

- Fees need to be updated to be responsive to changing Statutes.
- Methodology is consistent with currently imposed fees. Updated to reflect changes in project priorities and changes in future expected land use.
- Fee Rate remains under the 50% increase that would require additional engagement.

Clay County Mobility Study
Questions & Answers

Thank you!

Attachment
“C”
Auld and White Constructors Presentation

CMAR services for

Clay County Substance Use Disorder Center

AULD & WHITE CONSTRUCTORS

COMPANY OVERVIEW & QUALIFICATIONS

- 38-year history in Northeast Florida

CMAR FOR CLAY COUNTY SUBSTANCE USE DISORDER CENTER

ORGANIZATION

Project Principal
Billy-Dale Tyson
V.P. of Strategic Accounts

Pre-Construction

Pre-Construction
Cindy Reis
Project Development Manager
Public Sector

Pre-Construction
Eric Hickox
Director of Pre-Construction

Estimating
Jared Vincent
Director of Estimating

Construction

Project Executive
Brett Nansen
Division Leader
Public Sector

Project Management
David Auld
Project Manager

Project Supervision
Tim Hagerty
Superintendent

CMAR EXPERIENCE – PUBLIC SECTOR

- DUVAL COUNTY PUBLIC SCHOOLS
- DEPARTMENT OF MANAGEMENT SERVICES
- FLORIDA DEPARTMENT OF JUVENILE JUSTICE
- ST. JOHNS COUNTY SCHOOL DISTRICT
- UNIVERSITY OF NORTH FLORIDA

We will leverage this experience to mitigate risks, control costs, and ensure the project meets all regulatory standards.

TENANT IMPROVEMENT EXPERTS

For over 20 years, the **Jacksonville Business Journal** has consistently ranked **Auld & White Constructors** as one of the **Top Tenant Improvement Contractors in Northeast Florida** and **we have been #1 for the past four (4) years running.**

Tenant Improvement Contractors 2025

Ranked by Area revenue, commercial remodeling

Locally Researched by: James Cannon May 29, 2025, 6:00am EDT

	BUSINESS NAME/URL	ADDRESS/PHONE	AREA REVENUE, COMMERCIAL REMODELING ↓	NUMBER OF PROJECTS COMPLETED	PRIMARY SERVICES	YEAR FOUNDED LOCALLY	TOP LOCAL EXECUTIVE
1	AULD & WHITE CONSTRUCTORS LLC auld-white.com	4168 Southpoint Pkwy. #101 Jacksonville, FL 32216 904-296-2555	$95.6 million	67	New construction and renovation services for commercial, healthcare, and public facilities throughout Northeast Florida.	1987	Nathaniel "Nate" Marty CEO
2	BRASFIELD & GORRIE LLC brasfieldgorrie.com	4601 Touchton Rd. Jacksonville, FL 32246 904-256-6800	$44.72 million	7	Healthcare, Corporate, Federal, Athletic/Entertainment, and Hospitality Tenant Interior preconstruction and construction services.	1999	Erik Sharpe Jacksonville Office Leader and VP - Florida
3	THE CONLAN COMPANY conlancompany.com	10752 Deerwood Park Blvd. S #105 Jacksonville, FL 32256	$38.33 million	6	Commercial, Light Industrial, Interior Buildout Construction.	2007	Gary Condron CEO

2024

Tenant Improvement Contractors 2024

2023

Tenant Improvement Contractors 2023

2022

Tenant Improvement Contractors 2022

CMAR FOR CLAY COUNTY SUBSTANCE USE DISORDER CENTER

PROJECT APPROACH – PRECONSTRUCTION

Jared Vincent
Director of Estimating

Eric Hickox
Director of Pre-Construction

Charles Broughton
Senior Estimator

Ted Kelly
Estimator

Will Vorster
Estimator

Woody Baugher
Estimator

Leigh Anne Giles
Pre-Construction Adminstrator

Matthew Lanahan
VDC & Constructability Manager

Anthony Alessandrini
Pre-Construction Specialist

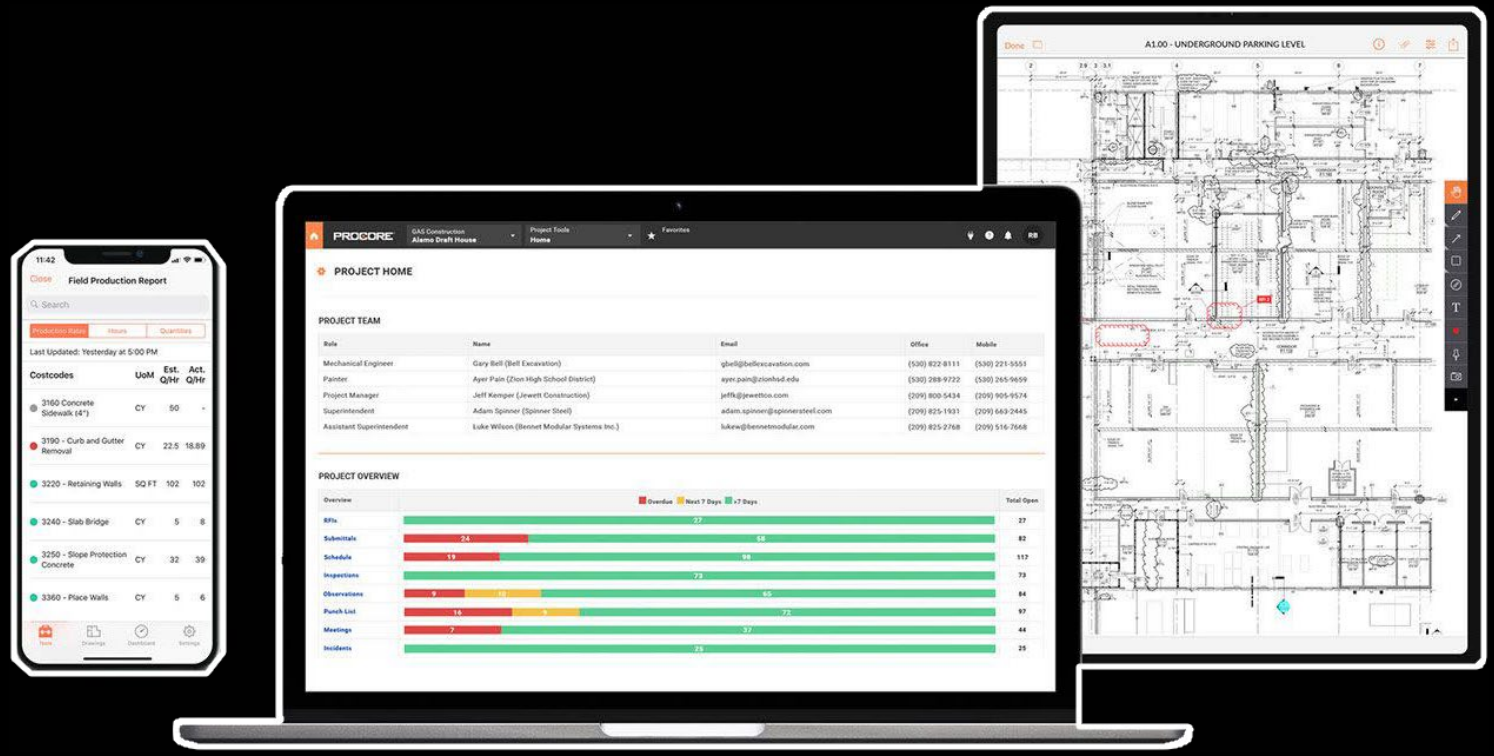
Tracy Williams
Procurement Specialist

Melanie Hill
Permitting Manager

Tiffany Lambdin
Permitting Specialist

PROJECT APPROACH - CONSTRUCTION

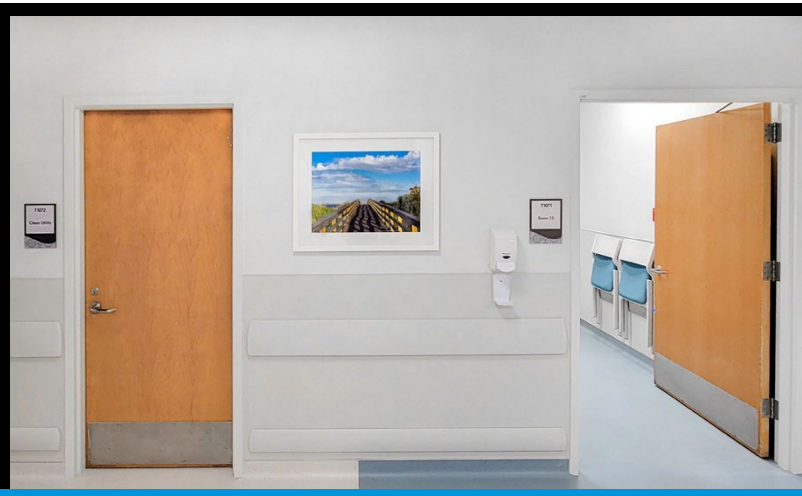
- SCHEDULE
- QUALITY
- BUDGET



CMAR FOR CLAY COUNTY SUBSTANCE USE DISORDER CENTER

SIMILAR PROJECT EXPERIENCE

Flagler County Central Receiving Facility



UF Health St. Johns CAIR Renovation

FDOH Hardy Building 3rd Floor Renovations

K9s For Warriors Duffield Vet Clinic

THANK YOU!

Attachment
“D”
D.E. Scorpio Corporation Presentation

Construction Manager at Risk for the
Substance Use Disorder Recovery Center
Scorpio.

ORG CHART

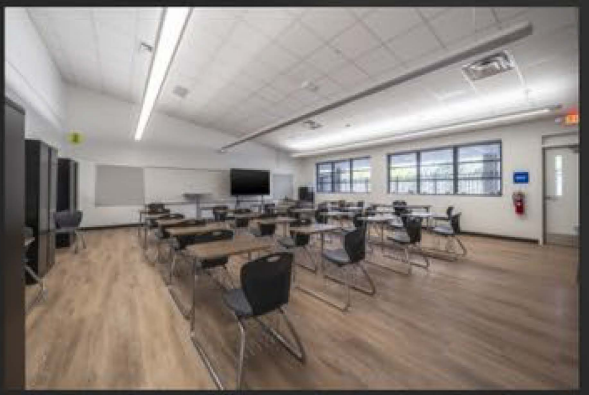
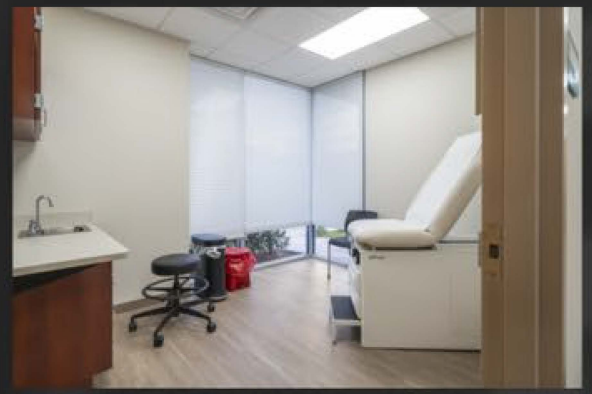
Clay County
Domenic Scorpio
Principal-in-Charge
Walker Architects
Ryan Taylor
Project Development Team Leader
OPERATIONAL SUPPORT
Jessica MacLaren
Project Admin & Accounting
Kevin Bradford
Preconstruction Team Leader
Don Kellogg
Project Operations Team Leader
Aaron Rogers
Field Operations Team Leader
Ricky Buxton
Quality & Safety
Rachel Hotter
Estimator
Antonio Franzese
Senior Project Manager
Rob Collins
Senior Field Manager
6S Team

Ryan Taylor
PROJECT DEVELOPMENT TEAM LEAD

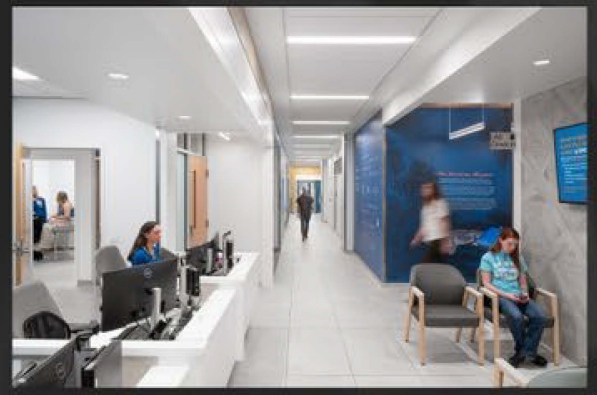
Antonio Franzese
SENIOR PROJECT MANAGER

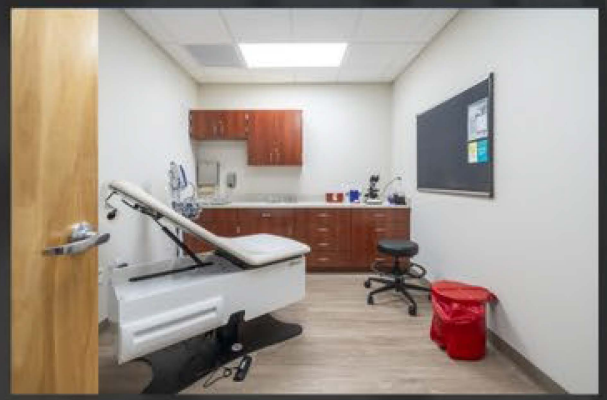
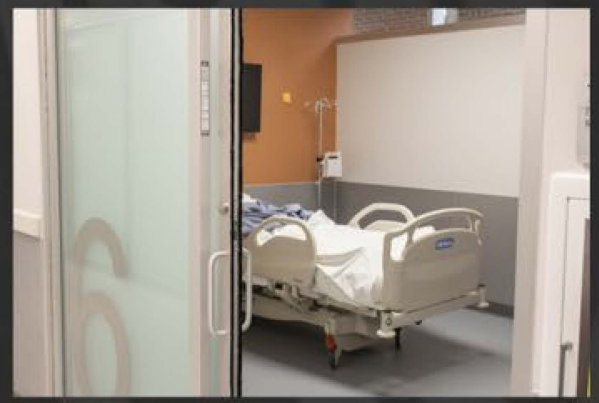
Rob Collins
SENIOR PROJECT MANAGER

SERVING FLORIDA'S PUBLIC SECTOR

SIMILAR PROJECTS



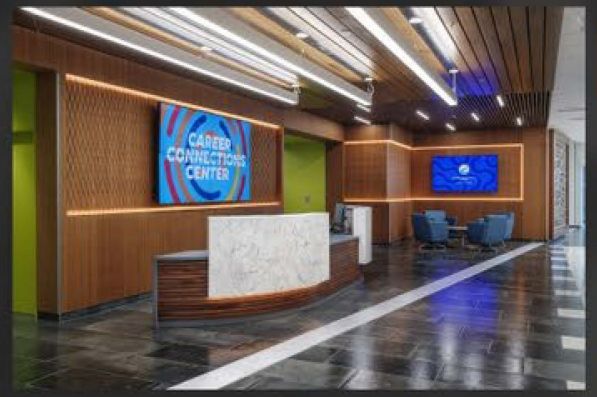



EXPERIENCE WORKING WITH WALKER ARCHITECTS

12+
CLIENTS

$142M+
TOTAL PROJECT VALUE DELIVERED

45
PROJECTS DELIVERED



Creating places that Matter.

The Substance Use Disorder Center is an opportunity to extend our partnership with Clay County in service of a mission that **improves lives and strengthens public resources.**

- Creating places that matter for people who care
- Supporting the County's vision for it's communities
- Functionality, safety, and patient-centered design are paramount

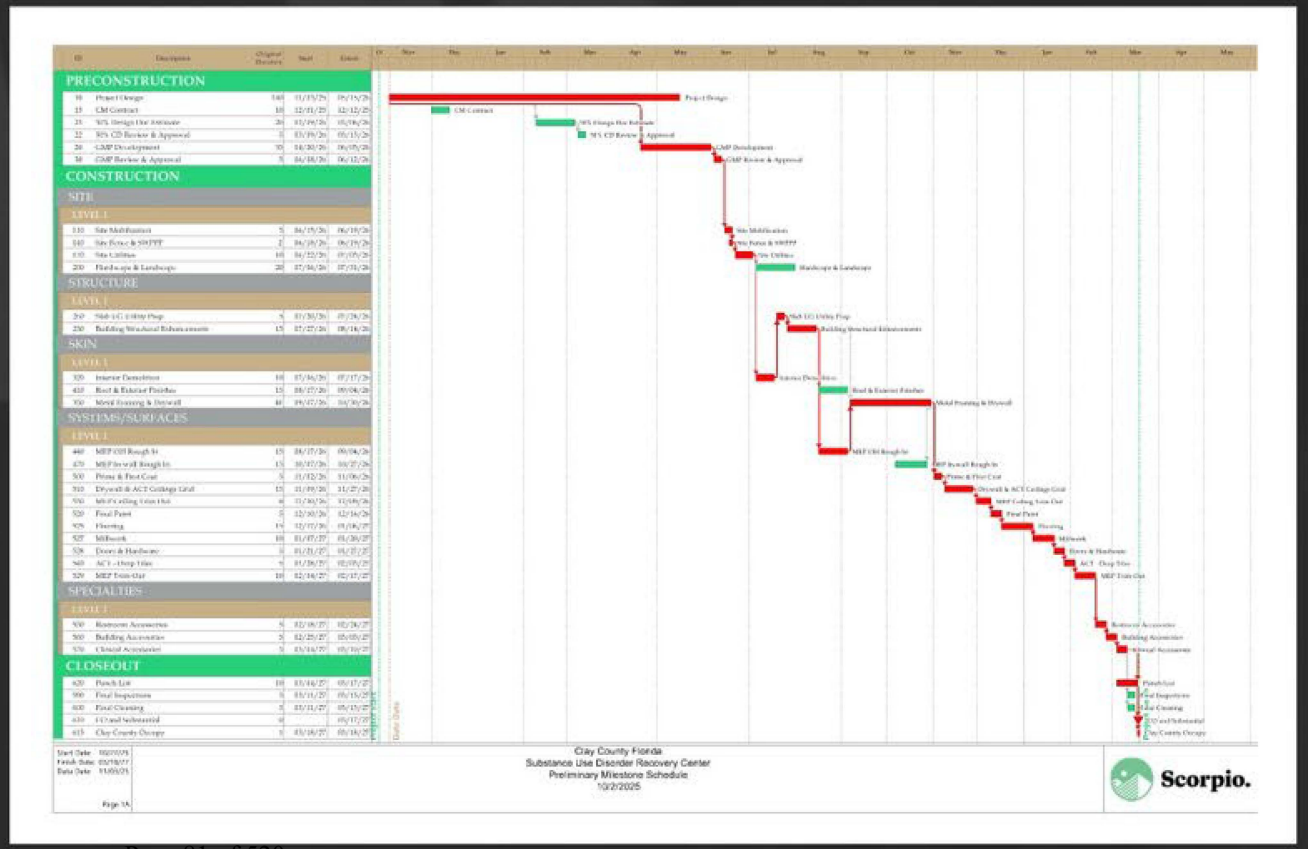
SAFETY OF THE PEOPLE, BUILDINGS, & INFRASTRUCTURE

- Safety is the Number One Priority
- Our Safety Program assesses 3 Components:
  - **Circulation:** Movement Around the Site
  - **Separation:** Ensruing the Public is Separated from Construction Activities
  - **Isolation:** Specific Work Scope Tying into an Existing Building System or Utility Infrastructure.

CSI
Substance Use Disorder Recovery Center
Circulation, Separation, Isolation
LEGEND
CONSTRUCTION TRAFFIC
EXISTING FENCE
DUMPSTER
SCORPIO SITE OFFICE
STORM SYSTEM
WATER SERVICE
ELECTRICAL SERVICE
SANITARY SEWER
Scorpio.
NORTH
Grace Life Church

PROJECT SCHEDULE

MOBILIZE	1 SITE	2 STRUCTURE	3 SKIN	4 SYSTEMS/ SURFACES	5 SPECIALTIES	6 SUBSTANTIAL	MOVE IN
	7/31/26	8/14/26	10/30/26	3/10/27	3/17/27	3/17/2027	



UNIVERSITY OF FLORIDA

STUDENT HEALTH CARE CENTER

WELL
PLATINUM

Make
Buildings
for Life.

WE HAVE THE
PEOPLE
RELATIONSHIPS
HISTORY
EXPERIENCE
QUALIFICATIONS
STRATEGY
KNOWLEDGE
CONFIDENCE
Scorpio.

Attachment
“E”
E. Vaughn Rivers Presentation

E. VAUGHAN RIVERS, INC.

EST. 1975

Clay County

PROJECT PERSONNEL

E. Vaughan Rivers, Inc

Project Support Team

Kristina Kasonic, Procurement & Contract Management

Erin Shavers, Sub Scope Development

Leon Person, BIM/Clash Detection

Tess Evans, Accounting

Nikki Fortune, DPO Manager

Jennifer Rivers, LEED Administration

PROJECT EXECUTIVE TEAM

Operations/Construction Leadership
Jennifer Rivers

LEED AP

PRE-CONSTRUCTION

Senior Pre-Construction Director
E. Vaughan Rivers

Pre-Construction Estimator
Arielle Pennington

CONSTRUCTION

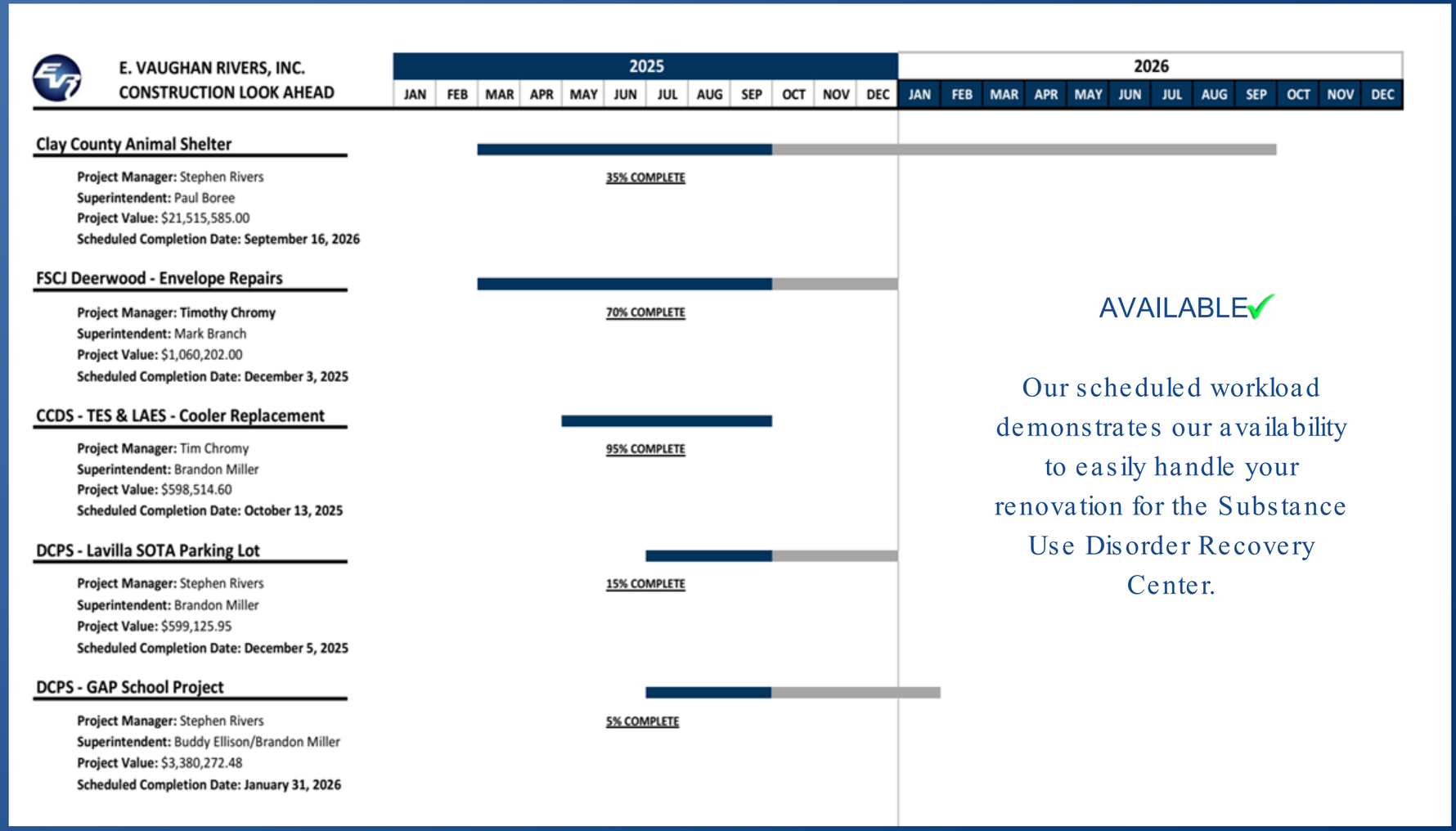
Project Manager
Tim Chromy

Sr. Renovation Project Superintendent
Buddy Ellison

Project Manager
Morgan Young

30 Years of Renovation Experience

CAPABLE & AVAILABLE



AVAILABLE✓

Our scheduled workload demonstrates our availability to easily handle your renovation for the Substance Use Disorder Recovery Center.

BUDGET ESTIMATING & VALUE ENGINEERING

$ 737,848

COMPETITIVE BIDDING

ODP / SALES TAX SAVINGS

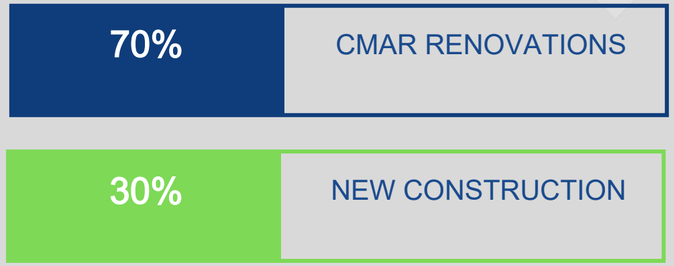
$ 346,997

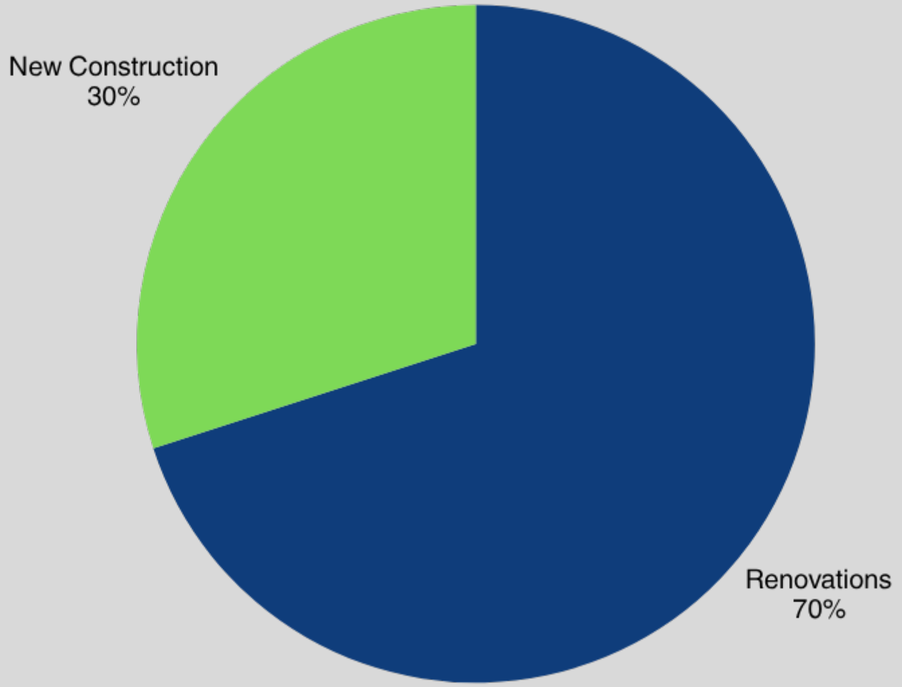
A total savings of $1,084,845 and counting

EXECUTIVE SUMMARY

50 years in business in Clay County

We have completed over 200 CMAR projects





RENOVATIONS

Project Shown: First Coast Medical Plaza

Project Shown: Centennial at Moosehaven

CLAY COUNTY EXPERIENCE

Ginger@riversconstruction.com

(904)264-0123

THANK YOU

Attachment
“F”
Tally Vote

Item #13

SCORE SHEET TABULATION

RFQ No. 24/25-127, Construction Manager at Risk (CMAR) for the Substance Use Disorder Recovery Center

Presentations will be given in alphabetical order. Each Agency will receive a score of 1-3, with 1 being the Agency most qualified.

	Auld & White Constructors, LLC	D.E. Scorpio Corporation dba Scorpio	E. Vaughn Rivers, Inc.
J. Sgromolo	3	1	2
K. Burke	3	2	1
B. Condon	2	3	1
A. Compere	3	1	2
J. Renninger	1	3	2
Total	12	10	8

(The Agency with the lowest score will be considered the top ranked Agency)

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE:

FROM: The Clerks Office

SUBJECT: The Finance Department business is submitted to request approval and ratification by the Board for various warrants and disbursements in order to meet the requirements of Ch. 136.06 (1) FL Statute. Acceptance and disposal of various Board property and various documents are submitted for the Board's information. At times, approval is requested for various finance related issues.

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:

Backup documentation is available on request at the Clay County Administration Building, located at 477 Houston Street, Green Cove Springs.

ATTACHMENTS:

Description	Type	Upload Date	File Name

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Budget Office	Streeper, Lisa	Approved	12/2/2025 - 11:28 AM	Item Pushed to Agenda

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE:

FROM: Administrative and
Contractual Services

SUBJECT:
Approval to post Notice of Intent to Award Bid No. 25/26-010, Construction of Radar Road to DB Civil Construction, LLC in the amount of $4,499,950.00. Approval of award will be effective after the 72-hour protest period has expired.

Funding Source:
Impact Fee District 3 Fund - Capital Improvement Element - Radar Road US17 to Town Center Blvd - Infrastructure

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:
The County requested Bids from Contractors for the construction of approximately 1,950 linear feet of roadway construction on Radar Road, connecting Town Center Blvd to US Highway 17.

Substantial Completion shall be accomplished within three hundred forty-five (345) days from Notice to Proceed. The Contractor shall achieve Final Completion of the Project no less than thirty (30) calendar days after the delivery of the Punch List by the County to the Contractor.
1,131 Suppliers were notified
80 Suppliers downloaded the Request for Bid
8 Bids were received
1 No-Bid was received
7 Contractors attended the Mandatory Pre-Bid meeting

Pursuant to Chapter 5, Section C of the Purchasing Policy, the County Manager is authorized to approve and execute the agreement on behalf of the Board following Board approval of the award.

Is Funding Required (Yes/No):	If Yes, Was the item budgeted (Yes\No\N/A):
Yes	**Yes**

Funding Source:
Impact Fee District 3 Fund - Capital Improvement Element - Radar Road US17 to Town Center Blvd - Infrastructure

Account No.:
FD3001 - CC1231 - PRJ100282 - SC563000

Sole Source (Yes\No):	Advanced Payment (Yes\No):
No	**No**

Planning Requirements:
Public Hearing Required (Yes\No):

Hearing Type:

Initiated By:

N/A

ATTACHMENTS:

	Description	Type	Upload Date	File Name
🗋	Bid Backup_No. 2526-010	Backup Material	12/4/2025	Bid_No._2526-010__Construction_of_Radar_Road.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Administrative and Contractural Services	Streeper, Lisa	Approved	12/3/2025 - 3:43 PM	Item Pushed to Agenda

BID RECOMMENDATION FORM

TITLE: Bid No. 25/26-010, Construction of Radar Road

DATE OF RECOMMENDATION: November 26, 2025

BIDDER	BID TOTAL
Besch and Smith Civil Group, Inc.	$5,106,298.96
Callaway Contracting, Inc.	$6,175,399.23
CW Matthews Contracting Co., Inc.	$5,392,595.51
DB Civil Construction, LLC	$4,499,950.00
Jax Utilities Management, Inc.	$4,929,895.13
J.B. Coxwell Contracting, Inc.	$5,050,683.69
Reeves Construction Company	$5,050,683.69
Superior Construction Company Southeast, LLC	No Bid
Watson Civil Construction, Inc.	$5,712,746.00

FUNDING SOURCE: Impact Fee District 3 Fund - Capital Improvement Element - Radar Road US17 to Town Center Blvd - Infrastructure

RECOMMENDATION:

Award Bid No. 25/26-010, Construction of Radar Road to the lowest bidder, DB Civil Construction, LLC

If only one Bid is received, state reason why accepted and not rebidding:

Staff Assigned to Tabulate Bids and Make Recommendations:

NAME/TITLE: Stephen Koteras, Senior Project Manager

SIGNATURE: stephen e Koteras

BID TABULATION FORM

Bid: 25-26-010 Date: November 21, 2025

Proj: Construction of Radar Road Time Open: 9:00 AM

Ad: Clay Today, October 16, 2025 Time Close: 9:05 AM

This is a generic Bid Tabulation Form; all required bid documents will be verified prior to bid recommendation.

Bids to be evaluated based on evaluation criteria established in bid document

	Bidder	Addendum	Bid Bond	Bid Total
1	Besch and Smith Civil Group, Inc.	Yes	Yes	$ 5,106,298.96
2	CW Matthews Contracting Co., Inc.	Yes	Yes	$ 5,392,595.51
3	Callaway Contracting, Inc.	Yes	Yes	$ 6,175,399.23
4	DB Civil Construction, LLC	Yes	Yes	$ 4,499,950.00
5	J.B. Coxwell Contracting. Inc.	Yes	Yes	$ 5,113,818.71
6	Jax Utilities Management, Inc.	Yes	Yes	$ 4,929,895.13
7	Reeves Construction Company	Yes	Yes	$ 5,050,683.69
8	Superior Construction Company Southeast, LLC	No Bid		
9	Watson Civil Construction, Inc.	Yes	Yes	$ 5,712,746.00
10				

Clay County
Purchasing / Administrative and Contractual Services
477 Houston Street, Green Cove Springs, FL 32043

EVALUATION TABULATION

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

SELECTED VENDOR TOTALS

Vendor	Total
DB Civil Construction, LLC	$4,499,950.00
Jax Utilities Management, Inc.	$4,929,895.13
Reeves Construction Company	$5,050,683.69
Besch and Smith Civil Group, Inc.	$5,106,298.96
J. B. Coxwell Contracting, Inc.	$5,113,818.71
C.W. Matthews Contracting Co., Inc.	$5,392,595.51
Watson Civil Construction, Inc.	$5,712,746.00
Callaway Contracting, Inc.	$6,175,399.23

				BESCH AND SMITH CIVIL GROUP INC.		Callaway Contracting, Inc.		C.W. Matthews Contracting Co., Inc.		DB Civil Construction		Jax Utilities Management, Inc.		J. B. Coxwell Contracting, Inc.		Reeves Construction Company		Watson Civil Construction, Inc.	
Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
General Conditions																			
1	MOBILIZATION	1	LS	$464,690.12	$464,690.12	$419,880.59	$419,880.59	$572,182.77	$572,182.77	$394,000.00	$394,000.00	$190,000.00	$190,000.00	$835,000.00	$835,000.00	$490,000.00	$490,000.00	$570,000.00	$570,000.00
2	MAINTENANCE OF TRAFFFIC	1	LS	$108,629.69	$108,629.69	$70,316.76	$70,316.76	$197,156.34	$197,156.34	$74,800.00	$74,800.00	$125,000.00	$125,000.00	$311,000.00	$311,000.00	$212,710.00	$212,710.00	$458,102.00	$458,102.00
3	PERFORMANCE AND PAYMENT BOND	1	LS	$62,929.71	$62,929.71	$95,796.80	$95,796.80	$30,124.85	$30,124.85	$35,000.00	$35,000.00	$120,241.34	$120,241.34	$48,500.00	$48,500.00	$16,500.00	$16,500.00	$43,000.18	$43,000.18
EARTHWORK & EROSION CONTROL																			
4	SEDIMENT BARRIER	5248	LF	$5.85	$30,700.80	$16.71	$87,694.08	$2.74	$14,379.52	$1.00	$5,248.00	$4.347	$22,813.056	$4.50	$23,616.00	$2.10	$11,020.80	$2.00	$10,496.00
5	FLOATING TURBIDITY BARRIER	492	LF	$12.17	$5,987.64	$18.52	$9,111.84	$16.88	$8,304.96	$18.00	$8,856.00	$20.25	$9,963.00	$36.24	$17,830.08	$10.00	$4,920.00	$17.00	$8,364.00
6	SOIL TRACKING PREVENTION DEVICE	2	EA	$7,073.91	$14,147.82	$4,176.04	$8,352.08	$6,949.88	$13,899.76	$1,400.00	$2,800.00	$16,875.00	$33,750.00	$4,250.00	$8,500.00	$2,500.00	$5,000.00	$4,500.00	$9,000.00
7	INLET PROTECTION SYSTEM	26	EA	$254.33	$6,612.58	$132.25	$3,438.50	$323.70	$8,416.20	$150.00	$3,900.00	$675.00	$17,550.00	$57.75	$1,501.50	$200.00	$5,200.00	$150.00	$3,900.00
8	LITTER REMOVAL	4.06	AC	$1,745.93	$7,088.4758	$3,967.50	$16,108.05	$106.34	$431.7404	$100.00	$406.00	$500.00	$2,030.00	$550.00	$2,233.00	$225.00	$913.50	$350.00	$1,421.00
9	MOWING	4.06	AC	$1,407.11	$5,712.8666	$7,935.00	$32,216.10	$231.60	$940.296	$250.00	$1,015.00	$700.00	$2,842.00	$800.00	$3,248.00	$675.00	$2,740.50	$350.00	$1,421.00
10	CLEARING & GRUBBING	8.02	AC	$28,643.58	$229,721.5116	$38,188.10	$306,268.562	$29,074.96	$233,181.1792	$35,000.00	$280,700.00	$12,578.803	$100,882.0001	$44,500.00	$356,890.00	$18,300.00	$146,766.00	$30,000.00	$240,600.00
11	REGULAR EXCAVATION	8409	CY	$35.58	$299,192.22	$39.91	$335,603.19	$32.45	$272,872.05	$20.00	$168,180.00	$14.9782	$125,951.6838	$10.00	$84,090.00	$20.50	$172,384.50	$45.00	$378,405.00
12	SUBSOIL EXCAVATION (CONTINGENCY)	1000	CY	$49.32	$49,320.00	$20.35	$20,350.00	$53.25	$53,250.00	$16.00	$16,000.00	$10.436	$10,436.00	$30.25	$30,250.00	$51.00	$51,000.00	$50.00	$50,000.00
13	REMOVAL OF EXISTING CONCRETE	1394	SY	$25.94	$36,160.36	$21.82	$30,417.08	$19.23	$26,806.62	$20.00	$27,880.00	$35.00	$48,790.00	$17.25	$24,046.50	$17.60	$24,534.40	$25.00	$34,850.00
14	EMBANKMENT	5032	CY	$54.45	$273,992.40	$16.96	$85,342.72	$51.15	$257,386.80	$15.00	$75,480.00	$17.5501	$88,312.1032	$30.75	$154,734.00	$35.00	$176,120.00	$10.00	$50,320.00
15	TYPE B STABILIZATION	10625	SY	$6.96	$73,950.00	$15.32	$162,775.00	$10.34	$109,862.50	$17.00	$180,625.00	$8.00	$85,000.00	$3.75	$39,843.75	$15.10	$160,437.50	$16.00	$170,000.00
ROADWAY & DRAINAGE																			
16	CRUSHCRETE BASE, 8"	8994	SY	$27.40	$246,435.60	$39.64	$356,522.16	$24.01	$215,945.94	$29.00	$260,826.00	$31.50	$283,311.00	$28.25	$254,080.50	$27.00	$242,838.00	$35.00	$314,790.00
17	OPTIONAL BASE, BASE GROUP 09	189	SY	$42.43	$8,019.27	$58.67	$11,088.63	$125.08	$23,640.12	$130.00	$24,570.00	$27.8995	$5,273.0055	$56.00	$10,584.00	$150.00	$28,350.00	$65.00	$12,285.00
18	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4316	SY	$3.33	$14,372.28	$5.14	$22,184.24	$5.86	$25,291.76	$3.00	$12,948.00	$3.7386	$16,135.7976	$3.15	$13,595.40	$3.25	$14,027.00	$4.00	$17,264.00
19	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$22.71	$4,678.26	$29.94	$6,167.64	$16.75	$3,450.50	$22.00	$4,532.00	$26.8932	$5,539.9992	$66.00	$13,596.00	$23.00	$4,738.00	$23.00	$4,738.00
20	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$183.37	$139,159.493	$221.10	$167,792.79	$260.21	$197,473.369	$180.00	$136,602.00	$216.5542	$164,342.9824	$187.00	$141,914.30	$215.00	$163,163.50	$170.00	$129,013.00
21	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$437.93	$21,633.742	$555.23	$27,428.362	$426.61	$21,074.534	$300.00	$14,820.00	$350.9312	$17,336.0013	$346.00	$17,092.40	$300.00	$14,820.00	$280.00	$13,832.00
22	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$329.94	$60,412.014	$376.25	$68,891.375	$614.22	$112,463.682	$320.00	$58,592.00	$363.1349	$66,490.0002	$344.00	$62,986.40	$310.00	$56,761.00	$290.00	$53,099.00
23	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$262.23	$195,020.451	$298.00	$221,622.60	$298.18	$221,756.466	$250.00	$185,925.00	$296.4596	$220,477.0045	$225.00	$167,332.50	$255.00	$189,643.50	$235.00	$174,769.50
24	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$83.44	$12,265.68	$77.37	$11,373.39	$85.36	$12,547.92	$100.00	$14,700.00	$113.4014	$16,670.0058	$95.00	$13,965.00	$150.00	$22,050.00	$225.00	$33,075.00
25	YARD DRAIN	4	EA	$3,902.73	$15,610.92	$8,465.63	$33,862.52	$6,332.26	$25,329.04	$1,900.00	$7,600.00	$1,630.75	$6,523.00	$2,795.00	$11,180.00	$4,650.00	$18,600.00	$3,800.00	$15,200.00
26	INLETS, CURB, TYPE P-6, <10'	4	EA	$11,901.63	$47,606.52	$11,444.19	$45,776.76	$15,502.28	$62,009.12	$10,400.00	$41,600.00	$4,869.75	$19,479.00	$9,000.00	$36,000.00	$8,500.00	$34,000.00	$8,500.00	$34,000.00
27	INLETS, CURB, TYPE P-5, <10'	5	EA	$9,531.73	$47,658.65	$13,833.54	$69,167.70	$14,736.18	$73,680.90	$10,000.00	$50,000.00	$12,000.00	$60,000.00	$9,000.00	$45,000.00	$8,200.00	$41,000.00	$8,500.00	$42,500.00
28	INLETS, DT BOT, TYPE D, <10'	1	EA	$7,135.35	$7,135.35	$7,739.57	$7,739.57	$8,595.18	$8,595.18	$7,500.00	$7,500.00	$4,790.00	$4,790.00	$5,750.00	$5,750.00	$5,375.00	$5,375.00	$6,000.00	$6,000.00
29	INLETS, DT BOT, TYPE C,<10'	3	EA	$6,911.76	$20,735.28	$7,784.46	$23,353.38	$9,050.63	$27,151.89	$7,500.00	$22,500.00	$4,879.3333	$14,637.9999	$6,400.00	$19,200.00	$5,800.00	$17,400.00	$6,500.00	$19,500.00
30	INLETS, DT BOT, TYPE E, <10'	4	EA	$18,637.19	$74,548.76	$20,187.23	$80,748.92	$23,755.26	$95,021.04	$11,000.00	$44,000.00	$6,769.00	$27,076.00	$6,800.00	$27,200.00	$4,500.00	$18,000.00	$8,000.00	$32,000.00
31	INLETS, DT BOT, TYPE H, <10'	1	EA	$9,514.51	$9,514.51	$21,323.87	$21,323.87	$14,026.50	$14,026.50	$10,000.00	$10,000.00	$8,117.00	$8,117.00	$9,500.00	$9,500.00	$10,600.00	$10,600.00	$10,500.00	$10,500.00
32	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$14,077.06	$42,231.18	$23,002.95	$69,008.85	$5,809.77	$17,429.31	$12,000.00	$36,000.00	$27,602.00	$82,806.00	$23,000.00	$69,000.00	$15,600.00	$46,800.00	$14,000.00	$42,000.00
33	INLETS, GUTTER, TYPE V, <10'	5	EA	$7,310.86	$36,554.30	$11,387.93	$56,939.65	$10,771.08	$53,855.40	$9,500.00	$47,500.00	$6,031.00	$30,155.00	$6,450.00	$32,250.00	$6,265.00	$31,325.00	$6,000.00	$30,000.00
34	MANHOLES, J-7, <10'	7	EA	$17,088.23	$119,617.61	$16,171.51	$113,200.57	$13,316.60	$93,216.20	$12,000.00	$84,000.00	$7,827.2857	$54,790.9999	$7,400.00	$51,800.00	$8,620.00	$60,340.00	$9,000.00	$63,000.00
35	DESILTING PIPE, 0 - 24"	234	LF	$11.57	$2,707.38	$15.23	$3,563.82	$16.75	$3,919.50	$17.00	$3,978.00	$27.00	$6,318.00	$5.50	$1,287.00	$7.50	$1,755.00	$3.00	$702.00
36	DESILTING PIPE, 25 - 36"	939	LF	$11.57	$10,864.23	$15.23	$14,300.97	$20.24	$19,005.36	$19.00	$17,841.00	$27.00	$25,353.00	$6.75	$6,338.25	$8.00	$7,512.00	$4.00	$3,756.00
37	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$73.75	$35,621.25	$135.41	$65,403.03	$83.33	$40,248.39	$80.00	$38,640.00	$63.3582	$30,602.0106	$92.50	$44,677.50	$150.00	$72,450.00	$145.00	$70,035.00
38	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$132.25	$41,394.25	$158.27	$49,538.51	$99.47	$31,134.11	$100.00	$31,300.00	$77.3514	$24,210.9882	$135.00	$42,255.00	$165.00	$51,645.00	$150.00	$46,950.00
39	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$180.98	$101,710.76	$185.81	$104,425.22	$138.00	$77,556.00	$130.00	$73,060.00	$120.00	$67,440.00	$160.00	$89,920.00	$190.00	$106,780.00	$180.00	$101,160.00
40	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$404.00	$31,108.00	$286.57	$22,065.89	$213.44	$16,434.88	$185.00	$14,245.00	$161.00	$12,397.00	$240.00	$18,480.00	$225.00	$17,325.00	$225.00	$17,325.00
41	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$281.90	$30,163.30	$347.39	$37,170.73	$271.88	$29,091.16	$208.00	$22,256.00	$207.00	$22,149.00	$315.00	$33,705.00	$300.00	$32,100.00	$265.00	$28,355.00
42	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$114.67	$16,053.80	$174.16	$24,382.40	$118.14	$16,539.60	$120.00	$16,800.00	$102.5929	$14,363.006	$125.00	$17,500.00	$155.00	$21,700.00	$175.00	$24,500.00
43	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$168.43	$156,976.76	$209.61	$195,356.52	$159.17	$148,346.44	$172.00	$160,304.00	$163.00	$151,916.00	$207.50	$193,390.00	$160.00	$149,120.00	$195.00	$181,740.00
44	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$216.21	$32,431.50	$222.13	$33,319.50	$237.06	$35,559.00	$250.00	$37,500.00	$225.00	$33,750.00	$335.00	$50,250.00	$210.00	$31,500.00	$270.00	$40,500.00
45	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$1,549.71	$1,549.71	$2,780.65	$2,780.65	$2,959.53	$2,959.53	$1,900.00	$1,900.00	$1,427.00	$1,427.00	$2,300.00	$2,300.00	$1,900.00	$1,900.00	$2,200.00	$2,200.00
46	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$3,046.09	$9,138.27	$5,661.67	$16,985.01	$4,275.97	$12,827.91	$3,200.00	$9,600.00	$2,925.00	$8,775.00	$2,675.00	$8,025.00	$3,030.00	$9,090.00	$2,500.00	$7,500.00
47	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$4,961.48	$9,922.96	$8,131.87	$16,263.74	$6,473.97	$12,947.94	$5,500.00	$11,000.00	$3,625.50	$7,251.00	$8,700.00	$17,400.00	$4,990.00	$9,980.00	$3,500.00	$7,000.00
48	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$10,277.91	$10,277.91	$9,429.16	$9,429.16	$12,079.99	$12,079.99	$6,500.00	$6,500.00	$7,501.00	$7,501.00	$10,000.00	$10,000.00	$5,820.00	$5,820.00	$4,500.00	$4,500.00
49	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$1,873.20	$1,873.20	$3,795.72	$3,795.72	$3,452.15	$3,452.15	$2,800.00	$2,800.00	$2,703.00	$2,703.00	$2,000.00	$2,000.00	$2,830.00	$2,830.00	$2,500.00	$2,500.00
50	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$3,831.80	$22,990.80	$5,608.36	$33,650.16	$5,701.80	$34,210.80	$6,000.00	$36,000.00	$3,204.1667	$19,225.0002	$6,600.00	$39,600.00	$3,950.00	$23,700.00	$3,500.00	$21,000.00
51	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$2,902.77	$2,902.77	$17,597.55	$17,597.55	$10,384.95	$10,384.95	$7,000.00	$7,000.00	$5,000.00	$5,000.00	$7,000.00	$7,000.00	$6,840.00	$6,840.00	$5,100.00	$5,100.00
52	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$85.87	$2,661.97	$52.60	$1,630.60	$147.09	$4,559.79	$60.00	$1,860.00	$33.9355	$1,052.0005	$50.00	$1,550.00	$41.50	$1,286.50	$50.00	$1,550.00
53	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$472.76	$472.76	$822.53	$822.53	$185.74	$185.74	$800.00	$800.00	$1,200.00	$1,200.00	$775.00	$775.00	$900.00	$900.00	$775.00	$775.00
54	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$101.15	$101.15	$771.04	$771.04	$16.89	$16.89	$400.00	$400.00	$300.00	$300.00	$550.00	$550.00	$350.00	$350.00	$450.00	$450.00
55	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$132,135.62	$132,135.62	$113,571.60	$113,571.60	$199,331.56	$199,331.56	$150,000.00	$150,000.00	$155,154.00	$155,154.00	$149,500.00	$149,500.00	$145,000.00	$145,000.00	$140,000.00	$140,000.00
56	UNDERDRAIN, TYPE I	3040	LF	$37.72	$114,668.80	$90.63	$275,515.20	$64.54	$196,201.60	$44.00	$133,760.00	$40.00	$121,600.00	$40.50	$123,120.00	$51.00	$155,040.00	$50.00	$152,000.00
57	CONCRETE CURB & GUTTER, TYPE F	5539	LF	$30.22	$167,388.58	$62.80	$347,849.20	$30.19	$167,222.41	$27.00	$149,553.00	$42.8016	$237,078.0624	$23.50	$130,166.50	$29.30	$162,292.70	$40.00	$221,560.00
58	CONCRETE CURB, TYPE D	248	LF	$34.56	$8,570.88	$71.73	$17,789.04	$37.60	$9,324.80	$34.00	$8,432.00	$51.2984	$12,722.0032	$27.25	$6,758.00	$36.60	$9,076.80	$45.00	$11,160.00
59	CONCRETE CURB, TYPE RA	285	LF	$37.65	$10,730.25	$100.96	$28,773.60	$43.33	$12,349.05	$36.00	$10,260.00	$58.0491	$16,543.9935	$32.50	$9,262.50	$39.00	$11,115.00	$50.00	$14,250.00
60	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3270	SY	$63.12	$206,402.40	$72.12	$235,832.40	$65.05	$212,713.50	$60.00	$196,200.00	$93.8251	$306,808.077	$55.50	$181,485.00	$70.00	$228,900.00	$85.00	$277,950.00
61	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$187.38	$23,984.64	$96.19	$12,312.32	$92.51	$11,841.28	$80.00	$10,240.00	$113.3984	$14,514.9952	$85.00	$10,880.00	$81.00	$10,368.00	$105.00	$13,440.00
62	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$172.32	$25,331.04	$164.67	$24,206.49	$158.23	$23,259.81	$150.00	$22,050.00	$217.0476	$31,905.9972	$265.00	$38,955.00	$440.00	$64,680.00	$450.00	$66,150.00
63	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$28.50	$21,631.50	$33.06	$25,092.54	$26.41	$20,045.19	$28.00	$21,252.00	$43.0879	$32,703.7161	$23.00	$17,457.00	$29.00	$22,011.00	$26.00	$19,734.00
64	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$86.68	$9,881.52	$165.31	$18,845.34	$111.20	$12,676.80	$85.00	$9,690.00	$236.2544	$26,933.0016	$123.00	$14,022.00	$105.00	$11,970.00	$120.00	$13,680.00
65	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$116.47	$38,668.04	$466.58	$154,904.56	$139.77	$46,403.64	$98.00	$32,536.00	$97.1988	$32,270.0016	$93.00	$30,876.00	$130.00	$43,160.00	$175.00	$58,100.00
66	PERFORMANCE TURF, SOD	19664	SY	$7.24	$142,367.36	$7.71	$151,609.44	$3.09	$60,761.76	$3.50	$68,824.00	$5.292	$104,061.888	$3.00	$58,992.00	$9.70	$190,740.80	$6.40	$125,849.60
LIGHTING																			

	67	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1413	LF	$15.96	$22,551.48	$18.52	$26,168.76	$14.82	$20,940.66	$14.00	$19,782.00	$16.8747	$23,843.9511	$14.50	$20,488.50	$15.00	$21,195.00	$13.50	$19,075.50
	68	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1140	LF	$31.92	$36,388.80	$37.03	$42,214.20	$50.91	$58,037.40	$30.00	$34,200.00	$36.45	$41,553.00	$48.00	$54,720.00	$52.00	$59,280.00	$46.00	$52,440.00
	69	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$36.48	$1,094.40	$42.32	$1,269.60	$234.94	$7,048.20	$55.00	$1,650.00	$65.1667	$1,955.001	$221.00	$6,630.00	$240.00	$7,200.00	$215.00	$6,450.00
	70	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$1,168.53	$63,100.62	$1,355.56	$73,200.24	$1,337.96	$72,249.84	$2,400.00	$129,600.00	$2,921.4074	$157,755.9996	$800.00	$43,200.00	$870.00	$46,980.00	$765.00	$41,310.00
		ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY																		
	71	CONTRACTOR FROM POWER COMPANY	1	AS	$5,141.54	$5,141.54	$5,964.48	$5,964.48	$3,063.30	$3,063.30	$8,000.00	$8,000.00	$10,135.00	$10,135.00	$2,880.00	$2,880.00	$3,130.00	$3,130.00	$2,750.00	$2,750.00
	72	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$1,984.80	$1,984.80	$2,302.47	$2,302.47	$4,931.65	$4,931.65	$2,800.00	$2,800.00	$3,337.00	$3,337.00	$4,625.00	$4,625.00	$5,035.00	$5,035.00	$4,420.00	$4,420.00
	73	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9689	LF	$2.28	$22,090.92	$2.65	$25,675.85	$3.60	$34,880.40	$3.00	$29,067.00	$3.8475	$37,278.4275	$3.50	$33,911.50	$3.50	$33,911.50	$3.25	$31,489.25
		LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING																		
	74	POLE	5	EA	$1,418.20	$7,091.00	$1,645.19	$8,225.95	$3,068.88	$15,344.40	$1,600.00	$8,000.00	$2,014.20	$10,071.00	$2,885.00	$14,425.00	$3,130.00	$15,650.00	$2,800.00	$14,000.00
		LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION,																		
	75	35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$10,260.28	$20,520.56	$11,902.50	$23,805.00	$8,623.14	$17,246.28	$9,000.00	$18,000.00	$11,654.50	$23,309.00	$8,100.00	$16,200.00	$8,800.00	$17,600.00	$7,800.00	$15,600.00
		LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION,																		
	76	40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$10,830.30	$216,606.00	$12,563.75	$251,275.00	$8,778.98	$175,579.60	$9,200.00	$184,000.00	$11,843.55	$236,871.00	$8,250.00	$165,000.00	$8,900.00	$178,000.00	$7,900.00	$158,000.00
	77	LIGHT POLE COMPLETE, INSTALL	3	EA	$7,844.56	$23,533.68	$9,100.12	$27,300.36	$3,214.06	$9,642.18	$5,000.00	$15,000.00	$6,214.3333	$18,642.9999	$3,025.00	$9,075.00	$3,280.00	$9,840.00	$2,900.00	$8,700.00
	78	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$19,543.55	$19,543.55	$22,671.62	$22,671.62	$31,162.33	$31,162.33	$35,000.00	$35,000.00	$43,571.00	$43,571.00	$30,000.00	$30,000.00	$31,800.00	$31,800.00	$28,000.00	$28,000.00
	79	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL,	25	EA	$756.98	$18,924.50	$878.14	$21,953.50	$1,054.54	$26,363.50	$900.00	$22,500.00	$1,112.40	$27,810.00	$990.00	$24,750.00	$1,070.00	$26,750.00	$945.00	$23,625.00
SIGNING & MARKING																				
		MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON,																		
	80	FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$12,486.77	$74,920.62	$24,595.86	$147,575.16	$12,231.98	$73,391.88	$15,000.00	$90,000.00	$17,550.00	$105,300.00	$12,100.00	$72,600.00	$13,140.00	$78,840.00	$11,555.00	$69,330.00
		SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS																		
	81	THAN 12 SF	14	EA	$658.94	$9,225.16	$1,414.99	$19,809.86	$645.49	$9,036.86	$650.00	$9,100.00	$877.50	$12,285.00	$600.00	$8,400.00	$510.00	$7,140.00	$600.00	$8,400.00
	82	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$212.05	$2,544.60	$1,783.18	$21,398.16	$207.72	$2,492.64	$500.00	$6,000.00	$1,405.3333	$16,863.9996	$195.00	$2,340.00	$110.00	$1,320.00	$192.00	$2,304.00
	83	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$39.90	$359.10	$1,414.42	$12,729.78	$39.09	$351.81	$100.00	$900.00	$143.1111	$1,287.9999	$36.75	$330.75	$40.00	$360.00	$36.50	$328.50
	84	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$132.24	$264.48	$224.03	$448.06	$129.55	$259.10	$250.00	$500.00	$299.50	$599.00	$122.00	$244.00	$200.00	$400.00	$120.00	$240.00
	85	RAISED PAVEMENT MARKER, TYPE B	144	EA	$6.84	$984.96	$13.21	$1,902.24	$6.70	$964.80	$8.00	$1,152.00	$50.00	$7,200.00	$6.25	$900.00	$6.80	$979.20	$9.00	$1,296.00
		THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE,																		
	86	SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$5,130.11	$831.0778	$17,724.26	$2,871.3301	$2,647.16	$428.8399	$3,000.00	$486.00	$17,987.6543	$2,914.00	$4,650.00	$753.30	$2,700.00	$437.40	$6,700.00	$1,085.40
		THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND																		
	87	ROUNDABOUT	1134	LF	$11.40	$12,927.60	$7.35	$8,334.90	$7.82	$8,867.88	$9.00	$10,206.00	$5.6526	$6,410.0484	$10.50	$11,907.00	$7.90	$8,958.60	$15.00	$17,010.00
		THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND																		
	88	CHEVRONS	42	LF	$9.12	$383.04	$11.19	$469.98	$8.38	$351.96	$10.00	$420.00	$16.3095	$684.999	$8.50	$357.00	$8.50	$357.00	$12.00	$504.00
		THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND																		
	89	CROSSWALK	491	LF	$11.40	$5,597.40	$15.87	$7,792.17	$8.93	$4,384.63	$11.00	$5,401.00	$9.6741	$4,749.9831	$10.50	$5,155.50	$9.10	$4,468.10	$15.00	$7,365.00
	90	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$22.80	$2,166.00	$3.40	$323.00	$4.47	$424.65	$6.00	$570.00	$22.6947	$2,155.9965	$21.00	$1,995.00	$4.50	$427.50	$30.00	$2,850.00
		THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND																		
	91	URBAN ISLAND	0.096	GM	$8,550.18	$820.8173	$23,501.56	$2,256.1498	$16,751.56	$1,608.1498	$19,000.00	$1,824.00	$29,281.25	$2,811.00	$7,400.00	$710.40	$17,800.00	$1,708.80	$10,500.00	$1,008.00
		THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR																		
	92	CHEVRON	81	LF	$9.12	$738.72	$11.19	$906.39	$8.38	$678.78	$10.00	$810.00	$16.9136	$1,370.0016	$8.50	$688.50	$8.50	$688.50	$12.50	$1,012.50
		THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12"																		
	93	FOR ROUNDABOUT	0.03	GM	$10,260.22	$307.8066	$38,824.33	$1,164.7299	$13,401.33	$402.0399	$16,000.00	$480.00	$37,533.3333	$1,126.00	$9,450.00	$283.50	$13,680.00	$410.40	$13,500.00	$405.00
		THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10																		
	94	DOTTED EXTENSION LINE, 6"	0.123	GM	$5,130.11	$631.0035	$17,945.77	$2,207.3297	$3,350.33	$412.0906	$4,000.00	$492.00	$14,390.2439	$1,770.00	$4,600.00	$565.80	$3,330.00	$409.59	$6,600.00	$811.80
	95	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$1,368.04	$17,784.52	$661.25	$8,596.25	$335.03	$4,355.39	$400.00	$5,200.00	$113.7692	$1,478.9996	$1,250.00	$16,250.00	$340.00	$4,420.00	$1,800.00	$23,400.00
	96	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$912.03	$19,152.63	$178.54	$3,749.34	$167.52	$3,517.92	$200.00	$4,200.00	$236.1905	$4,960.0005	$850.00	$17,850.00	$170.00	$3,570.00	$1,200.00	$25,200.00
	97	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$6,840.19	$8,420.2739	$17,931.22	$22,073.3318	$8,999.47	$11,078.3476	$10,000.00	$12,310.00	$17,716.4907	$21,809.0001	$6,300.00	$7,755.30	$9,100.00	$11,202.10	$8,940.00	$11,005.14
	98	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$6,840.19	$4,740.2517	$17,868.10	$12,382.5933	$8,934.40	$6,191.5392	$10,000.00	$6,930.00	$19,147.1861	$13,269.00	$6,275.00	$4,348.575	$9,000.00	$6,237.00	$8,910.00	$6,174.63
	99	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$335.88	$24,183.36	$13.33	$959.76	$145.79	$10,496.88	$80.00	$5,760.00	$472.50	$34,020.00	$367.50	$26,460.00	$340.00	$24,480.00	$330.00	$23,760.00
UTILITY ADJUSTMENTS																				
	100	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$5,459.18	$21,836.72	$9,281.77	$37,127.08	$5,930.04	$23,720.16	$7,500.00	$30,000.00	$7,000.00	$28,000.00	$6,650.00	$26,600.00	$7,000.00	$28,000.00	$5,700.00	$22,800.00
		UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER,																		
	101	18"	20	LF	$279.02	$5,580.40	$104.88	$2,097.60	$1,866.46	$37,329.20	$1,000.00	$20,000.00	$3,500.00	$70,000.00	$290.00	$5,800.00	$2,400.00	$48,000.00	$1,950.00	$39,000.00
	102	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$611.50	$3,669.00	$1,912.63	$11,475.78	$1,302.59	$7,815.54	$1,200.00	$7,200.00	$600.00	$3,600.00	$990.00	$5,940.00	$1,650.00	$9,900.00	$750.00	$4,500.00
		UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER,																		
	103	8"	522	LF	$50.71	$26,470.62	$57.31	$29,915.82	$69.78	$36,425.16	$62.00	$32,364.00	$150.00	$78,300.00	$51.50	$26,883.00	$105.00	$54,810.00	$190.00	$99,180.00
	104	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$37.93	$4,172.30	$50.02	$5,502.20	$20.09	$2,209.90	$26.00	$2,860.00	$40.00	$4,400.00	$16.00	$1,760.00	$15.20	$1,672.00	$40.00	$4,400.00
	105	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$610.36	$3,662.16	$362.50	$2,175.00	$1,033.87	$6,203.22	$250.00	$1,500.00	$1,000.00	$6,000.00	$150.00	$900.00	$600.00	$3,600.00	$1,100.00	$6,600.00
LANDSCAPING & IRRIGATION																				
	106	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$52,143.87	$52,143.87	$83,261.30	$83,261.30	$41,166.35	$41,166.35	$50,000.00	$50,000.00	$68,609.00	$68,609.00	$15,850.00	$15,850.00	$52,700.00	$52,700.00	$48,000.00	$48,000.00
	107	IRRIGATION ADJUSTMENTS	1	LS	$128,479.20	$128,479.20	$36,448.10	$36,448.10	$34,794.07	$34,794.07	$40,000.00	$40,000.00	$169,047.00	$169,047.00	$122,500.00	$122,500.00	$129,800.00	$129,800.00	$120,000.00	$120,000.00
		Total				**$5,106,298.9648**		**$6,175,399.2336**		**$5,392,595.5135**		**$4,499,950.00**		**$4,929,895.1279**		**$5,113,818.705**		**$5,050,683.69**		**$5,712,746.00**

[BESCH AND SMITH CIVIL GROUP INC.] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

BESCH AND SMITH CIVIL GROUP INC. Response

CONTACT INFORMATION

Company:
BESCH AND SMITH CIVIL GROUP INC.

Email:
estimating@beschandsmith.com

Contact:
Bryan Gemmill

Address:
345 Cumberland Industrial Ct
St Augustine, FL 32095

Phone:
N/A

Website:
www.beschandsmith.com

Submission Date:
Nov 20, 2025 2:01 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 18, 2025 10:56 AM by Bryan Gemmill

Addendum #2
Confirmed Nov 18, 2025 10:56 AM by Bryan Gemmill

Addendum #3
Confirmed Nov 18, 2025 10:56 AM by Bryan Gemmill

Addendum #4
Confirmed Nov 18, 2025 10:56 AM by Bryan Gemmill

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$464,690.12	$464,690.12
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$108,629.69	$108,629.69
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$62,929.71	$62,929.71
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$5.85	$30,700.80
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$12.17	$5,987.64

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$7,073.91	$14,147.82
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$254.33	$6,612.58
8	0107 1	LITTER REMOVAL	4.06	AC	$1,745.93	$7,088.4758
9	0107 2	MOWING	4.06	AC	$1,407.11	$5,712.8666
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$28,643.58	$229,721.5116
11	0120 1	REGULAR EXCAVATION	8,409	CY	$35.58	$299,192.22
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$49.32	$49,320.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$25.94	$36,160.36
14	0120 6	EMBANKMENT	5,032	CY	$54.45	$273,992.40
15	0160 4	TYPE B STABILIZATION	10,625	SY	$6.96	$73,950.00
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$27.40	$246,435.60
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$42.43	$8,019.27
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$3.33	$14,372.28
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$22.71	$4,678.26
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$183.37	$139,159.493

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$437.93	$21,633.742
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$329.94	$60,412.014
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$262.23	$195,020.451
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$83.44	$12,265.68
25	0425 10	YARD DRAIN	4	EA	$3,902.73	$15,610.92
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$11,901.63	$47,606.52
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$9,531.73	$47,658.65
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$7,135.35	$7,135.35
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$6,911.76	$20,735.28
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$18,637.19	$74,548.76
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$9,514.51	$9,514.51
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$14,077.06	$42,231.18
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$7,310.86	$36,554.30
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$17,088.23	$119,617.61
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$11.57	$2,707.38
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$11.57	$10,864.23

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$73.75	$35,621.25
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$132.25	$41,394.25
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$180.98	$101,710.76
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$404.00	$31,108.00
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$281.90	$30,163.30
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$114.67	$16,053.80
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$168.43	$156,976.76
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$216.21	$32,431.50
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$1,549.71	$1,549.71
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$3,046.09	$9,138.27
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$4,961.48	$9,922.96
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$10,277.91	$10,277.91
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$1,873.20	$1,873.20
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$3,831.80	$22,990.80
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$2,902.77	$2,902.77

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$85.87	$2,661.97
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$472.76	$472.76
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$101.15	$101.15
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$132,135.62	$132,135.62
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$37.72	$114,668.80
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$30.22	$167,388.58
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$34.56	$8,570.88
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$37.65	$10,730.25
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$63.12	$206,402.40
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$187.38	$23,984.64
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$172.32	$25,331.04
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$28.50	$21,631.50
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$86.68	$9,881.52
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$116.47	$38,668.04
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$7.24	$142,367.36

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
LIGHTING						
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$15.96	$22,551.48
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$31.92	$36,388.80
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$36.48	$1,094.40
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$1,168.53	$63,100.62
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$5,141.54	$5,141.54
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$1,984.80	$1,984.80
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$2.28	$22,090.92
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$1,418.20	$7,091.00
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$10,260.28	$20,520.56
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$10,830.30	$216,606.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$7,844.56	$23,533.68
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$19,543.55	$19,543.55
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$756.98	$18,924.50

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
SIGNING & MARKING						
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$12,486.77	$74,920.62
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$658.94	$9,225.16
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$212.05	$2,544.60
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$39.90	$359.10
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$132.24	$264.48
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$6.84	$984.96
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$5,130.11	$831.0778
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$11.40	$12,927.60
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$9.12	$383.04
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$11.40	$5,597.40
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$22.80	$2,166.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$8,550.18	$820.8173
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$9.12	$738.72
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$10,260.22	$307.8066
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$5,130.11	$631.0035
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$1,368.04	$17,784.52
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$912.03	$19,152.63
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$6,840.19	$8,420.2739
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$6,840.19	$4,740.2517
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$335.88	$24,183.36
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$5,459.18	$21,836.72
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$279.02	$5,580.40
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$611.50	$3,669.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$50.71	$26,470.62
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$37.93	$4,172.30
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$610.36	$3,662.16
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$52,143.87	$52,143.87
107	-	IRRIGATION ADJUSTMENTS	1	LS	$128,479.20	$128,479.20
TOTAL						$5,106,298.9648

[CALLAWAY CONTRACTING, INC.] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Callaway Contracting, Inc. Response

CONTACT INFORMATION

Company:
Callaway Contracting, Inc.

Email:
jim@callawaycontracting.com

Contact:
jim callaway

Address:
10950 New Berlin Rd
Jacksonville, FL 32226

Phone:
(904) 751-8944

Website:
N/A

Submission Date:
Nov 20, 2025 2:45 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 20, 2025 10:34 AM by James Callaway

Addendum #2
Confirmed Nov 20, 2025 10:34 AM by James Callaway

Addendum #3
Confirmed Nov 20, 2025 10:34 AM by James Callaway

Addendum #4
Confirmed Nov 20, 2025 10:34 AM by James Callaway

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$419,880.59	$419,880.59
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$70,316.76	$70,316.76
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$95,796.80	$95,796.80
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$16.71	$87,694.08
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$18.52	$9,111.84

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$4,176.04	$8,352.08
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$132.25	$3,438.50
8	0107 1	LITTER REMOVAL	4.06	AC	$3,967.50	$16,108.05
9	0107 2	MOWING	4.06	AC	$7,935.00	$32,216.10
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$38,188.10	$306,268.562
11	0120 1	REGULAR EXCAVATION	8,409	CY	$39.91	$335,603.19
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$20.35	$20,350.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$21.82	$30,417.08
14	0120 6	EMBANKMENT	5,032	CY	$16.96	$85,342.72
15	0160 4	TYPE B STABILIZATION	10,625	SY	$15.32	$162,775.00
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$39.64	$356,522.16
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$58.67	$11,088.63
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$5.14	$22,184.24
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$29.94	$6,167.64
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$221.10	$167,792.79

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$555.23	$27,428.362
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$376.25	$68,891.375
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$298.00	$221,622.60
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$77.37	$11,373.39
25	0425 10	YARD DRAIN	4	EA	$8,465.63	$33,862.52
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$11,444.19	$45,776.76
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$13,833.54	$69,167.70
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$7,739.57	$7,739.57
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$7,784.46	$23,353.38
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$20,187.23	$80,748.92
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$21,323.87	$21,323.87
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$23,002.95	$69,008.85
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$11,387.93	$56,939.65
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$16,171.51	$113,200.57
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$15.23	$3,563.82
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$15.23	$14,300.97

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$135.41	$65,403.03
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$158.27	$49,538.51
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$185.81	$104,425.22
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$286.57	$22,065.89
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$347.39	$37,170.73
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$174.16	$24,382.40
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$209.61	$195,356.52
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$222.13	$33,319.50
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$2,780.65	$2,780.65
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$5,661.67	$16,985.01
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$8,131.87	$16,263.74
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$9,429.16	$9,429.16
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$3,795.72	$3,795.72
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$5,608.36	$33,650.16
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$17,597.55	$17,597.55

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$52.60	$1,630.60
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$822.53	$822.53
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$771.04	$771.04
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$113,571.60	$113,571.60
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$90.63	$275,515.20
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$62.80	$347,849.20
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$71.73	$17,789.04
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$100.96	$28,773.60
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$72.12	$235,832.40
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$96.19	$12,312.32
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$164.67	$24,206.49
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$33.06	$25,092.54
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$165.31	$18,845.34
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$466.58	$154,904.56
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$7.71	$151,609.44

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
LIGHTING						
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$18.52	$26,168.76
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$37.03	$42,214.20
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$42.32	$1,269.60
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$1,355.56	$73,200.24
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$5,964.48	$5,964.48
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$2,302.47	$2,302.47
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$2.65	$25,675.85
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$1,645.19	$8,225.95
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$11,902.50	$23,805.00
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$12,563.75	$251,275.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$9,100.12	$27,300.36
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$22,671.62	$22,671.62
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$878.14	$21,953.50

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
SIGNING & MARKING						
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$24,595.86	$147,575.16
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$1,414.99	$19,809.86
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$1,783.18	$21,398.16
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$1,414.42	$12,729.78
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$224.03	$448.06
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$13.21	$1,902.24
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$17,724.26	$2,871.3301
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$7.35	$8,334.90
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$11.19	$469.98
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$15.87	$7,792.17
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$3.40	$323.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$23,501.56	$2,256.1498
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$11.19	$906.39
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$38,824.33	$1,164.7299
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$17,945.77	$2,207.3297
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$661.25	$8,596.25
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$178.54	$3,749.34
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$17,931.22	$22,073.3318
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$17,868.10	$12,382.5933
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$13.33	$959.76
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$9,281.77	$37,127.08
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$104.88	$2,097.60
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$1,912.63	$11,475.78

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$57.31	$29,915.82
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$50.02	$5,502.20
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$362.50	$2,175.00
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$83,261.30	$83,261.30
107	-	IRRIGATION ADJUSTMENTS	1	LS	$36,448.10	$36,448.10
TOTAL						**$6,175,399.2336**

[C.W. MATTHEWS CONTRACTING CO., INC.] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

C.W. Matthews Contracting Co., Inc. Response

CONTACT INFORMATION

Company:
C.W. Matthews Contracting Co., Inc.

Email:
spetersen@cwmatthews.com

Contact:
Scott Petersen

Address:
1275 County Road 210 W
St. Johns, FL 32259

Phone:
N/A

Website:
N/A

Submission Date:
Nov 20, 2025 2:53 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 19, 2025 4:47 PM by Scott Petersen

Addendum #2
Confirmed Nov 19, 2025 4:47 PM by Scott Petersen

Addendum #3
Confirmed Nov 19, 2025 4:47 PM by Scott Petersen

Addendum #4
Confirmed Nov 19, 2025 4:47 PM by Scott Petersen

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$572,182.77	$572,182.77
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$197,156.34	$197,156.34
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$30,124.85	$30,124.85
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$2.74	$14,379.52
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$16.88	$8,304.96

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$6,949.88	$13,899.76
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$323.70	$8,416.20
8	0107 1	LITTER REMOVAL	4.06	AC	$106.34	$431.7404
9	0107 2	MOWING	4.06	AC	$231.60	$940.296
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$29,074.96	$233,181.1792
11	0120 1	REGULAR EXCAVATION	8,409	CY	$32.45	$272,872.05
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$53.25	$53,250.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$19.23	$26,806.62
14	0120 6	EMBANKMENT	5,032	CY	$51.15	$257,386.80
15	0160 4	TYPE B STABILIZATION	10,625	SY	$10.34	$109,862.50
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$24.01	$215,945.94
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$125.08	$23,640.12
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$5.86	$25,291.76
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$16.75	$3,450.50
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$260.21	$197,473.369

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$426.61	$21,074.534
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$614.22	$112,463.682
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$298.18	$221,756.466
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$85.36	$12,547.92
25	0425 10	YARD DRAIN	4	EA	$6,332.26	$25,329.04
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$15,502.28	$62,009.12
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$14,736.18	$73,680.90
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$8,595.18	$8,595.18
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$9,050.63	$27,151.89
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$23,755.26	$95,021.04
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$14,026.50	$14,026.50
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$5,809.77	$17,429.31
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$10,771.08	$53,855.40
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$13,316.60	$93,216.20
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$16.75	$3,919.50
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$20.24	$19,005.36

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$83.33	$40,248.39
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$99.47	$31,134.11
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$138.00	$77,556.00
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$213.44	$16,434.88
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$271.88	$29,091.16
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$118.14	$16,539.60
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$159.17	$148,346.44
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$237.06	$35,559.00
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$2,959.53	$2,959.53
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$4,275.97	$12,827.91
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$6,473.97	$12,947.94
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$12,079.99	$12,079.99
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$3,452.15	$3,452.15
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$5,701.80	$34,210.80
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$10,384.95	$10,384.95

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$147.09	$4,559.79
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$185.74	$185.74
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$16.89	$16.89
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$199,331.56	$199,331.56
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$64.54	$196,201.60
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$30.19	$167,222.41
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$37.60	$9,324.80
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$43.33	$12,349.05
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$65.05	$212,713.50
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$92.51	$11,841.28
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$158.23	$23,259.81
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$26.41	$20,045.19
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$111.20	$12,676.80
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$139.77	$46,403.64
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$3.09	$60,761.76

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
LIGHTING						
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$14.82	$20,940.66
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$50.91	$58,037.40
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$234.94	$7,048.20
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$1,337.96	$72,249.84
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$3,063.30	$3,063.30
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$4,931.65	$4,931.65
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$3.60	$34,880.40
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$3,068.88	$15,344.40
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$8,623.14	$17,246.28
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$8,778.98	$175,579.60
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$3,214.06	$9,642.18
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$31,162.33	$31,162.33
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$1,054.54	$26,363.50

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
SIGNING & MARKING						
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$12,231.98	$73,391.88
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$645.49	$9,036.86
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$207.72	$2,492.64
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$39.09	$351.81
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$129.55	$259.10
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$6.70	$964.80
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$2,647.16	$428.8399
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$7.82	$8,867.88
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$8.38	$351.96
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$8.93	$4,384.63
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$4.47	$424.65

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$16,751.56	$1,608.1498
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$8.38	$678.78
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$13,401.33	$402.0399
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$3,350.33	$412.0906
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$335.03	$4,355.39
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$167.52	$3,517.92
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$8,999.47	$11,078.3476
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$8,934.40	$6,191.5392
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$145.79	$10,496.88
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$5,930.04	$23,720.16
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$1,866.46	$37,329.20
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$1,302.59	$7,815.54

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$69.78	$36,425.16
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$20.09	$2,209.90
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$1,033.87	$6,203.22
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$41,166.35	$41,166.35
107	-	IRRIGATION ADJUSTMENTS	1	LS	$34,794.07	$34,794.07
TOTAL						$5,392,595.5135

[DB CIVIL CONSTRUCTION] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

DB Civil Construction Response

CONTACT INFORMATION

Company:
DB Civil Construction

Email:
estimating@dbcivilconstruction.com

Contact:
David Borchert

Address:
4475 US-1 South, Suite 707
St Augustine, FL 32086

Phone:
(386) 256-7460

Website:
N/A

Submission Date:
Nov 20, 2025 2:28 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 17, 2025 3:17 PM by David Borchert

Addendum #2
Confirmed Nov 17, 2025 3:17 PM by David Borchert

Addendum #3
Confirmed Nov 17, 2025 3:17 PM by David Borchert

Addendum #4
Confirmed Nov 17, 2025 3:17 PM by David Borchert

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$394,000.00	$394,000.00
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$74,800.00	$74,800.00
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$35,000.00	$35,000.00
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$1.00	$5,248.00
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$18.00	$8,856.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$1,400.00	$2,800.00
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$150.00	$3,900.00
8	0107 1	LITTER REMOVAL	4.06	AC	$100.00	$406.00
9	0107 2	MOWING	4.06	AC	$250.00	$1,015.00
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$35,000.00	$280,700.00
11	0120 1	REGULAR EXCAVATION	8,409	CY	$20.00	$168,180.00
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$16.00	$16,000.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$20.00	$27,880.00
14	0120 6	EMBANKMENT	5,032	CY	$15.00	$75,480.00
15	0160 4	TYPE B STABILIZATION	10,625	SY	$17.00	$180,625.00
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$29.00	$260,826.00
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$130.00	$24,570.00
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$3.00	$12,948.00
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$22.00	$4,532.00
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$180.00	$136,602.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$300.00	$14,820.00
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$320.00	$58,592.00
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$250.00	$185,925.00
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$100.00	$14,700.00
25	0425 10	YARD DRAIN	4	EA	$1,900.00	$7,600.00
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$10,400.00	$41,600.00
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$10,000.00	$50,000.00
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$7,500.00	$7,500.00
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$7,500.00	$22,500.00
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$11,000.00	$44,000.00
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$10,000.00	$10,000.00
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$12,000.00	$36,000.00
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$9,500.00	$47,500.00
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$12,000.00	$84,000.00
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$17.00	$3,978.00
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$19.00	$17,841.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$80.00	$38,640.00
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$100.00	$31,300.00
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$130.00	$73,060.00
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$185.00	$14,245.00
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$208.00	$22,256.00
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$120.00	$16,800.00
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$172.00	$160,304.00
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$250.00	$37,500.00
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$1,900.00	$1,900.00
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$3,200.00	$9,600.00
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$5,500.00	$11,000.00
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$6,500.00	$6,500.00
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$2,800.00	$2,800.00
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$6,000.00	$36,000.00
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$7,000.00	$7,000.00
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$60.00	$1,860.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$800.00	$800.00
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$400.00	$400.00
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$150,000.00	$150,000.00
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$44.00	$133,760.00
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$27.00	$149,553.00
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$34.00	$8,432.00
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$36.00	$10,260.00
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$60.00	$196,200.00
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$80.00	$10,240.00
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$150.00	$22,050.00
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$28.00	$21,252.00
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$85.00	$9,690.00
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$98.00	$32,536.00
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$3.50	$68,824.00
LIGHTING						

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$14.00	$19,782.00
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$30.00	$34,200.00
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$55.00	$1,650.00
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$2,400.00	$129,600.00
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$8,000.00	$8,000.00
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$2,800.00	$2,800.00
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$3.00	$29,067.00
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$1,600.00	$8,000.00
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$9,000.00	$18,000.00
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$9,200.00	$184,000.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$5,000.00	$15,000.00
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$35,000.00	$35,000.00
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$900.00	$22,500.00
SIGNING & MARKING						

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$15,000.00	$90,000.00
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$650.00	$9,100.00
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$500.00	$6,000.00
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$100.00	$900.00
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$250.00	$500.00
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$8.00	$1,152.00
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$3,000.00	$486.00
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$9.00	$10,206.00
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$10.00	$420.00
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$11.00	$5,401.00
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$6.00	$570.00
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$19,000.00	$1,824.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$10.00	$810.00
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$16,000.00	$480.00
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$4,000.00	$492.00
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$400.00	$5,200.00
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$200.00	$4,200.00
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$10,000.00	$12,310.00
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$10,000.00	$6,930.00
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$80.00	$5,760.00
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$7,500.00	$30,000.00
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$1,000.00	$20,000.00
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$1,200.00	$7,200.00
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$62.00	$32,364.00
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$26.00	$2,860.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$250.00	$1,500.00
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$50,000.00	$50,000.00
107	-	IRRIGATION ADJUSTMENTS	1	LS	$40,000.00	$40,000.00
TOTAL						$4,499,950.00

[J. B. COXWELL CONTRACTING, INC.] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

J. B. Coxwell Contracting, Inc. Response

CONTACT INFORMATION

Company:
J. B. Coxwell Contracting, Inc.

Email:
garlandc@jbcoxwell.com

Contact:
Garland Chick

Address:
6741 Lloyd Rd W
Jacksonville, FL 32254

Phone:
N/A

Website:
https://www.jbcoxwell.com/

Submission Date:
Nov 20, 2025 2:02 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 19, 2025 3:19 PM by Garland Chick

Addendum #2
Confirmed Nov 19, 2025 3:19 PM by Garland Chick

Addendum #3
Confirmed Nov 19, 2025 3:19 PM by Garland Chick

Addendum #4
Confirmed Nov 19, 2025 3:19 PM by Garland Chick

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$835,000.00	$835,000.00
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$311,000.00	$311,000.00
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$48,500.00	$48,500.00
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$4.50	$23,616.00
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$36.24	$17,830.08

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$4,250.00	$8,500.00
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$57.75	$1,501.50
8	0107 1	LITTER REMOVAL	4.06	AC	$550.00	$2,233.00
9	0107 2	MOWING	4.06	AC	$800.00	$3,248.00
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$44,500.00	$356,890.00
11	0120 1	REGULAR EXCAVATION	8,409	CY	$10.00	$84,090.00
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$30.25	$30,250.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$17.25	$24,046.50
14	0120 6	EMBANKMENT	5,032	CY	$30.75	$154,734.00
15	0160 4	TYPE B STABILIZATION	10,625	SY	$3.75	$39,843.75
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$28.25	$254,080.50
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$56.00	$10,584.00
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$3.15	$13,595.40
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$66.00	$13,596.00
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$187.00	$141,914.30

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$346.00	$17,092.40
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$344.00	$62,986.40
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$225.00	$167,332.50
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$95.00	$13,965.00
25	0425 10	YARD DRAIN	4	EA	$2,795.00	$11,180.00
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$9,000.00	$36,000.00
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$9,000.00	$45,000.00
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$5,750.00	$5,750.00
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$6,400.00	$19,200.00
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$6,800.00	$27,200.00
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$9,500.00	$9,500.00
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$23,000.00	$69,000.00
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$6,450.00	$32,250.00
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$7,400.00	$51,800.00
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$5.50	$1,287.00
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$6.75	$6,338.25

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$92.50	$44,677.50
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$135.00	$42,255.00
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$160.00	$89,920.00
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$240.00	$18,480.00
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$315.00	$33,705.00
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$125.00	$17,500.00
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$207.50	$193,390.00
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$335.00	$50,250.00
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$2,300.00	$2,300.00
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$2,675.00	$8,025.00
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$8,700.00	$17,400.00
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$10,000.00	$10,000.00
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$2,000.00	$2,000.00
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$6,600.00	$39,600.00
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$7,000.00	$7,000.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$50.00	$1,550.00
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$775.00	$775.00
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$550.00	$550.00
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$149,500.00	$149,500.00
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$40.50	$123,120.00
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$23.50	$130,166.50
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$27.25	$6,758.00
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$32.50	$9,262.50
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$55.50	$181,485.00
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$85.00	$10,880.00
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$265.00	$38,955.00
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$23.00	$17,457.00
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$123.00	$14,022.00
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$93.00	$30,876.00
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$3.00	$58,992.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
LIGHTING						
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$14.50	$20,488.50
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$48.00	$54,720.00
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$221.00	$6,630.00
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$800.00	$43,200.00
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$2,880.00	$2,880.00
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$4,625.00	$4,625.00
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$3.50	$33,911.50
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$2,885.00	$14,425.00
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$8,100.00	$16,200.00
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$8,250.00	$165,000.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$3,025.00	$9,075.00
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$30,000.00	$30,000.00
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$990.00	$24,750.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
SIGNING & MARKING						
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$12,100.00	$72,600.00
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$600.00	$8,400.00
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$195.00	$2,340.00
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$36.75	$330.75
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$122.00	$244.00
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$6.25	$900.00
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$4,650.00	$753.30
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$10.50	$11,907.00
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$8.50	$357.00
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$10.50	$5,155.50
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$21.00	$1,995.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$7,400.00	$710.40
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$8.50	$688.50
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$9,450.00	$283.50
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$4,600.00	$565.80
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$1,250.00	$16,250.00
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$850.00	$17,850.00
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$6,300.00	$7,755.30
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$6,275.00	$4,348.575
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$367.50	$26,460.00
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$6,650.00	$26,600.00
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$290.00	$5,800.00
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$990.00	$5,940.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$51.50	$26,883.00
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$16.00	$1,760.00
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$150.00	$900.00
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$15,850.00	$15,850.00
107	-	IRRIGATION ADJUSTMENTS	1	LS	$122,500.00	$122,500.00
TOTAL						$5,113,818.705

[JAX UTILITIES MANAGEMENT, INC.] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Jax Utilities Management, Inc. Response

CONTACT INFORMATION

Company:
Jax Utilities Management, Inc.

Email:
steven@jaxum.com

Contact:
Steven Jordan

Address:
5465 Verna Blvd
Jacksonville, FL 32205

Phone:
N/A

Website:
N/A

Submission Date:
Nov 20, 2025 2:38 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 17, 2025 5:32 PM by Steven Jordan

Addendum #2
Confirmed Nov 17, 2025 5:31 PM by Steven Jordan

Addendum #3
Confirmed Nov 17, 2025 5:31 PM by Steven Jordan

Addendum #4
Confirmed Nov 17, 2025 5:31 PM by Steven Jordan

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$190,000.00	$190,000.00
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$125,000.00	$125,000.00
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$120,241.34	$120,241.34
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$4.347	$22,813.056
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$20.25	$9,963.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$16,875.00	$33,750.00
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$675.00	$17,550.00
8	0107 1	LITTER REMOVAL	4.06	AC	$500.00	$2,030.00
9	0107 2	MOWING	4.06	AC	$700.00	$2,842.00
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$12,578.803	$100,882.0001
11	0120 1	REGULAR EXCAVATION	8,409	CY	$14.9782	$125,951.6838
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$10.436	$10,436.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$35.00	$48,790.00
14	0120 6	EMBANKMENT	5,032	CY	$17.5501	$88,312.1032
15	0160 4	TYPE B STABILIZATION	10,625	SY	$8.00	$85,000.00
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$31.50	$283,311.00
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$27.8995	$5,273.0055
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$3.7386	$16,135.7976
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$26.8932	$5,539.9992
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$216.5542	$164,342.9824

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$350.9312	$17,336.0013
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$363.1349	$66,490.0002
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$296.4596	$220,477.0045
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$113.4014	$16,670.0058
25	0425 10	YARD DRAIN	4	EA	$1,630.75	$6,523.00
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$4,869.75	$19,479.00
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$12,000.00	$60,000.00
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$4,790.00	$4,790.00
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$4,879.3333	$14,637.9999
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$6,769.00	$27,076.00
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$8,117.00	$8,117.00
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$27,602.00	$82,806.00
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$6,031.00	$30,155.00
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$7,827.2857	$54,790.9999
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$27.00	$6,318.00
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$27.00	$25,353.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$63.3582	$30,602.0106
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$77.3514	$24,210.9882
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$120.00	$67,440.00
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$161.00	$12,397.00
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$207.00	$22,149.00
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$102.5929	$14,363.006
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$163.00	$151,916.00
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$225.00	$33,750.00
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$1,427.00	$1,427.00
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$2,925.00	$8,775.00
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$3,625.50	$7,251.00
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$7,501.00	$7,501.00
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$2,703.00	$2,703.00
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$3,204.1667	$19,225.0002
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$5,000.00	$5,000.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$33.9355	$1,052.0005
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$1,200.00	$1,200.00
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$300.00	$300.00
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$155,154.00	$155,154.00
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$40.00	$121,600.00
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$42.8016	$237,078.0624
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$51.2984	$12,722.0032
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$58.0491	$16,543.9935
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$93.8251	$306,808.077
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$113.3984	$14,514.9952
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$217.0476	$31,905.9972
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$43.0879	$32,703.7161
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$236.2544	$26,933.0016
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$97.1988	$32,270.0016
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$5.292	$104,061.888

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
LIGHTING						
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$16.8747	$23,843.9511
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$36.45	$41,553.00
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$65.1667	$1,955.001
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$2,921.4074	$157,755.9996
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$10,135.00	$10,135.00
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$3,337.00	$3,337.00
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$3.8475	$37,278.4275
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$2,014.20	$10,071.00
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$11,654.50	$23,309.00
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$11,843.55	$236,871.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$6,214.3333	$18,642.9999
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$43,571.00	$43,571.00
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$1,112.40	$27,810.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
SIGNING & MARKING						
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY-BACK TO BACK	6	AS	$17,550.00	$105,300.00
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$877.50	$12,285.00
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$1,405.3333	$16,863.9996
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$143.1111	$1,287.9999
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$299.50	$599.00
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$50.00	$7,200.00
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$17,987.6543	$2,914.00
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$5.6526	$6,410.0484
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$16.3095	$684.999
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$9.6741	$4,749.9831
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$22.6947	$2,155.9965

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$29,281.25	$2,811.00
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$16.9136	$1,370.0016
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$37,533.3333	$1,126.00
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$14,390.2439	$1,770.00
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$113.7692	$1,478.9996
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$236.1905	$4,960.0005
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$17,716.4907	$21,809.0001
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$19,147.1861	$13,269.00
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$472.50	$34,020.00
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$7,000.00	$28,000.00
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$3,500.00	$70,000.00
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$600.00	$3,600.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$150.00	$78,300.00
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$40.00	$4,400.00
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$1,000.00	$6,000.00
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$68,609.00	$68,609.00
107	-	IRRIGATION ADJUSTMENTS	1	LS	$169,047.00	$169,047.00
TOTAL						$4,929,895.1279

[REEVES CONSTRUCTION COMPANY] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Reeves Construction Company Response

CONTACT INFORMATION

Company:
Reeves Construction Company

Email:
aconner@reevescc.com

Contact:
April Conner

Address:
100 Morgan Industrial Boulevard
Savannah, GA 31408

Phone:
(912) 964-6513

Website:
https://www.reevescc.com

Submission Date:
Nov 20, 2025 3:32 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 14, 2025 2:15 PM by April Conner

Addendum #2
Confirmed Nov 14, 2025 2:15 PM by April Conner

Addendum #3
Confirmed Nov 14, 2025 2:15 PM by April Conner

Addendum #4
Confirmed Nov 14, 2025 2:15 PM by April Conner

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$490,000.00	$490,000.00
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$212,710.00	$212,710.00
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$16,500.00	$16,500.00
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$2.10	$11,020.80
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$10.00	$4,920.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$2,500.00	$5,000.00
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$200.00	$5,200.00
8	0107 1	LITTER REMOVAL	4.06	AC	$225.00	$913.50
9	0107 2	MOWING	4.06	AC	$675.00	$2,740.50
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$18,300.00	$146,766.00
11	0120 1	REGULAR EXCAVATION	8,409	CY	$20.50	$172,384.50
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$51.00	$51,000.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$17.60	$24,534.40
14	0120 6	EMBANKMENT	5,032	CY	$35.00	$176,120.00
15	0160 4	TYPE B STABILIZATION	10,625	SY	$15.10	$160,437.50
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$27.00	$242,838.00
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$150.00	$28,350.00
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$3.25	$14,027.00
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$23.00	$4,738.00
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$215.00	$163,163.50

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$300.00	$14,820.00
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$310.00	$56,761.00
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$255.00	$189,643.50
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$150.00	$22,050.00
25	0425 10	YARD DRAIN	4	EA	$4,650.00	$18,600.00
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$8,500.00	$34,000.00
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$8,200.00	$41,000.00
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$5,375.00	$5,375.00
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$5,800.00	$17,400.00
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$4,500.00	$18,000.00
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$10,600.00	$10,600.00
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$15,600.00	$46,800.00
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$6,265.00	$31,325.00
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$8,620.00	$60,340.00
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$7.50	$1,755.00
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$8.00	$7,512.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$150.00	$72,450.00
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$165.00	$51,645.00
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$190.00	$106,780.00
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$225.00	$17,325.00
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$300.00	$32,100.00
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$155.00	$21,700.00
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$160.00	$149,120.00
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$210.00	$31,500.00
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$1,900.00	$1,900.00
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$3,030.00	$9,090.00
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$4,990.00	$9,980.00
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$5,820.00	$5,820.00
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$2,830.00	$2,830.00
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$3,950.00	$23,700.00
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$6,840.00	$6,840.00
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$41.50	$1,286.50

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$900.00	$900.00
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$350.00	$350.00
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$145,000.00	$145,000.00
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$51.00	$155,040.00
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$29.30	$162,292.70
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$36.60	$9,076.80
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$39.00	$11,115.00
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$70.00	$228,900.00
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$81.00	$10,368.00
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$440.00	$64,680.00
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$29.00	$22,011.00
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$105.00	$11,970.00
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$130.00	$43,160.00
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$9.70	$190,740.80
LIGHTING						

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$15.00	$21,195.00
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$52.00	$59,280.00
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$240.00	$7,200.00
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$870.00	$46,980.00
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$3,130.00	$3,130.00
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$5,035.00	$5,035.00
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$3.50	$33,911.50
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$3,130.00	$15,650.00
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$8,800.00	$17,600.00
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$8,900.00	$178,000.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$3,280.00	$9,840.00
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$31,800.00	$31,800.00
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$1,070.00	$26,750.00
SIGNING & MARKING						

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$13,140.00	$78,840.00
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$510.00	$7,140.00
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$110.00	$1,320.00
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$40.00	$360.00
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$200.00	$400.00
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$6.80	$979.20
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$2,700.00	$437.40
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$7.90	$8,958.60
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$8.50	$357.00
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$9.10	$4,468.10
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$4.50	$427.50
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$17,800.00	$1,708.80

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$8.50	$688.50
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$13,680.00	$410.40
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$3,330.00	$409.59
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$340.00	$4,420.00
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$170.00	$3,570.00
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$9,100.00	$11,202.10
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$9,000.00	$6,237.00
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$340.00	$24,480.00
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$7,000.00	$28,000.00
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$2,400.00	$48,000.00
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$1,650.00	$9,900.00
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$105.00	$54,810.00
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$15.20	$1,672.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$600.00	$3,600.00
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$52,700.00	$52,700.00
107	-	IRRIGATION ADJUSTMENTS	1	LS	$129,800.00	$129,800.00
TOTAL						$5,050,683.69

[SUPERIOR CONSTRUCTION COMPANY SOUTHEAST, LLC] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Superior Construction Company Southeast, LLC Response

CONTACT INFORMATION

Company:
Superior Construction Company Southeast, LLC

Email:
see@superiorconstruction.com

Contact:
Katie Gearing

Address:
7072 Business Park Blvd N
Jacksonville, FL 32256

Phone:
(904) 292-4240

Website:
N/A

"No Bid" submitted on Nov 3, 2025 9:54 AM for the following reason:
The project is too small for Superior to be competitive.

[WATSON CIVIL CONSTRUCTION, INC.] RESPONSE DOCUMENT REPORT

RFB No. 25/26-010

Construction of Radar Road

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Watson Civil Construction, Inc. Response

CONTACT INFORMATION

Company:
Watson Civil Construction, Inc.

Email:
estimating@watsoncivil.com

Contact:
Aaron Keen

Address:
319 West Town Place
Suite 25
St Augustine, FL 32092

Phone:
(407) 702-8608

Website:
N/A

Submission Date:
Nov 20, 2025 3:00 PM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 3, 2025 1:21 PM by Aaron Keen

Addendum #2
Confirmed Nov 7, 2025 9:27 AM by Aaron Keen

Addendum #3
Confirmed Nov 11, 2025 8:32 AM by Aaron Keen

Addendum #4
Confirmed Nov 14, 2025 2:50 PM by Aaron Keen

PRICE TABLES

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
General Conditions						
1	0101 1	MOBILIZATION	1	LS	$570,000.00	$570,000.00
2	0102 1	MAINTENANCE OF TRAFFFIC	1	LS	$458,102.00	$458,102.00
3	-	PERFORMANCE AND PAYMENT BOND	1	LS	$43,000.18	$43,000.18
EARTHWORK & EROSION CONTROL						
4	0104 10 3	SEDIMENT BARRIER	5,248	LF	$2.00	$10,496.00
5	0104 11	FLOATING TURBIDITY BARRIER	492	LF	$17.00	$8,364.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
6	0104 15	SOIL TRACKING PREVENTION DEVICE	2	EA	$4,500.00	$9,000.00
7	0104 18	INLET PROTECTION SYSTEM	26	EA	$150.00	$3,900.00
8	0107 1	LITTER REMOVAL	4.06	AC	$350.00	$1,421.00
9	0107 2	MOWING	4.06	AC	$350.00	$1,421.00
10	0110 1 1	CLEARING & GRUBBING	8.02	AC	$30,000.00	$240,600.00
11	0120 1	REGULAR EXCAVATION	8,409	CY	$45.00	$378,405.00
12	0120 4	SUBSOIL EXCAVATION (CONTINGENCY)	1,000	CY	$50.00	$50,000.00
13	0110 4 10	REMOVAL OF EXISTING CONCRETE	1,394	SY	$25.00	$34,850.00
14	0120 6	EMBANKMENT	5,032	CY	$10.00	$50,320.00
15	0160 4	TYPE B STABILIZATION	10,625	SY	$16.00	$170,000.00
ROADWAY & DRAINAGE						
16	0285706	CRUSHCRETE BASE, 8"	8,994	SY	$35.00	$314,790.00
17	0285709	OPTIONAL BASE, BASE GROUP 09	189	SY	$65.00	$12,285.00
18	0327 70 19	MILLING EXISTING ASPHALT PAVEMENT, 3/4" AVG DEPTH	4,316	SY	$4.00	$17,264.00
19	0327 70 6	MILLING EXISTING ASPHALT PAVEMENT, 1 1/2" AVG DEPTH	206	SY	$23.00	$4,738.00
20	0334 1 13	SUPERPAVE ASPHALTIC CONC, TRAFFIC C	758.9	TN	$170.00	$129,013.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
21	0334 1 53	SUPERPAVE ASPHALTIC CONC, TRAFFIC C, PG 76-22	49.4	TN	$280.00	$13,832.00
22	0037 7 25	ASPHALT CONCRETE FRICTION COURSE, INC BIT, FC-5, PG 76-22	183.1	TN	$290.00	$53,099.00
23	0337 7 83	ASPHALT CONCRETE FRICTION COURSE,TRAFFIC C, FC-12.5, PG 76-22	743.7	TN	$235.00	$174,769.50
24	0350 3 1	PLAIN CEMENT CONCRETE PAVEMENT, 6"	147	SY	$225.00	$33,075.00
25	0425 10	YARD DRAIN	4	EA	$3,800.00	$15,200.00
26	0425 1361	INLETS, CURB, TYPE P-6, <10'	4	EA	$8,500.00	$34,000.00
27	0425 1351	INLETS, CURB, TYPE P-5, <10'	5	EA	$8,500.00	$42,500.00
28	0425 1541	INLETS, DT BOT, TYPE D, <10'	1	EA	$6,000.00	$6,000.00
29	0425 1521	INLETS, DT BOT, TYPE C,<10'	3	EA	$6,500.00	$19,500.00
30	0425 1551	INLETS, DT BOT, TYPE E, <10'	4	EA	$8,000.00	$32,000.00
31	0425 1581	INLETS, DT BOT, TYPE H, <10'	1	EA	$10,500.00	$10,500.00
32	0425 1589	INLETS, DT BOT, TYPE H, MODIFY (CONTROL STRUCTURES)	3	EA	$14,000.00	$42,000.00
33	0425 1711	INLETS, GUTTER, TYPE V, <10'	5	EA	$6,000.00	$30,000.00
34	0425 2 71	MANHOLES, J-7, <10'	7	EA	$9,000.00	$63,000.00
35	0430 94 1	DESILTING PIPE, 0 - 24"	234	LF	$3.00	$702.00
36	0430 94 2	DESILTING PIPE, 25 - 36"	939	LF	$4.00	$3,756.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
37	0430175115	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 15"S/CD	483	LF	$145.00	$70,035.00
38	0430175118	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 18"S/CD	313	LF	$150.00	$46,950.00
39	0430175124	PIPE CULVERT,OPTIONAL MATERIAL,ROUND, 24"S/CD	562	LF	$180.00	$101,160.00
40	0430174130	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 30"SD	77	LF	$225.00	$17,325.00
41	0430174136	PIPE CULVERT, OPTIONAL MATERIAL, ROUND, 36"SD	107	LF	$265.00	$28,355.00
42	0430175218	PIPE CULVERT,OPTIONAL MATERIAL,OTHER-ELIP/ARCH, 18"S/CD	140	LF	$175.00	$24,500.00
43	0430175224	PIPE CULVERT,OPTIONAL MATERIAL,OTHER SHAPE-ELIP/ARCH, 24"S/CD	932	LF	$195.00	$181,740.00
44	0430175230	PIPE CULVERT, OPT MATERIAL, OTHER SHAPE - ELIP/ARCH, 30"S/CD	150	LF	$270.00	$40,500.00
45	430982121	MITERED END SECTION, OPTIONAL ROUND, 12" CD	1	EA	$2,200.00	$2,200.00
46	0430982129	MITERED END SECTION, OPTIONAL ROUND, 24" CD	3	EA	$2,500.00	$7,500.00
47	0430982133	MITERED END SECTION, OPTIONAL ROUND, 30" CD	2	EA	$3,500.00	$7,000.00
48	0430982138	MITERED END SECTION, OPTIONAL ROUND, 36" CD	1	EA	$4,500.00	$4,500.00
49	0430982625	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 18" CD	1	EA	$2,500.00	$2,500.00
50	0430982629	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 24" CD	6	EA	$3,500.00	$21,000.00
51	0430982633	MITERED END SECTION, OPTIONAL - ELLIPTICAL / ARCH, 30" CD	1	EA	$5,100.00	$5,100.00
52	-	UTILITY PIPE- HIGH DENSITY POLYETHYLENE, FURNISH & INSTALL, 6"	31	LF	$50.00	$1,550.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
53	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, ADAPTER, 12"	1	EA	$775.00	$775.00
54	-	UTILITY FITTINGS FOR HDPE PIPE, FURNISH AND INSTALL, CAP/PLUG, 6"	1	EA	$450.00	$450.00
55	-	WATER POLISHER-UP FLOW STRUCTURE	1	EA	$140,000.00	$140,000.00
56	0440 1 10	UNDERDRAIN, TYPE I	3,040	LF	$50.00	$152,000.00
57	0520 1 10	CONCRETE CURB & GUTTER, TYPE F	5,539	LF	$40.00	$221,560.00
58	0520 2 4	CONCRETE CURB, TYPE D	248	LF	$45.00	$11,160.00
59	0520 2 8	CONCRETE CURB, TYPE RA	285	LF	$50.00	$14,250.00
60	0522 1	CONCRETE SIDEWALK AND DRIVEWAYS, 4" THICK	3,270	SY	$85.00	$277,950.00
61	0522 2	CONCRETE SIDEWALK AND DRIVEWAYS, 6" THICK	128	SY	$105.00	$13,440.00
62	0526 1 1	PAVERS, ARCHITECTURAL, ROADWAY	147	SY	$450.00	$66,150.00
63	0550 10220	FENCING, TYPE B, 5.1-6.0', STANDARD	759	LF	$26.00	$19,734.00
64	0520 5 42	TRAFFIC SEPARATOR CONCRETE- TYPE IV, 6' WIDE	114	LF	$120.00	$13,680.00
65	0520 70	CONCRETE TRAFFIC SEPARATOR, SPECIAL- VARIABLE WIDTH	332	SY	$175.00	$58,100.00
66	0570 1 2	PERFORMANCE TURF, SOD	19,664	SY	$6.40	$125,849.60
LIGHTING						

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
67	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	1,413	LF	$13.50	$19,075.50
68	0630 2 12	CONDUIT, FURNISH & INSTALL, DIRECTIONAL BORE	1,140	LF	$46.00	$52,440.00
69	0630 2 14	CONDUIT, FURNISH & INSTALL, ABOVEGROUND	30	LF	$215.00	$6,450.00
70	0635 2 11	PULL & SPLICE BOX, F&I, 13" x 24" COVER SIZE	54	EA	$765.00	$41,310.00
71	0639 1112	ELECTRICAL POWER SERVICE, F&I, OVERHEAD METER PURCHASED BY CONTRACTOR FROM POWER COMPANY	1	AS	$2,750.00	$2,750.00
72	0639 3 11	ELECTRICAL SERVICE DISCONNECT, F&I, POLE MOUNT	1	EA	$4,420.00	$4,420.00
73	0715 1 12	LIGHTING CONDUCTORS, F&I, INSULATED, NO.8 - 6	9,689	LF	$3.25	$31,489.25
74	0715 5 21	LUMINAIRE & BRACKET ARM, REPLACE LUMINAIRE AND ARM ON EXISTING POLE	5	EA	$2,800.00	$14,000.00
75	0715 61211	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 35' MOUNTING HEIGHT, 8' ARM LENGTH	2	EA	$7,800.00	$15,600.00
76	0715 61342	LIGHT POLE COMPLETE, F&I, STANDARD POLE STANDARD FOUNDATION, 40' MOUNTING HEIGHT, 12' ARM LENGTH	20	EA	$7,900.00	$158,000.00
77	0715 67000	LIGHT POLE COMPLETE, INSTALL	3	EA	$2,900.00	$8,700.00
78	0715 7 11	LOAD CENTER, F&I, SECONDARY VOLTAGE	1	EA	$28,000.00	$28,000.00
79	0715500 1	POLE CABLE DISTRIBUTION SYSTEM, FURNISH AND INSTALL, CONVENTIONAL	25	EA	$945.00	$23,625.00
SIGNING & MARKING						

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
80	0654 2 22	MIDBLOCK CROSSWALK: RECTANGULAR RAPID FLASHING BEACON, FURNISH & INSTALL- SOLAR, COMPLETE SIGN ASSEMBLY- BACK TO BACK	6	AS	$11,555.00	$69,330.00
81	0700 1111	SINGLE COLUMN GROUND SIGN ASSEMBLY, F&I GROUND MOUNT, LESS THAN 12 SF	14	EA	$600.00	$8,400.00
82	0700 1500	SINGLE COLUMN GROUND SIGN ASSEMBLY, RELOCATE	12	EA	$192.00	$2,304.00
83	0700 1600	SINGLE COLUMN GROUND SIGN ASSEMBLY, REMOVE	9	EA	$36.50	$328.50
84	0705 11 1	DELINEATOR, FLEXIBLE TUBULAR	2	EA	$120.00	$240.00
85	0706 1 3	RAISED PAVEMENT MARKER, TYPE B	144	EA	$9.00	$1,296.00
86	0711 15131	THERMOPLASTIC, STANDARD-OPEN GRADED ASPHALT SURFACES, WHITE, SKIP, 6",10-30 SKIP OR 3-9 LANE DROP	0.162	GM	$6,700.00	$1,085.40
87	0711 11123	THERMOPLASTIC, STANDARD, WHITE, SOLID, 12" FOR CROSSWALK AND ROUNDABOUT	1,134	LF	$15.00	$17,010.00
88	0711 11124	THERMOPLASTIC, STANDARD, WHITE, SOLID, 18" FOR DIAGONALS AND CHEVRONS	42	LF	$12.00	$504.00
89	0711 11125	THERMOPLASTIC, STANDARD, WHITE, SOLID, 24" FOR STOP LINE AND CROSSWALK	491	LF	$15.00	$7,365.00
90	0711 11421	THERMOPLASTIC, STANDARD, BLUE, SOLID,6"	95	LF	$30.00	$2,850.00
91	0711 11102	THERMOPLASTIC, STANDARD, WHITE, SOLID, 8" FOR INTERCHANGE AND URBAN ISLAND	0.096	GM	$10,500.00	$1,008.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
92	0711 11224	THERMOPLASTIC, STANDARD, YELLOW, SOLID, 18" FOR DIAGONAL OR CHEVRON	81	LF	$12.50	$1,012.50
93	0711 11144	THERMOPLASTIC, STANDARD, WHITE, 2-2 DOTTED EXTENSION LINE, 12" FOR ROUNDABOUT	0.03	GM	$13,500.00	$405.00
94	0711 11241	THERMOPLASTIC, STANDARD, YELLOW, 2-4 DOTTED GUIDE LINE /6-10 DOTTED EXTENSION LINE, 6"	0.123	GM	$6,600.00	$811.80
95	0711 14160	THERMOPLASTIC, PREFORMED, WHITE, MESSAGE	13	EA	$1,800.00	$23,400.00
96	0711 14170	THERMOPLASTIC, PREFORMED, WHITE, ARROW	21	EA	$1,200.00	$25,200.00
97	0711 16101	THERMOPLASTIC, STANDARD-OTHER SURFACES, WHITE, SOLID, 6"	1.231	GM	$8,940.00	$11,005.14
98	0711 16201	THERMOPLASTIC, STANDARD-OTHER SURFACES, YELLOW, SOLID, 6"	0.693	GM	$8,910.00	$6,174.63
99	0920520100	RAISED CROSSWALK, TYPE RC CURB WITH PLATE/GRATE	72	LF	$330.00	$23,760.00
UTILITY ADJUSTMENTS						
100	1055 31118	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 18"	4	EA	$5,700.00	$22,800.00
101	1050 31218	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 18"	20	LF	$1,950.00	$39,000.00
102	1055 31108	UTILITY FITTINGS FOR PVC PIPE, FURNISH AND INSTALL, ELBOW, 8"	6	EA	$750.00	$4,500.00
103	1050 31208	UTILITY PIPE- POLY VINYL CHLORIDE, FURNISH & INSTALL, WATER/SEWER, 8"	522	LF	$190.00	$99,180.00
104	0630 2 11	CONDUIT, FURNISH & INSTALL, OPEN TRENCH	110	LF	$40.00	$4,400.00

Line Item	FDOT Pay Item No.	Description	Quantity	Unit of Measure	Unit Cost	Total
105	1080 21500	UTILITY FIXTURE, VALVE/METER BOX, ADJUST	6	EA	$1,100.00	$6,600.00
LANDSCAPING & IRRIGATION						
106	0580 1 2	LANDSCAPE COMPLETE- LARGE PLANTS	1	LS	$48,000.00	$48,000.00
107	-	IRRIGATION ADJUSTMENTS	1	LS	$120,000.00	$120,000.00
TOTAL						$5,712,746.00

3. Scope of Work

3.1. Purpose

The Clay County Board of County Commissioners (County) is requesting bids from licensed and qualified Contractors for the construction of approximately 1,950 linear feet of roadway construction on Radar Road, connecting Town Center Blvd to US Highway 17 per the plans and specifications associated with this RFB.

3.2. Mandatory Pre-Bid Meeting

A Mandatory Pre-Bid Meeting will be held on October 29, 2025 at Clay County Administration Building, Fourth Floor, Conference Room B 477 Houston Street Green Cove Springs, Florida 32043 with a start time of 1:00 PM. Attendees from the public are required to sign in upon arrival, with the sign-in sheet provided by a Purchasing Department representative. Once the sign-in sheet has been collected, the Pre-Bid Meeting will officially commence. Please note that no additional attendees will be allowed to sign in or participate in the meeting after the sign-in sheet has been collected.

3.3. Scope

The project scope includes, but is not limited to, clearing and grubbing, earthwork, traffic control, paving, storm drainage, utility adjustments, landscaping, irrigation, signage, and pavement markings. These activities will support the construction of the following improvements along Radar Road:

- Construction of a two-lane roadway with on-street parking;
- Conversion of the existing median opening at the intersection of US Highway 17 and Radar Road into a directional opening;
- Modifications to the roundabout at Town Center Boulevard to enhance safety and improve overall layout.

3.4. Pre-Qualifications

The Contractor and/or subcontractors shall be Florida Department of Transportation (FDOT) Pre-Qualified in the following fields:

A. Flexible Pavement

B. Drainage

C. Grading

D. Sidewalk

E. Pavement Marking

F. Roadway Signage

G. Underground Utilities

The Contractor at the time of submitting a bid in response to this solicitation must be licensed by the appropriate federal, state and local regulatory agencies as it relates to the Contractors' profession or business. Contractor shall provide proof of all certifications and/or registrations by the State of Florida applicable to the work requested in the Request for Bids.

The above requirements are also applicable to all subcontractors proposed in the bid submittal.

3.5. Site Inspections

It is incumbent upon all Bidders to examine the site and insure that they are aware of all conditions that may affect the contract work. The County will not be responsible for conclusions made by the Contractor. No claims for additional compensation will be considered on behalf of any Contractor, subcontractor, materials suppliers or others on account of that person's failure to be fully informed of all requirements of all parts of this RFB.

3.6. Work Hours

Workdays and hours – Normal work hours of Monday through Friday, 7:30 a.m. to 5:00 p.m. unless approved by the County Project Manager or designee.

Any work performed outside of the normal County business hours will require prior County approval and payment to the County for all expenses incurred by the County may be required.

3.7. Permit & Fees

The Contractor shall comply with all applicable State and local laws, ordinances, codes, and regulations. The Contractor is required to familiarize themselves with all permits required that pertain to the Scope of Work specified in this RFB. If a County permit is required, this project is not exempt from permit fees and permit fees must be paid to the County Building Department by the Contractor.

For questions about Clay County permitting please contact:

Clay County Building Department

Phone: (904) 269-6307

Email: permits@claycountygov.com

Website: https://www.claycountygov.com/government/building

All applicable permits, fees, licenses, and final County and municipality inspections are the responsibility of and will be paid for by the Contractor as specified in the plans.

All other permits, assessments, fees, bonds, and other charges as necessary to perform and complete the work of the awarded Contract are the responsibility of and will be paid for by the Contractor, including any related inspection fees. Utility service connection fees shall be paid for by the County.

3.8. Clean up & Restoration of Site

Contractor shall remove all debris from site and dispose of the debris appropriately at the Contractors expense.

Contractor shall maintain work site in a safe manner, and daily clear construction debris.

3.9. Workmanship

Where not more specifically described in this document, workmanship shall conform to all of the methods and operations of best standards and accepted practices of the trade or trades involved, and shall include all items of fabrication, construction or installation regularly furnished or required for completion of the services.

3.10. Contractor and Subcontractor Requirements

1. The Contractor shall be licensed to perform all work listed in the Scope of Work provided.

2. Contractor shall obtain all permits to complete the project in accordance with the contract documents.

3. All work will be performed in accordance with the most applicable state and local regulations.

4. The Contractor shall own or have full access to the appropriate personnel and equipment to complete the project requested.

6. The Contractor and subcontractors may be requested to provide a list of equipment with identification (i.e. serial #, VIN, etc.), personnel with their position (e.g. foreman, laborer, etc.), and percentage of work performed.

7. Contractors must have been in business for a minimum of 5 years doing similar work.

3.11. Subcontractors and Major Material Suppliers

Contractor shall submit names of subcontractors and major material suppliers that they anticipate utilizing for any portion of the Work required within this RFB.

The County reserves the right to approve all subcontractors. If subcontractors are to be utilized, their names must be included within this Bid. The County may request references of the subcontractors prior to approval. Responsibility for the performance of the Contract remains with the main Contractor exclusively. After the commencement of the project, Sub-Contractors may be added or modified during the Contract period only with prior written permission from the County, and only for reasonable cause, as judged by the County. If any subcontractor or Major Material Supplier is found to be incompetent, careless, or neglectful, or unduly delays progress of work, they shall be dismissed. Another shall then be employed in its place, as approved the County.

3.12. Self-Performed Work

The awarded Contractor is required to self-perform with its own workforce a minimum of forty-percent (40%) of the overall awarded Contract.

3.13. Damage to Public or Private Property

The Contractor is responsible for anything damaged due to the direct result of installation or construction. Remove all debris from site and dispose of appropriately at Contractor expense. If property (public or private) is damaged while Contractor is performing work specified or is removed for the convenience of the work, it shall be repaired or replaced at the expense of the Contractor in a manner acceptable to the County prior to the final acceptance of the work. Contractor will be responsible for applying and securing any permits that may be required to complete such repairs.

Contractor must provide protection necessary to prevent damage to property being repaired or replaced.

If the work site has any pre-existing damage, the Contractor shall notify the County Project Manager in writing. Failure to do so shall obligate the Contractor to make repairs per the above section. Any damage to property (public or private) caused by the action of the Contractor shall be repaired or replaced at the expense of the Contractor to the satisfaction of the County. Failure to restore said property within five (5) working days following notification will result in a deduction from the final payment invoice. All damages which occur as a result of the Contractor's application of materials shall be remedied by the Contractor at no additional cost to the County. Repairs made as a result of damage must be guaranteed for a period of thirty (30) days. Should the replacement be damaged within the thirty (30) day period, the Contractor shall replace the materials continually until the area is re-established.

Should the County have any expenses incurred due to the Contractor not restoring the property/damage within said time, any appropriate labor, material, and/or equipment use or rental to restore damaged property to its original condition will be deducted from the final Invoice prior to a payment being made.

3.14. Compliance with Occupation Safety and Health Act

The Contractor warrants that the product(s) and/or service(s) supplied to Clay County shall conform in all respects to the standards set forth in the Occupational Safety and Health Act (OSHA) of 1970 as amended and the failure to comply will be considered a breach of contract. Clay County shall be held harmless against any unsafe conditions and contractor employee incidents.

Contractor certifies that all material, equipment, services, etc., furnished in this Bid meets all OSHA requirements for the applicable Sectors. Contractor further certifies that, if the successful Bidder, and the material, equipment, service, etc., delivered or provided is subsequently found to be deficient in any OSHA requirement in effect on date of delivery or service fulfillment date, all costs necessary to bring the material, equipment, service, etc., into compliance with the aforementioned requirements shall be borne by the Bidder. All Personal Protective Equipment used by the Contractor and their employees shall be ANSI certified and meet OSHA standards.

3.15. Unsatisfactory Equipment and/or Services

The County will discuss all instances of unacceptable equipment and/or services with the awarded Contractor. This shall be immediately rectified by the Contractor at no charge to the County, to include any labor and materials as it may apply.

During this time, the County may suspend service with the Contractor until the problem(s) are corrected or may elect to use another company on an emergency basis. A record of failure to perform or of an unsatisfactory performance may result in supplier debarment.

3.16. Payment

The Contractor may request payment no more than once monthly, based on the amount of work completed. All partial estimates and payments found to be in error shall be subject to correction in the estimates and payments subsequent thereto, and in the final estimate and payment. Payments will be made in accordance with the Florida Local Government Prompt Payment Act.

The amount of such payments shall be the total value of the project work completed to the date of the estimate, based on the quantities and the Contract unit and/or lump sum prices, less an amount retained and less payments previously made. The amount retained shall be determined in accordance with Section 255.078, Florida Statutes.

3.17. Warranty

The Contractor shall provide a warranty for all workmanship and materials for a period of two (2) years unless a longer manufacture warranty/guarantee time is given or specified elsewhere in the plans and specifications associated with this RFB. Warranty will begin from the date of Substantial Completion.

3.18. Term

Substantial Completion shall be accomplished within three hundred forty-five (345) days from Notice to Proceed.

The Contractor shall achieve Final Completion of the Project no less than thirty (30) calendar days after the delivery of the Punch List by the County to the Contractor.

3.19. Liquidated Damages

The Daily charge for Liquidated Damages shall be in accordance with Section 8-10 of the FDOT Specifications.

3.20. Performance Evaluation

A work performance evaluation will be conducted periodically to ensure compliance with the Contract.

3.21. Cancellation of Contract

If the awarded Contractor fails to maintain acceptable product quality or to perform adequately in accordance with the terms, conditions and specifications established in this Request for Bid, the County reserves the right to cancel the contract upon thirty (30) days written notice to the Contractor.

3.22. Value Engineering

The County reserves the right to engage in value engineering discussions prior to the award of the RFB.

The County will give the lowest qualified Bidder the opportunity to determine if viable options exist to meet the budget threshold without substantially reducing the scope of the project as designed and solicited.

3.23. Additional Services

If the County and/or awarded Contractor identifies any additional services to be provided by Contractor that are not covered under the Agreement but are beneficial to the County, such additional services shall be mutually negotiated between the County and the Contractor.

Project View Count

1832

Vendor Funnel

Followers	68
Downloaders	81
Applicants	14
No Bids	1
Submissions	8

Vendors

Vendor	Followed	Downloaded	Applied	No Bid	Submitted
A&J Land Surveyors, Inc. *richard@ajsurvey.com*	✔	✔			
Advanced Project Solutions LLC *billy@aps-llc.us*	✔	✔			
Aerial Drone Services No Revi *koryklix@aerialdroneservices1.com*	✔	✔			
American Lighting and Signalizat *bhoang@asplundh.com*	✔	✔			
Anderson Columbia Co., Inc. *tonyw@andersoncolumbia.com*	✔	✔			
B & S IRON WORKS LLC No Re *cranerental@bscraneservice.com*	✔				
BESCH AND SMITH CIVIL GROUP *hblanton@beschandsmith.com*	✔	✔			
BESCH AND SMITH CIVIL GROUP *tyler@beschandsmith.com*	✔	✔			
BESCH AND SMITH CIVIL GROUP *estimating@beschandsmith.com*	✔		✔		✔

BESCH AND SMITH CIVIL GROUP *estimating2@beschandsmith.com*		✔		
BidJudge.com No Reviews *bhem@bidjudge.com*	✔	✔		
Bob's Barricades No Reviews *jbaldwin@bobsbarricades.com*	✔	✔		
C. Slagter Construction, Inc. *renee@slagter.net*		✔		
C.W. Matthews Contracting Co., *jzenone@cwmatthews.com*	✔	✔		
CA Estimating Solutions *sam@caestimatingsolutions.com*		✔		
CDM Contracting, Inc. No Rev *operations1@cdmcontracting.com*	✔	✔		
CGC, Inc. No Reviews *office@cgccivil.com*	✔	✔		
COnstruct COnnect *nikki.diez@constructconnect.com*	✔	✔		
CW Matthews Contracting Co., I *spetersen@cwmatthews.com*	✔	✔	✔	✔
Callaway Contracting, Inc. *lisa@callawaycontracting.com*	✔	✔	✔	✔
Callaway Contracting, Inc. *timmy@callawaycontracting.com*	✔	✔		
Chinchor Electric, Inc. No Rev *estimating@chinchorelectric.com*	✔	✔		
Concrete Profiles Inc *keng@concreteprofiles.com*	✔	✔		
ConstructConnect No Review *content@constructconnect.com*	✔	✔		
Construction Bid Source *tgephart@constructionbidsource.c*		✔		
DB Civil Construction No Revi	✔	✔	✔	✔

estimating@dbcivilconstruction.co			
DF Interactive NC LLC *bids+opengov@davidfine.dev*		✔	
Delamere Industries No Revie *c.hughes@delamereindustries.com*	✔	✔	
Delamere Industries No Revie *p.novitzky@delamereindustries.cor*		✔	
Delamere Industries No Revie *d.boyd@delamereindustries.com*	✔		
Dodge Data And Analytics N *jayalakshmil@construction.com*	✔	✔	
Dodgedocs No Reviews *dodge.bidding@construction.com*	✔	✔	
EltonAlan Incorporated No Re *tony@eltonalan.com*	✔	✔	
FERGUSON WATERWORKS *eric.smith@ferguson.com*		✔	
Florida Surety Bonds, Inc. No *kim@floridasuretybonds.com*	✔		
Florida Surety Bonds, Inc. No *sarah@floridasuretybonds.com*	✔		
GEC Trucking and Construction *ccarter@gec-inc.com*	✔	✔	
Hager Construction Company *kim@hagerconstructioncompany.c*	✔	✔	✔
Hubbard Construction Company *asphalt.estimates@hubbard.com*	✔	✔	
Hubbard Construction Company *wendy.vickery@hubbard.com*		✔	✔
Hubbard Construction Company *dustin.baker@hubbard.com*	✔	✔	
Hypower, LLC. No Reviews *hmcclane@hypowerinc.com*		✔	

Interstate Signways *mdanchenko@interstatesigns.com*	✔	✔			
Interstate Signways *aharris@interstatesigns.com*	✔	✔			
J. B. Coxwell Contracting, Inc. *garlandc@jbcoxwell.com*	✔	✔	✔		✔
J. B. Coxwell Contracting, Inc. *estimating@jbcoxwell.com*		✔			
Jax Utilities Management, Inc. *amjames@jaxum.com*	✔	✔			
Jax Utilities Management, Inc. *mcassidy@jaxum.com*	✔	✔			
Jax Utilities Management, Inc. *hunter@jaxum.com*	✔	✔			
Jax Utilities Management, Inc. *darby@jaxum.com*	✔	✔			
Jax Utilities Management, Inc. *dawson@jaxum.com*	✔	✔			
Jax Utilities Management, Inc. *adam@jaxum.com*	✔	✔			
Jax Utilities Management, Inc. *steven@jaxum.com*	✔	✔	✔		✔
Kudzue 3 Trucking, Inc. No Re *jboatwright@kudzue3.com*		✔			
LIBERTY LANDSCAPE SUPPLY *johns@libertylandscapesupply.com*	✔	✔			
Lakeview Contracting Inc No *anthony@lvcontracting.org*		✔			
Lincoln Surety Group *mark@lincolnsuretygroup.com*	✔	✔			
MAER Homes, LLC No Reviews *michael@maerconstruction.com*	✔	✔	✔		
Maloy Grading Corporation		✔			

maloygrading@outlook.com				
Mclain Site Solutions *estimating@mclainsitesolutions.co*	✔	✔		
Metric Civil Constructors, LLC *javid.sayar@protonmail.com*	✔	✔		
Miller Electric Company 5 *mgarcia@mecojax.com*	✔	✔		
Miller Electric Company 5 *rparker@mecojax.com*	✔	✔		
ND Global Consulting Services, I *fsled@ndgcs.com*	✔	✔		
None *martin.larinas@gmail.com*		✔		
North America Procurement Cou *notifications@napc.me*		✔		
Partridge Well Drilling Co., Inc. *merritt@pwdfl.com*	✔	✔		
Petticoat-Schmitt Civil Contract *lkeller@petticoatschmitt.com*	✔	✔		
Preferred Materials, Inc. 5 *sylvia.rocek@preferredmaterials.cc*	✔	✔		
Premier Roofing of Jacksonville I *bhayes@premierroofingfl.com*	✔			
R. H. Moore & Associates, Inc. *info@rhmooreassociates.com*	✔	✔		
RAINBOW DISTRIBUTORS USA, IN *becky@rainbowdistributorsusa.cor*	✔	✔		
Reeves Construction Company *aconner@reevescc.com*	✔	✔	✔	✔
RevStar Consulting No Review *nastassia.barkouskaya@revstarcon*		✔		
Robinson & Jacobs Grading Inc. *austinjacobs@rjgrading.com*	✔	✔		

SanPik, Inc. No Reviews *a.stevenson@sanpikinc.com*	✔	✔			
Source Management No Revi *sourcemanagement@deltek.com*		✔			
Southeastern Surveying and Ma *marketing@ssmc.us*	✔				
Southeastern Surveying and Ma *jvazquez@southeasternsurveying.c*	✔				
Southeastern Surveying and Ma *zmitchell@southeasternsurveying.c*	✔	✔	✔		
Sparks Concrete LLC No Revi *sparksconcrete@cfl.rr.com*	✔	✔			
Superior Construction Company *see@superiorconstruction.com*	✔	✔	✔	✔	
THWilson Bonds No Reviews *thwbonds@outlook.com*		✔			
Traffic Control Devices, LLC *estimatingfl@tcd-usa.com*	✔	✔	✔		
Traffic Control Products of Fl, Inc *estimate@trafficcontrolproducts.c*		✔			
VALLENCOURT INC *david@vallencourtinc.com*	✔	✔			
VendorLink, LLC No Reviews *bids@evendorlink.com*		✔			
Watson Civil Construction, Inc. *estimating@watsoncivil.com*	✔	✔	✔		✔
eRepublic, Inc. No Reviews *mlamoreaux@erepublic.com*		✔			

In Partnership With

OPENGOV

Mandatory Pre-Bid Meeting

Request for Bids No. 25/26-010, Construction of Radar Roaad

Wednesday, October 29, 2025 at 1:00pm

	Company	First Name	Last Name	Phone Number	Email Address
1	DB Civil Const.	Connie	Baylor	(386) 256-7460	estimating@DBCivilConstruction.com
2	Reeves construction	Logan	Gamache	(912) 813-6398	lgamache@reevescc.com
3	Anderson Columbia Co., Inc	Billy	Jennings	(386) 984-6281	billy.jennings@andersoncolumbia.com
4	JB Coxwell Contracting	Patrick	St. Pierre	(904) 806 7705	Patricks@Jbcoxwell.com
5	Besch and Smith civil Group Inc.	Tyler	Roden	(904) 260-6393	Tyler@beschandsmith.com
6	Superior Construction Co. SE LLC.	Donald	Anderson	(904) 292-4240	SEE@SuperiorConstruction.com
7	Miller Electric Company	Max	Garcia	(904) 772 5556	ngarcia@mecojax.com
8	CGC, Inc.	Jonny	Barton	(904) 783 4119	office@cgccivil.com
9	Hubbard Construction Company	John	Lawson	(407) 457-0326	John.Lawson@HUBBARD.com
10	Maer Construction	Ken	Goetzman	(904) 742-5959	estimating@maerconstruction.com

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OPENGOV

Mandatory Pre-Bid Meeting

Request for Bids No. 25/26-010, Construction of Radar Roaad

Wednesday, October 29, 2025 at 1:00pm

	Company	First Name	Last Name	Phone Number	Email Address
1	Watson Civil Construction, Inc	Blake	Kinney	(904) 742-3934	BKINNEY@WATSONCIVIL.COM
2	Preferred Materials Inc	Chris	Skiba	(904) 738-3100	CSKIBA@Preferredmaterials.Com
3	Petticoat-Schmitt	Jason	Farkas	(904) 505-8688	jfarkas@petticoatschmitt.com
4	Callaway Contracting	Lisa	Jissman	(904) 7518944	lisa@callawaycontracting.Co
5	Hager Construction	Kim	Bochnia	(904) 356-0908	Kim@hagerConstructionCompany.Com
6	CW Matthews Contracting	Scott	Peterson	(904) 239-6665	SPETERSEN@CWMATTHEWS.COM
7	Jax Utilies Management inc	Chris	Newton	(904) 588-5193	Cnewton@jaxum.com
8	England Thims & Miller	Tate	Madden	( )	maddent@etminc.com
9				( )	
10				( )	

In Partnership With

OPENGOV

Mandatory Pre-Bid Meeting

Request for Bids No. 25/26-010, Construction of Radar Roaad

Wednesday, October 29, 2025 at 1:00pm

	Company	First Name	Last Name	Phone Number	Email Address
1	Bocc	Jerry	Horton	(904) 946-0155	jerry.horton@claycounty.gov
2	C.C.E.D.	Earl	Boyt	(904) 540-4522	Earl.Boyt@claycountygov.com
3	CCBCC	Melissa	Hartwig	(904) 315-9852	Melissa.hartwig@claycountygov.com
4	BCC	Justin	Piesco	(904) 429-2375	justin.piesco@claycountygov.com
5	BCC	Shady Chuckie	Miller	(904) 689-4567	Charles.Miller@ClayCountygov.Com
6	BCC	Jessica	Loos	(904) 284-6388	'jessica.loos@claycountygov.com
7	CCB	Steph	Kotcc	(904) 6268754	
8				( )	
9				( )	
10				( )	

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE:

FROM: CCSO

SUBJECT:
A) Approval of the Edward Byrne Memorial Justice Assistance Grant (JAG) Award Agreement with FDLE Re: JG203 Drug Reduction and Enforcement Initiative, FY2024; Federal Award No.: 15PBJA-24-GG-04224-MUMU, in the amount of $ 54,842.00.
B) Approval of the accompanying Budget Resolution.
Funding Source (Revenue):

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:
The Clay County Sheriff's Office applies for this grant each year. The Board previously gave authorization to apply for this grant at the June 25, 2024 Board meeting. This is a cost reimbursement grant with no match requirement. Award period is October 1, 2025 through September 30, 2026.

Grant funds will be allocated as follows:
Personnel $31,393.16
Fringe Benefits $13,448.84
Equipment $5,000.00
Supplies $5,000.00

Is Funding Required (Yes/No):
Yes

If Yes, Was the item budgeted (Yes\No\N/A):
Yes

Funding Source (Revenue):

Sole Source (Yes\No):
No

Advanced Payment (Yes\No):
No

ATTACHMENTS:

Description	Type	Upload Date	File Name
Contracts_JAG Award Agreement	Agreement/Contract	12/2/2025	FDLE_JAG_Award_Agreement.ADA_aw.pdf

Resolution	Resolution Letter	12/4/2025	Resolution_-_FY_25-26_Sheriff_-_Countywide_Fund_FY24_FDLE_JAG_DREI_Grant.ADA_aw.pdf	
BCC Memo - FY 24 JAGC JG203 (DREI) Grant Award	Cover Memo	12/4/2025	BCC_Memo_-_FY_24_JAGC_JG203_(DREI)_Grant_Award.ADA_aw.pdf	

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Administrative and Contractural Services	Streeper, Lisa	Approved	12/3/2025 - 3:45 PM	Item Pushed to Agenda

State of Florida
Florida Department of Law Enforcement
Bureau of Criminal Justice Grants (CJG)
2331 Phillips Road
Tallahassee, FL 32308

AWARD AGREEMENT

Recipient: Clay County Board of County Commissioners

Recipient SAM UEI: HE97WJAYNQ69

Award Number: JG203

Award Period: 10/01/2025 – 09/30/2026

Award Title: C-JG203: Drug Reduction and Enforcement Initiative

Federal Funds: $54,842.00

Matching Funds: $0.00

Total Funds: $54,842.00

CFDA: 16.738 Type text here

Federal Award Number: 15PBJA-24-GG-04224-MUMU

Federal Program: Edward Byrne Memorial Justice Assistance Grant (JAG)

Federal Awarding Agency: U.S. Department of Justice (USDOJ)

Pass-through Entity: Florida Department of Law Enforcement (FDLE)

Research & Development: No

Indirect Cost: No

An award agreement is entered into by and between the Florida Department of Law Enforcement (herein referred to as “FDLE” or “Department”) and the Clay County Board of County Commissioners (herein referred to as “Recipient”);

WHEREAS, the Department has the authority pursuant to Florida law and does hereby agree to provide federal financial assistance to the Recipient in accordance with the terms and conditions set forth in the award agreement, and

WHEREAS, the Department has available funds resulting from the federal award listed above, and

WHEREAS, the Recipient and the Department have each affirmed they have read and understood the agreement in its entirety and the Recipient has provided an executed agreement to the Department.

SCHEDULE OF APPENDICES

Appendix A – Scope of Work
Appendix B – Deliverables
Appendix C – Approved Budget
Appendix D – Award Contacts
Appendix E – Special Conditions
Appendix F – Standard Conditions

PERFORMANCE REPORTING

The Recipient shall provide **Quarterly Performance Reports** to the Department attesting to the progress towards deliverables. Performance Reports are due no later than 15 days after the end of each reporting period. For example: If the monthly reporting period is July 1-31, the Performance Report is due August 15th; if the quarterly reporting period is January 1 – March 31, the Performance Report is due by April 15th.

The Recipient shall respond to the metrics in the electronic grant management system. Information provided by the Recipient will be used by the Department to compile reports on project progress and metrics to the U.S. Department of Justice.

Supporting documentation for performance must be maintained by Recipient and made available upon request for monitoring purposes. Examples of supporting documentation include but are not limited to timesheets, activity reports, meeting notices, delivery documents, public announcements, rosters, presentations, database statistics, etc.

Failure to submit performance reports by the deadline will result in a withholding of funds until performance reports are received.

FINANCIAL REPORTING

The State of Florida's performance and obligation to pay under this agreement is contingent upon an appropriation by the Legislature. The Department will administer and disburse funds under this agreement in accordance with ss. 215.97, 215.971, 215.981 and 215.985, F.S.

This is a cost reimbursement agreement. The Department will reimburse the Recipient for allowable expenditures included in the approved budget **(Appendix C)** incurred during each reporting period. The Recipient shall provide **Quarterly Payment Requests** to the Department attesting to expenditures made during the reporting period. These reports are due no later than 30 days after the end of each reporting period. For example: If the monthly reporting period is July 1-31, the Payment Request is due August 30th; if the quarterly reporting period is January 1 – March 31, the Payment Request is due by April 30th.

Using the electronic grant management system to record expenses, Payment Requests must clearly identify the dates of services, a description of the specific contract deliverables provided during the reporting period, the quantity provided, and the payment amount. All Payment Requests are reviewed and may be audited to the satisfaction of the Department. The Department's determination of acceptable expenditures shall be conclusive.

The final Payment Request shall be submitted to the Department no more than 60 days after the end date of the award. Any payment due under the terms of this agreement may be withheld until performance of services, all reports due are received, and necessary adjustments have been approved by the Department.

The Recipient must maintain original supporting documentation for all funds expended and received under this agreement in sufficient detail for proper pre- and post-audit and to verify work performed was in accordance with the deliverable(s). Payment shall be contingent upon the Department’s grant manager receiving and accepting the invoice and the associated supporting documentation. Supporting documentation includes, but is not limited to: quotes, procurement documents, purchase orders, original receipts, invoices, canceled checks or EFT records, bank statements, etc. The state’s Chief Financial Officer (CFO) reserves the right to require further documentation on an as needed basis.

Failure to comply with these provisions shall result in forfeiture of reimbursement.

Award Signatures

In witness whereof, the parties affirm they each have read and agree to the conditions set forth in **Appendix E and Appendix F** of this agreement, have read and understand the agreement in its entirety and have executed this agreement by their duly authorized officers on the date, month and year set out below.

Modifications to this page, including strikeovers, whiteout, etc. are not permitted.

Award ID: JG203
Award Title: C-JG203: Drug Reduction and Enforcement Initiative
Award Period: 10/01/2025 – 09/30/2026

Florida Department of Law Enforcement
Bureau of Criminal Justice Grants

Signature: _____ Date: _____

Typed Name and Title: Cody Menacof, Bureau Chief

Recipient
Clay County Board of County Commissioners

The award is not valid until signed and dated by all required parties including either the Chief Official or Designee below. Any Designee signatures must be accompanied by documentation granting the authority to execute this agreement.

By signing below, I certify to the best of my knowledge and belief that the information provided herein is true, complete, and accurate. I am aware that the provision of false, fictitious, or fraudulent information, or the omission of any material fact, may subject me to criminal, civil, or administrative consequences including, but not limited to violations of U.S. Code Title 18, Sections 2, 1001, 1343, and Title 31, Sections 3729-3730 and 3801-3812.

Recipient Chief Official

Signature: _____ Date: _____

Typed Name and Title: Kristen Burke, Chairman, BOCC

Recipient Chief Official Designee

Signature: _____ Date: _____

Printed Name and Title: _____

Additional Recipient Signatures (optional)

If your local process requires additional signatures (i.e., legal, clerk, etc.) use the spaces below.

Signature: _____ Date: _____

Printed Name and Title: Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

Signature: _____ Date: _____

Printed Name and Title: _____

Appendix A - Scope of Work

Award Number:	JG203
Recipient:	Clay County Board of County Commissioners
Award Title:	C-JG203: Drug Reduction and Enforcement Initiative
Award Period:	10/01/2025 - 09/30/2026

Problem Identification

Clay County continues to face significant challenges from increasingly sophisticated drug dealers and users, resulting in widespread negative impacts on crime rates, public health, the economy, families, and social stability. The Clay County Sheriff's Office (CCSO) Narcotics Unit, serving as the lead agency for all task force operations, partners with the Green Cove Springs Police Department (GCSPD) and Orange Park Police Department (OPPD), to conduct daily drug investigations aimed at improving community safety. To combat these issues, the Unit has implemented strategic enforcement initiatives and strengthened partnerships with local, state and federal agencies to enhance information sharing, fugitive tracking, drug investigations, and interdiction efforts. These collaborations have proven effective in targeting mid to upper-level dealers and disrupting large scale drug trafficking. However, the scope and complexity of the drug problem require investment in specialized tools and training.

This is a continuation of award# 6N212 project period of 10/01/024 – 9/30/2025, during this period detectives have performed numerous covert buys and executed search warrants, resulting in the seizure of narcotics, currency, and vehicles. The Narcotics Unit generated 133 new cases, and 103 cases were cleared by arrest, where 15,987 grams of marijuana, 810 grams of cocaine, 8,457 grams of meth, and 2,470 grams of fentanyl were seized supporting the ongoing fight against drug related crime in Clay County.

Scope of Work

The Clay County Sheriff's Office will use JAG funds to cover overtime costs and fringe benefits for the CCSO, ensuring sufficient investigative time for covert operations, drug interdictions, and arrests, critical for effectively combating drug related crime. Additionally, CCSO will also purchase a pole camera system for GCSPD, which can be discreetly deployed in public or vehicles to monitor and record suspected narcotics activity, providing real time intelligence that strengthens investigations and prosecutions. Lastly, the CCSO is purchasing mobile drug test kits with digital evidence integration as well as training ammunition for OPPD. These items will allow for instantly uploaded test records, improving evidentiary documentation, reduced errors, and conducting realistic, scenario-based narcotics training that enhances officer tactics, safety and coordination during operations.

Appendix B - Deliverables

Award Number:	JG203
Recipient:	Clay County Board of County Commissioners
Award Title:	C-JG203: Drug Reduction and Enforcement Initiative
Award Period:	10/01/2025 - 09/30/2026

Total payments for all deliverables will not exceed the maximum grant award amount.

Deliverable 1	Recipient will use federal grant funds to pay overtime and fringe benefits for Clay County Sheriff's office detectives.
Minimum Performance Criteria:	Completion of progress with at least one activity described in the Scope of Work. Documentation includes an attestation of activities or services rendered through the submission of the payment request.
Financial Consequences:	This is a cost reimbursement deliverable. Only allowable activities completed as attested through the submission of the payment request will be eligible for payment.
Deliverable Price:	Total payments for this deliverable will be approximately $44,842.00
Deliverable 2	Recipient will use federal grant funds to procure a pole camera system, mobile drug test kits with digital evidence integration and training ammunition.
Minimum Performance Criteria:	Performance will be the procurement and receipt of goods/services purchased.
Financial Consequences:	This is a cost reimbursement deliverable. Only those items purchased and received will be eligible for payment.
Deliverable Price:	Total payments for this deliverable will be approximately $10,000.00

Appendix C - Approved Budget

Award Number:	JG203		
Recipient:	Clay County Board of County Commissioners		
Award Title:	C-JG203: Drug Reduction and Enforcement Initiative		
Award Period:	10/01/2025-09/30/2026		
Award Amount:	$54,842.00	$0.00	$54,842.00
	Grant Funded	Match	Total

Standard Budget Terms

All items, quantities, and/or prices below are estimates based on the information available at the time of application.

The item(s) listed below may include additional individually priced, operationally necessary accessories, components, and/or peripherals and may be categorized as a "kit", "bundle", "system" etc.

Award funds may be used to pay for any applicable shipping, freight, and/or installation costs.

Award funds will NOT be used to pay for extended warranties, service agreements, contracts, etc., covering any periods that extend beyond the award end date. Funds may be prorated for services within the award period.

Any costs that exceed the award allocation will be the responsibility of the Recipient.

A. Personnel

Item Name	Description	Grant Funded	Match	Total
Clay County Sheriff's Office - Detectives	Funds will be used to pay for overtime at approximately 637.2953 hours of overtime x average of $49.26 per hour = $31,393.16	$31,393.16	$0.00	$31,393.16
			A. Personnel Subtotal:	**$31,393.16**

B. Fringe Benefits

Item Name	Description	Grant Funded	Match	Total
Clay County Sheriff's Office - Detectives	Fringe benefits includes Social Security/Medicare and Special Risk Retirement contributions. FICA (7.65%) = approximately $2,401.58 and Retirement (35.19%) = approximately $11,047.26. Total Fringe Benefits = $13,448.84	$13,448.84	$0.00	$13,448.84
			B. Fringe Benefits Subtotal:	**$13,448.84**

D. Equipment

Item Name	Description	Grant Funded	Match	Total
Pole Camera System	1 Pole Camera System for the Green Cove Springs Police Dept. 1 TB Storage, 2 Camera video server license, 1 x USB 100X PTZ Camera, 110 VAC power supply, USB Battery System with safe shutdown and brownout	$5,000.00	$0.00	$5,000.00

	protection. Utility Box housing with windows, mounting brackets and power cables. Estimated cost is $9,074.00, but only requesting $5,000.			
			D. Equipment Subtotal:	**$5,000.00**

E. Supplies				
Item Name	**Description**	**Grant Funded**	**Match**	**Total**
Mobile Drug Test Kits with Digital Evidence Integration	Mobile Narcotics test kits for the Orange Park Police Department- 60 boxes of Mobile Drug Tests Kits. The kits include test swabs and pouches. At $40.00 each, the total cost will be $2,400.	$2,400.00	$0.00	$2,400.00
Simunition Ammunition for Training - Force on Force paint rounds	Si-munition rounds for Orange Park Police Department- 9mm and .556 paint rounds, and 6 units of Si-munition Ammunition at $433.33 x 6 units is approx. $2,600.	$2,600.00	$0.00	$2,600.00
			E. Supplies Subtotal:	**$5,000.00**

Appendix D: Award Contacts

Award Number:	JG203
Recipient:	Clay County Board of County Commissioners
Award Title:	C-JG203: Drug Reduction and Enforcement Initiative
Award Period:	10/01/2025 - 09/30/2026

Recipient Grant Manager (GM)

Name: Kathleen Corcoran
Title: Grant Administrator
Address: 901 Orange Avenue
Green Cove Springs, FL 32043-2527
Phone: 904-529-6038
Email: kcorcoran@claysheriff.com

Recipient Chief Official (CO)

Name: Kristen Burke
Title: Chair
Address: 477 Houston Street
Green Cove Springs, FL 32043-2438
Phone: 904-268-6385
Email: kristen.burke@claycountygov.com

Recipient Chief Financial Officer (CFO)

Name: Debbie Sileo
Title: Director, Office of Management and Budget
Address: 477 Houston Street
Green Cove Springs, FL 32043-2438
Phone: 904-278-3609
Email: debbie.sileo@claycountygov.com

Recipient Additional Point of Contact (POC)

Name: Megan Covey
Title: Grant Director
Phone: 904-295-4151
Email: Megan.Covey@claycountygov.com

Appendix E: Special Conditions

Award Number:	JG203
Recipient:	Clay County Board of County Commissioners
Award Title:	C-JG203: Drug Reduction and Enforcement Initiative
Award Period:	10/01/2025 - 09/30/2026

In addition to the attached standard conditions, the above-referenced grant project is subject to the special conditions set forth below.

S0009	At the time of award, the Recipient indicated grant funds would be used to purchase items for a separate governmental entity (the Receiving Agency). Within 30 days of the receipt and transfer of equipment to the Receiving Agency, the Recipient must submit a Grant-Funded Item Transfer Form to the Office of Criminal Justice Grants, and maintain records of the transfer in accordance with records retention requirements.
S0034	At the time of application, the Recipient indicated activities under this award may result in program generated income (PGI). All revenues generated during the award's project period must be reported to the Office of Criminal Justice Grants as soon as they are earned. Prior to expending these funds, the Recipient must submit a PGI Spending Request form to OCJG for approval. PGI Expenditure reports must be submitted to OCJG for reconciliation as soon as the funds are expended. Supporting documentation including invoices, proof of payment, and accounting ledgers must be provided to OCJG at monitoring. Any unexpended PGI remaining at the end of the federal award period must be refunded to OCJG for transmittal to the Bureau of Justice Assistance.
S0055	At the time of application, the Recipient did not submit Civil Rights training certificates for the individual designated as the "Recipient Grant Manager". In accordance with award Standard Conditions, Section II, #14, Recipient grant managers are required to complete both modules of OCJG's Civil Rights Training. Signed and dated copies of the training certificates must be maintained in the Recipient's award file and provided to the Office of Criminal Justice Grants at monitoring. The training can be accessed at http://www.fdle.state.fl.us/Grants/Resources/Training/Civil-Rights-Training.aspx.
S0058	At the time of application, the Recipient indicated their organization is required to create and maintain an EEO Plan. The Recipient must provide a copy of their Utilization Report to the Office of Criminal Justice Grants at monitoring.
W0066	WITHHOLDING OF FUNDS: This project requests funding for telecommunications and/or video surveillance equipment. Prior to the drawdown of funds for the pole camera system, in accordance with the Office of Management and Budget (OMB) Uniform Requirements, 2 CFR 200.216, the Recipient must submit a properly executed Telecommunications and Video Surveillance Services or Equipment Certification to the Office of Criminal Justice Grants.
W0067	WITHHOLDING OF FUNDS: This project requests funding for telecommunications and/or video surveillance equipment. Prior to the drawdown of funds for the pole camera system, in accordance with the Office of Management and Budget (OMB) Uniform Requirements, 2 CFR 200.216, the Recipient must provide documentation that the manufacturer and vendor are not on the Excluded Parties List in SAM.gov to the Office of Criminal Justice Grants.
S0077	Federal award conditions require the completion of task force training every four years. Upon review of submitted training certificates, it was noted the following task force member certificates will expire within the next six months: J. Johnson [(1) Executive Leadership, (2) Task Force Commander Leadership and Management, (3) Safeguarding Privacy, Civil Rights, and Civil Liberties in Task Force Operations, and (4) Criminal Intelligence Systems Operating Policies.] and W. Huddleston [(1) Executive Leadership, (2) Task Force Commander Leadership and Management, and (3) Safeguarding Privacy, Civil Rights, and Civil Liberties in Task Force Operations]. The Recipient must submit current copies of the course completion certificate(s) for

the task force members provided above to the Office of Criminal Justice Grants within 90 days of recertification.

S0078 This award requests funding for task force activities. Any modifications to the task force roster must be submitted to the Office of Criminal Justice Grants within 90 days of the modification.

S0079 This award requests funding for task force activities. Any new task force members added to the roster must complete the following BJA Task Force Training courses: (1) Executive Leadership, (2) Task Force Commander Leadership and Management, (3) Safeguarding Privacy, Civil Rights, and Civil Liberties in Task Force Operations, and (4) Criminal Intelligence Systems Operating Policies. These courses may be accessed at https://www.centf.org/CTFLI/. Copies of the completed training certificates must be submitted to the Office of Criminal Justice Grants within 90 days.

S0086 A project risk assessment completed at the time of application review determined this project is HIGH-RISK. Full backup documentation supporting all expenditures must accompany each payment request submitted to OCJG for approval. Documentation may include, but is not limited to: procurement records (including quotes, competitive solicitations/bids, etc.), purchase orders, packing slips, delivery/receivable documents, invoices, proof of payment, timesheets, paystubs, activity logs, client activity logs, participant sign in sheets, billing documentation, travel vouchers etc.

Appendix F – FY2024 Award Standard Conditions

The Florida Department of Law Enforcement (FDLE) serves as the State Administering Agency (SAA) for various federal award programs awarded through the U.S. Department of Justice (DOJ), Office of Justice Programs (OJP). FDLE has been assigned as the certified Fiscal Agent for the Project Safe Neighborhoods awards by the U.S. Attorney. FDLE awards funds to eligible applicants, and requires compliance with the agreement and Standard Conditions upon signed acceptance of the award.

The Department will only reimburse recipients for authorized activities specified in the agreement. Failure to comply with provisions of this agreement, or failure to perform award activities as specified, will result in required corrective action including but not limited to financial consequences, project costs being disallowed, withholding of federal funds and/or termination of the project.

GENERAL REQUIREMENTS

All recipients must comply with the financial and administrative requirements set forth in the following:

Current edition of the U.S. Department of Justice (DOJ) Grants Financial Guide
https://www.ojp.gov/doj-financial-guide-2022

Office of Management and Budget (OMB) Uniform Grant Guidance (2 C.F.R. Part 200)
Subpart A, Definitions
Subparts B-D, Administrative Requirements
Subpart E, Cost Principles
Subpart F, Audit Requirements and all applicable Appendices

Code of Federal Regulations: https://www.ecfr.gov/
2 C.F.R. § 175.105(b), Award Term for Trafficking in Persons
28 C.F.R. § 38, Equal Treatment for Faith-Based Organizations
28 C.F.R. § 83, Government-Wide Requirements for Drug-Free Workplace
28 C.F.R. §§ 18, 22, 23, 30, 35, 42, 61, and 63

U.S. Code:
Title 34, U.S. Code, Crime Control and Law Enforcement
Title 41, U.S. Code § 4712, Enhancement of Contractor Protection from Reprisal for Disclosure of Certain Information
Title 34, U.S. Code, § 10101 et seq., “Omnibus Crime Control and Safe Streets Act of 1968”

State of Florida General Records Schedule GS1-SL for State and Local Government Agencies:
https://files.floridados.gov/media/706717/gs1-sl-june-2023.pdf and
https://files.floridados.gov/media/706718/gs2-june-2023.pdf

State of Florida Statutes:
Section 112.061, Fla. Stat., Per diem/travel expenses of public officers, employees, authorized persons
Chapter 119, Fla. Stat., Public Records
Section 215.34(2), Fla. Stat., State funds; non-collectible items; procedure
Section 215.97, Fla. Stat. Florida Single Audit Act
Section 215.971, Fla. Stat., Agreements funded with federal or state assistance
Section 215.985, Fla. Stat., Transparency in government spending
Section 216.181(6), Fla. Stat., Approved budgets for operations and fixed capital outlay

DEFINITIONS

Award agreement means a legal instrument of financial assistance between a Federal awarding agency or pass-through entity and a non-Federal entity that, consistent with 31 U.S.C. 6302, 6304, is used to enter into a relationship the principal purpose of which is to transfer anything of value from the Federal awarding agency or pass-through entity to the non-Federal entity to carry out a public purpose authorized by a law of the United States (see 31 U.S.C. 6101(3)); and not to acquire property or services for the Federal awarding agency or

pass-through entity's direct benefit or use; and is distinguished from a cooperative agreement in that it does not provide for substantial involvement between the Federal awarding agency or pass-through entity and the non-Federal entity in carrying out the activity contemplated by the Federal award.

Disallowed costs means those charges to a Federal award that the Federal awarding agency or pass-through entity determines to be unallowable, in accordance with the applicable Federal statutes, regulations, or the terms and conditions of the Federal award.

Equipment means tangible personal property (including information technology systems) having a useful life of more than one year and a per-unit acquisition cost which equals or exceeds the lesser of the capitalization level established by the non-Federal entity for financial statement purposes, or $5,000. See also the definitions of *capital assets, computing devices, general purpose equipment, information technology systems, special purpose equipment,* and *supplies* in 2 C.F.R. § 200.1.

Fiscal Agent refers to the agency responsible for the administration of the Project Safe Neighborhoods (PSN) award programs. FDLE has been assigned as the certified Fiscal Agent for PSN awards.

Improper payment means any payment that should not have been made or that was made in an incorrect amount (including overpayments and underpayments) under statutory, contractual, administrative, or other legally applicable requirements. Improper payment also includes any payment to an ineligible party, any payment for an ineligible good or service, any duplicate payment, any payment for a good or service not received (except for such payments where authorized by law), any payment that does not account for credit for applicable discounts, and any payment where insufficient documentation prevents a reviewer from discerning whether a payment was proper.

Micro-purchase means a purchase of supplies or services using simplified acquisition procedures, the aggregate amount of which does not exceed the micro-purchase threshold. The non-Federal entity uses such procedures in order to expedite the completion of its lowest-dollar small purchase transactions and minimize the associated administrative burden and cost. The micro-purchase threshold is set by the Federal Acquisition Regulation in 48 CFR Subpart 2.1 (Definitions). It is $10,000 except as otherwise discussed in Subpart 2.1 of that regulation, but this threshold is periodically adjusted for inflation.

Modified Total Direct Cost (MTDC) means all direct salaries and wages, applicable fringe benefits, materials and supplies, services, travel, and up to the first $25,000 of each award (regardless of the period of performance of the awards under the award). MTDC excludes equipment, capital expenditures, charges for patient care, rental costs, tuition remission, scholarships and fellowships, participant support costs and the portion of each award in excess of $25,000. Other items may only be excluded when necessary to avoid a serious inequity in the distribution of indirect costs, and with the approval of the cognizant agency for indirect costs.

Non-Federal entity is a state, local government, Indian tribe, institution of higher education (IHE), or nonprofit organization that carries out a Federal award as a recipient or subrecipient.

Non-federal pass-through entity is a non-Federal entity that provides an award to a recipient to carry out part of a Federal program; the Florida Department of Law Enforcement (FDLE) is the non-federal pass-through entity for this agreement, also referred to as the State Administering Agency (SAA).

Performance goal means a target level of performance expressed as a tangible, measurable objective, against which actual achievement can be compared, including a goal expressed as a quantitative standard, value, or rate. In some instances (e.g., discretionary research awards), this may be limited to the requirement to submit technical performance reports (to be evaluated in accordance with agency policy).

Period of performance means the time during which the non-Federal entity may incur new obligations to carry out the work authorized under the Federal award. The Federal awarding agency or pass-through entity must include start and end dates of the period of performance in the Federal award (see §§ 200.211 Information contained in a Federal award paragraph (b)(5) and 200.332 Requirements for pass-through entities, paragraph (a)(1)(iv)).

Protected Personally Identifiable Information (PII) means an individual's first name or first initial and last name in combination with any one or more of types of information, including, but not limited to social security numbers; passport numbers; credit card numbers; clearances; bank numbers; biometrics; date and place of birth; mother's maiden name; criminal, medical, and financial records; and educational transcripts. This does not include PII that is required by law to be disclosed. (See also § 200.79 Personally Identifiable Information (PII)).

Questioned cost means a cost that is questioned by the auditor because of an audit finding 1) that resulted from a violation or possible violation of a statute, regulation, or the terms and conditions of a Federal award, including for funds used to match Federal funds; 2) where the costs, at the time of the audit, are not supported by adequate documentation; or 3) where the costs incurred appear unreasonable and do not reflect the actions a prudent person would take in the circumstances.

Simplified acquisition threshold means the dollar amount below which a non-Federal entity may purchase property or services using small purchase methods. Non-Federal entities adopt small purchase procedures in order to expedite the purchase of items costing less than the simplified acquisition threshold. The simplified acquisition threshold is set by the Federal Acquisition Regulation at 48 C.F.R. Subpart 2.1 (Definitions) and in accordance with 41 U.S.C. § 1908. As of the publication of this part, the simplified acquisition threshold is $250,000, but this threshold is periodically adjusted for inflation. (Also see definition of Micro-purchase, 2 C.F.R. § 200.67).

Subaward is an award provided by a pass-through entity to a recipient for the recipient to carry out part of a Federal award received by the pass-through entity. It does not include payments to a contractor or payments to an individual who is a beneficiary of a Federal program. A subaward may be provided through any form of legal agreement, including an agreement that the pass-through entity considers a contract.

Recipient means a non-Federal entity that receives an award from a pass-through entity to carry out part of a Federal program; but does not include an individual that is a beneficiary of such program.

Supplies means all tangible personal property other than those described in § 200.33 Equipment. A computing device is a supply if the acquisition cost is less than the lesser of the capitalization level established by the non-Federal entity for financial statement purposes or $5,000, regardless of the length of its useful life. See also §§ 200.20 Computing devices and 200.33 Equipment.

For PSN: Task Forces are established by each USAO to collaborate with a PSN team of federal, state, local, and tribal (where applicable) law enforcement and other community members to implement a strategic plan for investigating, prosecuting, and preventing violent crime.

SECTION I: TERMS AND CONDITIONS

1.0 Payment Contingent on Appropriation and Available Funds - The State of Florida's obligation to pay under this agreement is contingent upon an annual appropriation by the Florida Legislature. Furthermore, the obligation of the State of Florida to reimburse recipients for incurred costs is subject to available federal funds.

2.0 Commencement of Project - If a project is not operational within *(*60*)* days of the original start date of the award period or the date of award activation (whichever is later), the recipient must report by letter to the Department the steps taken to initiate the project, the reasons for delay, and the expected start date.

If a project is not operational within (90) days of the original start date of the award period or the date of award activation (whichever is later), the recipient must submit a second statement to the Department explaining the implementation delay.

Upon receipt of the ninety (90) day letter, the Department shall determine if the reason for delay is justified or shall, at its discretion, unilaterally terminate this agreement and re-obligate award funds to other Department approved projects. The Department, where warranted by extenuating circumstances, may extend the starting date of the project past the ninety (90) day period, but only by formal written adjustment to this agreement.

3.0 **Supplanting** - The recipient agrees that funds received under this award will not be used to supplant state or local funds but will be used to increase the amounts of such funds that would, in the absence of federal funds, be made available for award activities.

4.0 **Non-Procurement, Debarment and Suspension** - The recipient agrees to comply with Executive Order 12549, Debarment and Suspension and 2 C.F.R. § 180, "OMB Guidelines to Agencies On Governmentwide Debarment And Suspension (Non-procurement)". These procedures require the recipient to certify it shall not enter into any lower tiered covered transaction with a person who is debarred, suspended, declared ineligible or is voluntarily excluded from participating in this covered transaction, unless authorized by the Department. If the award is $100,000 or more, the sub recipient and implementing agency certify that they and their principals:

1) Are not presently debarred, suspended, proposed for debarment, declared ineligible, sentenced to a denial of federal benefits by a state or federal court, or voluntarily excluded from covered transactions by any federal department or agency;

2) Have not within a three-year period preceding this application been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property;

3) Are not presently indicted for or otherwise criminally or civilly charged by a governmental entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (a)(ii) of the "Lobbying, Debarment and Drug Free Workplace" certification; and

4) Have not within a three-year period preceding this application had one or more public transactions (federal, state, or local) terminated for cause or default.

5.0 **Federal Restrictions on Lobbying** - In general, as a matter of federal law, federal funds may not be used by any recipient or subrecipient at any tier, either directly or indirectly, to support or oppose the enactment, repeal, modification, or adoption of any law, regulation, or policy, at any level of government. See 18 U.S.C. § 1913.

Another federal law generally prohibits federal funds from being used by any recipient or subrecipient at any tier, to pay any person to influence (or attempt to influence) a federal agency, a Member of Congress, or Congress (or an official or employee of any of them) with respect to the awarding of a federal award or cooperative agreement, subaward, contract, subcontract, or loan, or with respect to actions such as renewing, extending, or modifying any such award. See 31 U.S.C. § 1352.

6.0 **State Restrictions on Lobbying -** In addition to the provisions contained above, the expenditure of funds for the purpose of lobbying the legislature or a state agency is prohibited under this agreement.

7.0 **Additional Restrictions on Lobbying -** The recipient understands and agrees that it cannot use any federal funds, either directly or indirectly, in support of the enactment, repeal, modification or adoption of any law, regulation or policy, at any level of government, without the express prior written approval of the Office of Justice Programs.

8.0 **"Pay–to–Stay" -** Funds from this award may not be used to operate a "pay-to-stay" program in any local jail. Furthermore, no funds may be given to local jails that operate "pay-to-stay" programs. "Local jail", as referenced in this condition, means an adult facility or detention center owned and/or operated by city, county, or municipality. It does not include juvenile detention centers. "Pay-to-stay" programs as referenced in this condition, means a program by which extraordinary services, amenities and/or accommodations, not otherwise available to the general inmate population, may be provided, based upon an offender's apparent ability to pay, such that disparate conditions of confinement are created for the same or similar offenders within a jurisdiction.

9.0 The Coastal Barrier Resources Act - The recipient will comply and assure the compliance of all contractors with the provisions of the Coastal Barrier Resources Act (P.L. No. 97-348) dated October 18, 1982 (16 USC 3501 et seq.) which prohibits the expenditure of most new federal funds within the units of the Coastal Barrier Resources System.

10.0 Background Check - Whenever a background screening for employment or a background security check is required by law for employment, unless otherwise provided by law, the provisions of Section 435, Florida Statutes shall apply. All employees in positions designated by law as positions of trust or responsibility shall be required to undergo security background investigations as a condition of employment and continued employment. For the purposes of the subsection, security background investigations shall include, but not be limited to, employment history checks, fingerprinting for all purposes and checks in this subsection, statewide criminal and juvenile records checks through the Florida Department of Law Enforcement, and federal criminal records checks through the Federal Bureau of Investigation, and may include local criminal records checks through local law enforcement agencies. Such background investigations shall be conducted at the expense of the employing agency or employee.

11.0 Confidentiality of Data - The recipient (or subrecipient at any tier) must comply with all confidentiality requirements of 34 U.S.C. § 10231 and 28 C.F.R. Part 22 that are applicable to collection, use, and revelation of data or information. The recipient further agrees, as a condition of award approval, to submit a Privacy Certificate in accordance with the requirements of 28 C.F.R. Part 22 and, in particular, 28 C.F.R. 22.23. Privacy Certification forms must be signed by the recipient chief official or an individual with formal, written signature authority for the chief official.

12.0 Conferences and Inspection of Work - Conferences may be held at the request of any party to this agreement. At any time, a representative of the Department, of the U.S. Department of Justice, or the Auditor General of the State of Florida, have the right of visiting the project site to monitor, inspect and assess work performed under this agreement.

13.0 Insurance for Real Property and Equipment - The recipient must, at a minimum, provide the equivalent insurance coverage for real property and equipment acquired or improved with Federal funds as provided to property owned by the non-Federal entity.

14.0 Flood Disaster Protection Act - The subrecipient will comply with Section 102(a) of the Flood Disaster Protection Act of 1973, Public Law 93-234, 87 Stat. 975, requiring that the purchase of flood insurance in communities where such insurance is available as a condition of the receipt of any federal financial assistance for construction or acquisition purposes for use in any area that has been identified as an area having special flood hazards.

15.0 General Appropriations Restrictions - The recipient must comply with all applicable restrictions on the use of federal funds set out in federal appropriations statutes as set forth in the Consolidated Appropriations Act.

16.0 Immigration and Nationality Act - No public funds will intentionally be awarded to any contractor who knowingly employs unauthorized alien workers, constituting a violation of the employment provisions contained in 8 U.S.C. Section 1324(a), Section 274(A) of the Immigration and Nationality Act ("INA"). The Department shall consider the employment by any contractor of unauthorized aliens a violation of Section 274(A) of the INA. Such violation by the recipient of the employment provisions contained in Section 274(A) of the INA shall be grounds for unilateral cancellation of this contract by the Department.

17.0 For NCHIP & NARIP: Enhancement of Security - If funds are used for enhancing security, the recipient must:

1) Have an adequate process to assess the impact of any enhancement of a school security measure that is undertaken on the incidence of crime in the geographic area where the enhancement is undertaken.

2) Conduct such an assessment with respect to each such enhancement; and submit to the Department the aforementioned assessment in its Final Program Report.

18.0 Personally Identifiable Information Breaches - The recipient (or subrecipient at any tier) must have written procedures in place to respond in the event of actual or imminent "breach" (OMB M-17-12) if it: 1) creates, collects, uses, processes, stores, maintains, disseminates, discloses, or disposes of "personally identifiable information (PII)" within the scope of an OJP award-funded program or activity, or 2) uses or operates a "federal information system" (OMB Circular A-130). The recipient's breach procedures must include a requirement to report actual or imminent breach of PII to FDLE for subsequent reporting to the OJP Program Manager no later than 24 hours after an occurrence of an actual breach, or the detection of an imminent breach.

19.0 Compliance with restrictions on the use of federal funds--prohibited and controlled equipment under OJP awards - Consistent with Executive Order 14074, "Advancing Effective, Accountable Policing and Criminal Justice Practices To Enhance Public Trust and Public Safety," OJP has prohibited the use of federal funds under this award for purchases or transfers of specified equipment by law enforcement agencies. In addition, OJP requires the recipient, and any subrecipient ("subgrantee") at any tier, to put in place specified controls prior to using federal funds under this award to acquire or transfer any property identified on the "controlled equipment" list. The details of the requirement are posted on the OJP web site at https://www.ojp.gov/funding/explore/prohibited-and-controlled-equipment, and are incorporated by reference here.

20.0 Exceptions regarding Prohibited and Controlled Equipment under OJP awards - Notwithstanding any provision to the contrary in the other terms and conditions of this award, including in the condition regarding "Compliance with restrictions on the use of federal funds - prohibited and controlled equipment under OJP awards," the requirements for the "Transfer/Sale of Award-Funded Controlled Equipment to Other LEAs" and the requirements for the "Transfer/Sale of Award-Funded Controlled Equipment to NON-LEAs" do not apply to this award.

SECTION II: CIVIL RIGHTS REQUIREMENTS

1.0 Participant Notification of Non-discrimination - FDLE does not discriminate on the basis of race, color, religion, national origin, sex, disability or age in the delivery of services, benefits or in employment.

2.0 Title VI of the Civil Rights Act of 1964 - The recipient, or subrecipient at any tier, must comply with Title VI of the Civil Rights Act of 1964, 42 U.S.C. § 2000d, and the DOJ implementing regulations, 28 C.F.R. pt. 42, subpts. C & D, which prohibits discrimination in federally assisted programs based on race, color, and national origin in the delivery of services.

3.0 Equal Employment Opportunity Program (EEOP) – The recipient and/or implementing agency must comply with all applicable requirements in 28 C.F.R. § 42, Subpart E, including preparing a Verification Form within 120 days from the initial award date and annually thereafter, and preparing an EEO Plan if required.

Recipients are required to use the Office for Civil Rights EEO Reporting Tool to satisfy this condition (https://ojp.gov/about/ocr/eeop.htm).

4.0 Title IX of the Education Amendments of 1972 - If the recipient operates an education program or activity, the recipient must comply with all applicable requirements of 20 U.S.C. § 1681, and the DOJ implementing regulation at 28 C.F.R. § 54, which prohibits discrimination in federally assisted education programs based on sex both in employment and in the delivery of services.

5.0 Partnerships with Faith-Based and other Neighborhood Organizations - The recipient or subrecipient at any tier, must comply with all applicable requirements of 28 C.F.R. § 38, "Partnerships with Faith-Based and other Neighborhood Organizations", specifically including the provision for written notice to current or prospective program beneficiaries.

6.0 Title II of the Americans with Disabilities Act of 1990 - Recipients who are public entities must comply with the requirements of the Americans with Disabilities Act (ADA), 42 U.S.C. § 12132, and the DOJ implementing regulation at 28 C.F.R. pt. 35, which prohibits discrimination on the basis of

disability both in employment and in the delivery of services, including provision to provide reasonable accommodations.

7.0 **Section 504 of the Rehabilitation Act of 1973** - Recipients must comply with all provisions of 28 U.S.C. § 794, and the DOJ implementing regulation at 28 C.F.R. pt. 42, subpt. G, which prohibits discrimination in federally assisted programs on the basis of disability in both employment and the delivery of services**.**

8.0 **Age Discrimination Act of 1975** - Recipients must comply with all requirements of 42 U.S.C. § 6102, and the DOJ implementing regulation at 28 C.F.R. pt. 42, subpt. I, which prohibits discrimination based on age in the delivery of services in federally assisted programs.

9.0 **Omnibus Crime Control and Safe Streets Act of 1968 –** Recipients must comply with all provisions of 34 U.S.C. § 10228(c), and the DOJ implementing regulations at 28 C.F.R. pt. 42, subpts. D & E, which prohibits discrimination in programs funded under the statute on the basis of race, color, national origin, sex, and religion, both in employment and in the delivery of services.

10.0 **Limited English Proficiency (LEP)** - In accordance with Department of Justice Guidance pertaining to Title VI of the Civil Rights Act of 1964, 42 U.S.C. § 2000d, recipients of federal financial assistance must take reasonable steps to provide meaningful access to their programs and activities for persons with LEP. FDLE strongly advises recipients to have a written LEP Language Access Plan. For more information visit www.lep.gov.

11.0 **Finding of Discrimination** - In the event a federal or state court or federal or state administrative agency makes, after a due process hearing, a finding of discrimination on the grounds of race, color, religion, national origin, sex, or disability against a recipient of funds, the recipient will forward a copy of the finding to FDLE and to the Office for Civil Rights, Office of Justice Programs, U.S. Department of Justice.

12.0 **Filing a Complaint** - If an employee, applicant, or client of a recipient has a discrimination complaint against the recipient, they may file a complaint with the recipient, with FDLE, or with the Office for Civil Rights.

Discrimination complaints may be submitted to FDLE at Office of the Inspector General, Post Office Box 1489, Tallahassee, Florida 32302-1489, or online at info@fdle.state.fl.us. Any discrimination complaints filed with FDLE will be reviewed by FDLE's Inspector General and referred to the Office for Civil Rights, the Florida Commission on Human Relations, or the Equal Employment Opportunity Commission, based on the nature of the complaint.

Discrimination complaints may also be submitted to the Office for Civil Rights, Office of Justice Programs, U.S. Department of Justice, 810 7th Street, Northwest, Washington, D.C. 20531, or at https://www.ojp.gov/program/civil-rights-office/filing-civil-rights-complaint.

For additional information on procedures for filing discrimination complaints, please visit https://www.fdle.state.fl.us/FDLE-Grants/Office-of-Criminal-Justice-Grants/Contact-Us.

13.0 **Retaliation** - In accordance with federal civil rights laws, the recipient shall not retaliate against individuals for taking action or participating in action to secure rights protected by these laws.

14.0 **Non-discrimination Contract Requirements** - Recipients must include comprehensive Civil Rights nondiscrimination provisions in all contracts funded by the recipient.

15.0 **Pass-through Requirements** - Recipients are responsible for the compliance of contractors and other entities to whom they pass-through funds including compliance with all Civil Rights requirements. These additional tier subrecipients must be made aware that their employees, applicants, or clients may file a discrimination complaint with the recipient, with FDLE, or with the USDOJ Office for Civil Rights and provided the contact information.

16.0 **Civil Rights Training Requirements** - In accordance with Office of Justice Programs (OJP) requirements, the grant manager of the recipient entity responsible for managing awards from FDLE, will be required to complete a two part Civil Rights Training and maintain copies of the training certificates within their award files to be provided upon request at monitoring.

SECTION III: FINANCIAL REQUIREMENTS AND RESPONSIBILTY

1.0 Fiscal Control and Fund Accounting Procedures - All expenditures and cost accounting of funds shall conform to the DOJ Grants Financial Guide and 2 C.F.R. § 200 as applicable, in their entirety.

Recipients are required to establish and maintain adequate accounting systems and financial records and to accurately account for funds awarded to them. Financial management systems must be able to record and report on the receipt, obligation, and expenditure of award funds. Systems must also be able to accommodate a fund and account structure to separately track receipts, expenditures, assets, and liabilities for awards, programs, and additional tiered subrecipients. The awarded funds may or may not be an interest-bearing account, but any earned interest must be accounted for as program income and used for program purposes before the federal award period end date. Any unexpended interest remaining at the end of the federal award period must be refunded to FDLE for transmittal to DOJ.

2.0 Match - The value or amount of any "non-federal share," "match," or cost-sharing contribution incorporated into the approved budget is part of the "project cost" for purposes of the 2 C.F.R. § 200 Uniform Requirements, and is subject to audit. In general, the rules and restrictions that apply to award funds from federal sources also apply to funds in the approved budget that are provided as "match" or through "cost sharing."

SECTION IV: AWARD MANAGEMENT AND REPORTING REQUIREMENTS

1.0 Obligation of Funds - Award funds shall not be obligated prior to the start date, or subsequent to the end date, of the award. Only project costs incurred on or after the effective date, and on or prior to the termination date of the recipient's project are eligible for reimbursement.

2.0 Use of Funds - Federal funds may only be used for the purposes in the recipient's approved award agreement.

3.0 Advance Funding - Advance funding may be provided to a recipient upon a written request to the Department.

4.0 Performance Reporting - The recipient shall submit Monthly or Quarterly Project performance achievements and performance questionnaires to the Department, within fifteen (15) days after the end of the reporting period. Performance reporting must clearly articulate the activities that occurred within the reporting period, including descriptions of major accomplishments, milestones achieved, and/or barriers or delays encountered. Additional information may be required if necessary to comply with federal reporting requirements. Performance achievements and performance questionnaires that are not complete, accurate, and timely may result in sanctions, as specified in Section IV, Award Management and Reporting Requirements.

5.0 Financial Consequences for Failure to Perform - In accordance with Section 215.971, Florida Statutes, payments for state and federal financial assistance must be directly related to the scope of work and meet the minimum level of performance for successful completion. If the recipient fails to meet the minimum level of service or performance identified in this agreement, the Department will apply financial consequences commensurate with the deficiency. Financial consequences may include but are not limited to withholding payments or reimbursement until the deficiency is resolved, tendering only partial payment/reimbursement, imposition of other financial consequences according to the Standard Conditions as applicable, and/or termination of contract and requisition of goods or services from an alternate source. Any payment made in reliance on recipient's evidence of performance, which evidence is subsequently determined to be erroneous, will be immediately due to the Department as a refund.

6.0 Award Amendments - Recipients must submit an award amendment through the electronic grant management system for major substantive changes such as changes in project activities or scope of the

project, target populations, service providers, implementation schedules, and designs or research plans set forth in the approved agreement and for any budget changes that affect a cost category that was not included in the original budget. Amendments are also required when there will be a transfer of 10% or more of the total budget between budget categories, or there is an indirect cost rate category change.

Recipients may transfer up to 10% of the total budget between current, approved budget categories without prior approval as long as the funds are transferred to an existing line item.

Under no circumstances can transfers of funds increase the total budgeted award.

Retroactive (after-the-fact) approval of project adjustments or items not currently in the approved award will only be considered under extenuating circumstances. Recipients who incur costs prior to approval of requested adjustments do so at the risk of the items being ineligible for reimbursement under the award.

All requests for changes, including requests for project period extensions, must be submitted in the electronic grant management system no later than thirty (30) days prior to award expiration date.

7.0 Financial Expenditures and Reporting - The recipient shall close the expense reporting period either on a Monthly or Quarterly basis. For any reporting period the recipient is seeking reimbursement, a payment request must also be submitted in the grant management system. Closing of the reporting period and Payment Requests are due thirty (30) days after the end of the reporting period with the exception of the final reporting period.

All project expenditures for reimbursement of recipient costs shall be submitted on the Project Expenditure Report Forms prescribed and provided by FDLE.

All Project Expenditure Reports shall be submitted in sufficient detail for proper pre-audit and post-audit.

All reports must relate financial data to performance accomplishments.

An expenditure report is not required when no reimbursement is being requested however, recipients should close the associated reporting period in the electronic grant management system.

Before the "final" Payment Request will be processed, the recipient must submit to the Department all outstanding Performance Achievements and must have satisfied all withholding, special, and monitoring conditions. Failure to comply with the above provisions shall result in forfeiture of reimbursement.

8.0 Project Income (PGI) - All income generated as a direct result of a project shall be deemed program income. Program income from asset seizures and forfeitures is considered earned when the property has been adjudicated to the benefit of the plaintiff (i.e., law enforcement entity).

The recipient shall submit a PGI Earnings and Expenditures form in the electronic grant management system as soon as PGI is earned or expended. Prior to expending funds, the recipient shall submit a PGI Spending Request form for FDLE approval. All PGI expenditures must directly relate to the project being funded and must be allowable under the federal award.
Additionally, any unexpended PGI remaining at the end of the federal award period must be submitted to FDLE for transmittal to the Bureau of Justice Assistance.

9.0 Recipient Integrity and Performance Matters - Requirement to report information on certain civil, criminal, and administrative proceedings to FDLE, SAM and FAPIIS.

The recipient must comply with any and all applicable requirements regarding reporting of information on civil, criminal, and administrative proceedings connected with (or connected to the performance of) either this award or any other grant, cooperative agreement, or procurement contract from the federal government. Under certain circumstances, recipients of OJP awards are required to report information about such proceedings, through the federal System for Award Management ("SAM"), to the designated federal integrity and performance system ("FAPIIS").

10.0 Verification and updating of Recipient Grant Manager contact information - The recipient must verify its Recipient Grant Manager (GM) contact information, including telephone number and e-mail address, is current and correct. If any information is incorrect or has changed, an authorized user of the recipient must make changes to the GM information in AmpliFund and provide the GM's contact information to the FDLE grant manager within thirty days of the change.

11.0 Death in Custody Reporting (JAG Program Only) – Recipients of funds under Florida's Justice Assistance Grant (JAG) program are required to report all deaths in custody to the Criminal Justice Grants. A death in custody occurs when a person dies who is detained, under arrest, in the process of being arrested, is en route to incarceration, or is incarcerated at a municipal or county jail, state prison, state-run prison boot camp, contracted prison, or other local or state correctional facility. For more information on the reporting requirements, visit: https://www.fdle.state.fl.us/FDLE-Grants/Office-of-Criminal-Justice-Grants/Forms/Forms/DCRA.

SECTION V: MONITORING AND AUDITS

1.0 Access to Records - The Florida Department of Law Enforcement, the Auditor General of the State of Florida, the U.S. Department of Justice, the U.S. Comptroller General or any of their duly authorized representatives, shall have access to books, documents, papers and records of the recipient and contractors for the purpose of audit and examination according to the Financial Guide. At any time, a representative of the Department, the U.S. Department of Justice, or the Auditor General of the State of Florida, have the right to visit the project site to monitor, inspect and assess work performed under this agreement.

The Department reserves the right to unilaterally terminate this agreement if the recipient or contractor refuses to allow public access to all documents, papers, letters, or other materials subject to provisions of Chapter 119, Florida Statutes, unless specifically exempted and/or made confidential by operation of Chapter 119, Florida Statutes, and made or received by the recipient or its contractor in conjunction with this agreement.

The recipient will give the awarding agency or the General Accounting Office, through any authorized representative, access to and the right to examine all paper or electronic records related to the financial assistance.

2.0 Assessments and Evaluations - The recipient agrees to participate in a data collection process measuring program outputs and outcomes as outlined by the Office of Justice Programs. The recipient agrees to cooperate with any assessments, national evaluation efforts, and/or information or data collection requests related to activities under this award.

3.0 Monitoring - The recipient agrees to comply with FDLE's award monitoring guidelines, protocols, and procedures; and to cooperate with FDLE on all award monitoring requests, including requests related to desk reviews, enhanced programmatic desk reviews, and/or site visits. The recipient agrees to provide FDLE all documentation necessary to complete monitoring of the award. Further, the recipient agrees to abide by reasonable deadlines set by FDLE for providing requested documents. Failure to cooperate with award monitoring activities may result in sanctions affecting the recipient's award, including, but not limited to: withholding and/or other restrictions on the recipient's access to funds, referral to the Office of the Inspector General for audit review, designation of the recipient as a FDLE High Risk grantee, or termination of award(s).

4.0 Property Management - The recipient shall establish and administer a system to protect, preserve, use, maintain and dispose of any property furnished to it by the Department or purchased pursuant to this agreement according to federal property management standards set forth in the DOJ Grants Financial Guide and 2 C.F.R. § 200.313. This obligation continues as long as the recipient retains the property, notwithstanding expiration of this agreement.

5.0 Award Closeout - Award Closeout will be initiated by the Department after the final payment request has been processed. The final payment request must be submitted within sixty (60) days of the end date of

the award. All performance achievements and performance questionnaires must be completed before the award can be closed.

6.0 **High Risk Recipients** - If a recipient is designated "high risk" by a federal award-making agency, currently or at any time during the course of the period of performance under this award, the recipient must disclose that fact and certain related information to FDLE. For purposes of this disclosure, high risk includes any status under which a federal awarding agency provides additional oversight due to the recipient's past performance, or other programmatic or financial concerns with the recipient. The recipient's disclosure must include the following: (1) The federal awarding agency that currently designates the recipient high risk, (2). The date the recipient was designated high risk, (3) the high-risk point of contact at that federal awarding agency (name, phone number, and email address), and (4) The reasons for the high-risk status, as set out by the federal awarding agency.

7.0 **Imposition of Additional Requirements** - The recipient agrees to comply with any additional requirements that may be imposed by FDLE during the period of performance for this award if the recipient is designated as "high-risk" for purposes of the DOJ high-risk list.

8.0 **Retention of Records** - The recipient shall maintain all records and documents for a minimum of five (5) years from the date of the final financial statement and be available for audit and public disclosure upon request of duly authorized persons. The recipient shall comply with State of Florida General Records Schedule GS1-SL for State and Local Government Agencies: https://files.floridados.gov/media/706717/gs1-sl-june-2023.pdf.

9.0 **Disputes and Appeals** - The Department shall make its decision in writing when responding to any disputes, disagreements, or questions of fact arising under this agreement and shall distribute its response to all concerned parties. The recipient shall proceed diligently with the performance of this agreement according to the Department's decision. If the recipient appeals the Department's decision, the appeal also shall be made in writing within twenty-one (21) calendar days to the Department's clerk (agency clerk). The recipient's right to appeal the Department's decision is contained in Chapter 120, Florida Statutes, and in procedures set forth in Rule 28-106.104, Florida Administrative Code. Failure to appeal within this time frame constitutes a waiver of proceedings under Chapter 120, Florida Statutes.

10.0 **Failure to Address Audit Issues** - The recipient understands and agrees that FDLE may withhold award funds, or may impose award conditions or other related requirements, if (as determined by FDLE) the recipient does not satisfactorily and promptly address outstanding issues from audits required by the 2 C.F.R. § 200 Uniform Requirements (or by the terms of this award), or other outstanding issues that arise in connection with audits, investigations, or reviews.

11.0 **Single Annual Audit** - Recipients that expend $1,000,000 or more in a year in total federal award funding shall have a single audit or program-specific audit conducted for that year. The audit shall be performed in accordance with the OMB 2 C.F.R. § 200 Subpart F – Audit Requirements and other applicable federal law. The contract for this agreement shall be identified in the Schedule of Federal Financial Assistance in the subject audit. The contract shall be identified as federal funds passed through the Florida Department of Law Enforcement and include the contract number, CFDA number, award amount, contract period, funds received and disbursed. When applicable, the recipient shall submit an annual financial audit that meets the requirements of 2 C.F.R. § 200 Subpart F, “Audit Requirements” Section 215.97, Florida Statutes, “Florida Single Audit Act” and Rules of the Auditor General, Chapter 10.550, and Chapter 10.650, “Local Governmental Entity Audits” and “Florida Single Audit Act Audits Nonprofit and For-Profit Organizations.”

A complete audit report that covers any portion of the effective dates of this agreement must be performed and submitted to the Federal Audit Clearinghouse within the earlier of thirty (30) calendar days after receipt of the auditor’s report(s), or nine (9) months after the end of the audit period. Submissions must include required elements described in Appendix X to 2 C.F.R. § 200 on the specified Data Collection Form (Form SF-SAC).

Records shall be made available upon request for a period of five (5) years from the date the audit report is issued, unless extended in writing by the Department.

Recipients that expend less than $1,000,000 in federal awards during a fiscal year are exempt from the Single Audit Act audit requirements for that fiscal year. In this case, written notification, in the form of the "Certification of Audit Exemption" form, shall be provided to the Department by the Chief Financial Officer, or designee, that the recipient is exempt. This notice shall be provided to the Department no later than March 1 following the end of the fiscal year.

SECTION VI: AWARD PROCUREMENT AND COST PRINCIPLES

1.0 **Procurement Procedures** - Recipients must have written procedures for procurement transactions. Procedures must conform to applicable Federal law and the standards in 2 C.F.R. §§ 200.318-326.

This condition applies to agreements that FDLE considers to be a procurement "contract", and not a second-tier award.

The details of the advance approval requirement to use a noncompetitive approach in a procurement contract under this award are posed on the OJP website at https://ojp.gov/funding/Explore/NoncompetitiveProcurement.htm.

Additional information on Federal purchasing guidelines can be found in the Guide to Procurements Under DOJ Grants and Cooperative agreements at https://www.ojp.gov/doj-guide-to-procurement-procedures.

2.0 **Cost Analysis** - A cost analysis must be performed by the recipient if the cost or price is at or above the $35,000 acquisition threshold and the contract was awarded non-competitively in accordance with Section 216.3475, Florida Statutes. The recipient must maintain records to support the cost analysis, which includes a detailed budget, documented review of individual cost elements for allowability, reasonableness, and necessity. See also: Reference Guide for State Expenditures.

3.0 **Allowable Costs** - Allowance for costs incurred under the award shall be determined according to the general principles and standards for selected cost items set forth in the DOJ Grants Financial Guide and 2 C.F.R. Part 200, Subpart E, "Cost Principles".

4.0 **Unallowable Costs** - Payments made for costs determined to be unallowable by either the Federal awarding agency, or the Department, either as direct or indirect costs, must be refunded (including interest) to FDLE and the Federal Government in accordance with instructions that determined the costs are unallowable unless state or Federal statute or regulation directs otherwise. See also 2 C.F.R. §§ 200.300-309.

5.0 **Unmanned Aircraft Systems (UAS)** - The recipient agrees that no funds under this award (including via subcontract or subaward, at any tier) may be used for unmanned aircraft systems (UAS), which includes unmanned aircraft vehicles (UAV), or for any accompanying accessories to support UAS.

6.0 **Facial Recognition Technology (FRT)** - In accepting this award, the recipient agrees that grant funds cannot be used for Facial Recognition Technology (FRT) unless the recipient has policies and procedures in place to ensure that the FRT will be utilized in an appropriate and responsible manner that promotes public safety, and protects privacy, civil rights, and civil liberties and complies with all applicable provisions of the U.S. Constitution, including the Fourth Amendment's protection against unreasonable searches and seizures and the First Amendment's freedom of association and speech, as well as other laws and regulations. Recipients utilizing funds for FRT must make such policies and procedures available to DOJ upon request.

7.0 **Body Armor** - Certification of body armor "mandatory wear" policies, and compliance with NIJ standards If recipient uses funds under this award to purchase body armor, the recipient must submit a signed certification that each law enforcement agency receiving body armor purchased with funds from this award has a written "mandatory wear" policy in effect. The recipient must keep signed certifications on file for any subrecipients planning to utilize funds from this award for ballistic-resistant and stab-resistant body armor purchases. This policy must be in place for at least all uniformed officers before any funds from this award may be used by an agency for body armor. There are no requirements regarding the

nature of the policy other than it be a mandatory wear policy for all uniformed officers while on duty. **For PSN,** if recipient uses funds under this award to purchase body armor, the recipient is strongly encouraged to have a "mandatory wear" policy in effect. There are no requirements regarding the nature of the policy other than it be a mandatory wear policy for all uniformed officers while on duty.

Ballistic-resistant and stab-resistant body armor purchased with award funds may be purchased at any threat level, make or model, from any distributor or manufacturer, as long as the body armor has been tested and found to comply with applicable National Institute of Justice ballistic or stab standards, and is listed on the NIJ Compliant Body Armor Model List. In addition, ballistic-resistant and stab-resistant body armor purchased must be made in the United States and must be uniquely fitted, as set forth in 34 U.S.C. 10202(c)(1)(A). The latest NIJ standard information and the NIJ Compliant Body Armor List may be found by following the links located on the NIJ Body Armor page: https://nij.ojp.gov/topics/equipment-and-technology/body-armor.

8.0 **Indirect Cost Rate** - A recipient that is eligible to use the "de minimis" indirect cost rate described in 2 C.F.R. § 200.414(f), and elects to do so, must advise FDLE in writing of both its eligibility and its election, and must comply with all associated requirements in the 2 C.F.R. § 200 and Appendix VII.

9.0 **Sole Source** - If the project requires a non-competitive purchase from a sole source, the recipient must complete the Sole Source Justification for Services and Equipment Form and submit to FDLE upon application for pre-approval. If the recipient is a state agency and the cost meets or exceeds $250,000, the recipient must also receive approval from the Florida Department of Management Services (DMS) *(See §* 287.057(5), Fla. Stat.). Additional details on the sole source requirement can be found at 2 C.F.R. § 200 and the DOJ Grants Financial Guide.

10.0 **Personnel Services** - Recipients may use award funds for eligible personnel services including salaries, wages, and fringe benefits, including overtime in accordance with the DOJ Grants Financial Guide Section 3.9 - Compensation for Personal Services, consistent with the principles set out in 2 C.F.R. § 200, Subpart E and those permitted in the federal program's authorizing legislation. Recipient employees should be compensated with overtime payments for work performed in excess of the established work week and in accordance with the recipient's written compensation and pay plan.

Documentation - Charges for salaries, wages, and fringe benefits must be supported by a system of internal controls providing reasonable assurance that charges are accurate, allowable, and properly allocated. Documentation supporting charges must be incorporated into the official records of the organization.

Charges made to the Personnel Budget Category must reasonably reflect the total time and activity for which the employee is compensated by the organization and cover both federally funded and all other activities. The records may include the use of subsidiary records as defined in the organization's written policies. Where award recipients work on multiple award programs or cost activities, documentation must support a reasonable allocation or distribution of costs among specific activities or cost objectives.

Federal funds may not be used to pay cash compensation (salary plus bonuses) to any employee of the award recipient at a rate that exceeds 110% of the maximum annual salary payable to a member of the federal government's Senior Executive Service (SES) at an agency with a Certified SES Performance Appraisal System for that year. An award recipient may compensate an employee at a higher rate, provided the amount in excess of the compensation limitation is not paid with federal funds.

11.0 **Contractual Services** - The recipient must maintain written standards of conduct covering conflicts of interest and governing the actions of its employees engaged in the selection, award and administration of contracts as described in 2 C.F.R. § 200.318, General procurement.

Requirements for Contractors of Recipients - The recipient assures the compliance of all contractors with the applicable provisions of Title I of the Omnibus Crime Control and Safe Streets Act of 1968, as amended 34 U.S.C. § 10101 et seq.; the provisions of the current edition of the DOJ Grants Financial Guide (https://www.ojp.gov/doj-financial-guide-2022); and all other applicable federal and state laws, orders, circulars, or regulations. The recipient must pass-through all requirements and conditions

applicable to the federal award to any subcontract. The term “contractor” is used rather than the term “vendor” and means an entity that receives a contract as defined in 2 C.F.R. § 200.22, the nature of the contractual relationship determines the type of agreement.

Approval of Consultant Contracts - Compensation for individual consultant services must be reasonable and consistent with that paid for similar services in the marketplace. The Federal awarding agency and pass-through entity must review and approve in writing all consultant contracts prior to employment of a consultant when the individual compensation rate exceeds $650 (excluding travel and subsistence costs) per eight-hour day, or $81.25 per hour. A detailed justification must be submitted to and approved by FDLE, who will coordinate written approval of the Federal awarding agency, prior to recipient obligation or expenditures of such funds. Approval shall be based upon the contract's compliance with requirements found in the Financial Guide Section 3.6 Consultant Rates and applicable state statutes. The Department's approval of the recipient agreement does not constitute approval of individual consultant contracts or rates. If consultants are hired through a competitive bidding process (not sole source), the $650 threshold does not apply.

12.0 **FFATA Reporting Requirements** - Recipients that enter into awards of $30,000 or more should review the Federal Funding Accountability and Transparency Act of 2006 (FFATA), website for additional reporting requirements at https://ojp.gov/funding/Explore/FFATA.htm.

13.0 **Travel and Training** - The cost of all travel shall be reimbursed according to the recipient’s written travel policy. If the recipient does not have a written travel policy, cost of all travel will be reimbursed according to State of Florida Travel Guidelines Section 112.061, Florida Statutes. Any foreign travel must obtain prior written approval from the Federal awarding agency and pass-through entity.

14.0 **Expenses Related to Conferences, Meetings, Trainings, and Other Events** - Award funds requested for meetings, retreats, seminars, symposia, events, and group training activities and related expenses must receive written pre-approval from the Federal awarding agency and pass-through entity and comply with all provisions in 2 C.F.R. § 200.432 and DOJ Grants Financial Guide Section 3.10; Conference Approval, Planning, and Reporting. Award applications requesting approval for meeting, training, conference, or other event costs must include a completed Conference & Events Submission Form for approval prior to obligating award funds for these purposes.

15.0 **Training and Training Materials** - Any training or training materials that has been developed or delivered with award funding under this award must adhere to the OJP Training Guiding Principles for Grantees and Subgrantees, available at www.ojp.gov/funding/ojptrainingguidingprinciples.htm.

16.0 **Publications, Media, Websites, and Patents Ownership of Data and Creative Material** - Ownership of material, discoveries, inventions, and results developed, produced, or discovered subordinate to this agreement is governed by the terms of the DOJ Grants Financial Guide, 28 C.F.R. §§ 66, and 2 C.F.R. 200.315.

Written, Visual, or Audio Publications - Publication costs for electronic and print media, including distribution, promotion, and general handling are allowable. If these costs are not identifiable with a particular direct cost objective, it should be allocated as indirect costs. Publication includes writing, editing, and preparing the illustrated material (including videos and electronic mediums).

Recipients must request pre-approval in writing for page charges for professional journal publications. All publication materials must comply with provisions in 2 C.F.R. § 200.461 and DOJ Grants Financial Guide, Section 3.9; Allowable Costs – Publication.

Recipients must submit for review and approval one (1) copy of any written materials to be published, including web-based materials and website content, to be paid under this award at least thirty (30) days prior to the targeted dissemination date.

Any written, visual, or audio publications funded in whole or in part under this award, with the exception of press releases, must contain the following statements identifying the federal award:

*"This project was supported by **[Federal Award Number]** awarded by the **[Bureau of Justice Assistance/Bureau of Justice Statistics]**. The Bureau of Justice Assistance is a component of the Department of Justice's Office of Justice Programs, which also includes the Bureau of Justice Statistics, the National Institute of Justice, the Office of Juvenile Justice and Delinquency Prevention, the Office for Victims of Crime, and the SMART Office. Points of view or opinions in this document are those of the author and do not necessarily represent the official position or policies of the U.S. Department of Justice."*

Websites - Any Web site that is funded in whole or in part under this award must include the following statement on the home page, on all major entry pages (i.e., pages (exclusive of documents) whose primary purpose is to navigate the user to interior content), and on any pages from which a visitor may access or use a Web-based service, including any pages that provide results or outputs from the service:

"This Web site is funded in whole or in part through a grant from the Bureau of Justice Assistance, Office of Justice Programs, U.S. Department of Justice. Neither the U.S. Department of Justice nor any of its components operate, control, are responsible for, or necessarily endorse, this Web site (including, without limitation, its content, technical infrastructure, and policies, and any services or tools provided)."

The full text of the foregoing statement must be clearly visible on the home page. On other pages, the statement may be included through a link, entitled "Notice of Federal Funding and Federal Disclaimer," to the full text of the statement.

Patents - Recipients are subject to applicable regulations governing patents and inventions, including government wide regulations issued by the Department of Commerce (37 C.F.R. § 401 and 2 C.F.R. § 200.315(c)).

Recipients must promptly and fully report to FDLE and the Federal awarding agency if any program produces patentable items, patent rights, processes, or inventions, in the course of work sponsored under this award.

17.0 For NCHIP & NICS: Purchase of Automated Fingerprint Identification System (AFIS) - AFIS equipment purchased under this award must conform to the American National Standards Institute (ANSI) Standard, "Data Format for the Interchange of Fingerprint, Facial & Other Biometric Information" (ANSI/NIST-ITL 1-2007 PART 1) and any other applicable standards set forth by the Federal Bureau of Investigation (FBI).

18.0 Information Technology Projects

Criminal Intelligence Systems - The recipient agrees that any information technology system funded or supported by the Office of Justice Programs funds will comply with 28 C.F.R. § 23, Criminal Intelligence Systems Operating Policies, if the Office of Justice Programs determines this regulation to be applicable. Should the Office of Justice Programs determine 28 C.F.R. § 23 to be applicable, the Office of Justice Programs may, at its discretion, perform audits of the system, as per 28 C.F.R. § 23.20(g). Should any violation of 28 C.F.R. § 23 occur, the recipient may be fined as per 34 U.S.C. § 10231. The recipient may not satisfy such a fine with federal funds.

The recipient understands and agrees that no awarded funds may be used to maintain or establish a computer network unless such network blocks the viewing, downloading, and exchanging of pornography. In doing so the recipient agrees that these restrictions will not limit the use of awarded funds necessary for any federal, state, tribal, or local law enforcement agency or any other entity carrying out criminal investigations, prosecutions, or adjudication activities.

State IT Point of Contact - The recipient must ensure that the State IT Point of Contact receives written notification regarding any information technology project funded by this award during the obligation and expenditures period. This is to facilitate communication among local and state governmental entities regarding various information technology projects being conducted with these award funds. In addition, the recipient must maintain an administrative file documenting the meeting of this requirement. For a list of State IT Points of Contact, go to https://it.ojp.gov/technology-contacts.

The State IT Point of Contact will ensure the recipient's project follows a statewide comprehensive strategy for information sharing systems that improve the functioning of the criminal justice system, with an emphasis on integration of all criminal justice components, law enforcement, courts, prosecution, corrections, and probation and parole.

Interstate Connectivity - To avoid duplicating existing networks or IT systems in any initiatives funded by the Bureau of Justice Assistance for law enforcement information sharing systems which involve interstate connectivity between jurisdictions, such systems shall employ, to the extent possible, existing networks as the communication backbone to achieve interstate connectivity, unless the recipient can demonstrate to the satisfaction of the Bureau of Justice Assistance that this requirement would not be cost effective or would impair the functionality of an existing or proposed IT system.

19.0 **Interoperable Communications Guidance** - Recipients using funds to support emergency communications activities must comply with the current SAFECOM Guidance for Emergency Communication Grants, including provisions on technical standards that ensure and enhance interoperable communications. Emergency communications activities include the purchase of Interoperable Communications Equipment and technologies such as voice-over-internet protocol bridging or gateway devices, or equipment to support the build out of wireless broadband networks in the 700 MHz public safety band under the Federal Communications Commission (FCC) Waiver Order. SAFECOM guidance can be found at https://www.cisa.gov/sites/default/files/2023-04/fy23_safecom_guidance.pdf.

Recipients interested in developing a public safety broadband network in the 700 MHz band in their jurisdictions must adhere to the technical standards set forth in the FCC Waiver Order, or any succeeding FCC orders, rules, or regulations pertaining to broadband operations in the 700 MHz public safety band. The recipient shall also ensure projects support the Statewide Communication Interoperability Plan (SCIP) and are fully coordinated with the full-time Statewide Interoperability Coordinator (SWIC). If any future regulatory requirement (from the FCC or other governmental entity) results in a material technical or financial change in the project, the recipient should submit associated documentation, and other material, as applicable, for review by the SWIC to ensure coordination. Recipients must provide a listing of all communications equipment purchased with award funding (plus the quantity purchased of each item) to FDLE once items are procured during any periodic programmatic progress reports.

20.0 **Global Standards Package** - In order to promote information sharing and enable interoperability among disparate systems across the justice and public safety community, OJP requires the recipient to comply with DOJ's Global Justice Information Sharing Initiative (DOJ's Global) guidelines and recommendations for this particular award. Recipient shall conform to the Global Standards Package (GSP) and all constituent elements, where applicable, as described at https://it.ojp.gov/gsp. Recipient shall document planned approaches to information sharing and describe compliance to the GSP and appropriate privacy policy that protects shared information, or provide detailed justification for why an alternative approach is recommended.

21.0 **Prohibition on Certain Telecommunications and Video Surveillance Services or Equipment** - In accordance with the requirements as set out in 2 C.F.R. *§* 200.216, recipients are prohibited from obligating or expending award funds to:

1) Procure or obtain;
2) Extend or renew a contract to procure or obtain;
3) Enter into a contract to procure or obtain equipment, services, or systems that use telecommunications equipment or services as a substantial or essential component of any system, or as critical technology as part of any system, produced by Huawei Technologies Company or ZTE Corporation (or a subsidiary or affiliate of such entities).

22.0 Unreasonable Restrictions on Competition - This condition applies with respect to any procurement of property or services funded (in whole or in part) by this award, by the recipient (or subrecipient at any tier), and regardless of the dollar amount of the purchase or acquisition, the method of procurement, or the nature of any legal instrument used. The provisions of this condition must be among those included in any subaward (at any tier).

1) Consistent with the (DOJ) Part 200 Uniform Requirements -- including as set out at 2 C.F.R. 200.300 and 200.319(a) – Recipient (or subrecipient at any tier) may (in any procurement transaction) discriminate against any person or entity on the basis of such person or entity's status as an "associate of the federal government" (or on the basis of such person or entity's status as a parent, affiliate, or subsidiary of such an associate), except as expressly set out in 2 C.F.R. 200.319(a) or as specifically authorized by USDOJ.
2) Monitoring of compliance with the requirements of this condition will be conducted by FDLE.
3) The term "associate of the federal government" means any person or entity engaged or employed (in the past or at present) by or on behalf of the federal government -- as an employee, contractor or subcontractor (at any tier), award recipient or -subrecipient (at any tier), agent, or otherwise -- in undertaking any work, project, or activity for or on behalf of (or in providing goods or services to or on behalf of) the federal government, and includes any applicant for such employment or engagement, and any person or entity committed by legal instrument to undertake any such work, project, or activity (or to provide such goods or services) in future.
4) Nothing in this condition shall be understood to authorize or require any recipient, any subrecipient at any tier, or any person or other entity, to violate any federal law, including any applicable civil rights or nondiscrimination law.

23.0 Non-Disclosure Agreements - No recipient or entity that receives a procurement contract or subcontract with any funds under this award, may require any employee or contractor to sign an internal confidentiality agreement or statement that prohibits or otherwise restricts, or purports to prohibit or restrict, the reporting of waste, fraud, or abuse to an investigative or law enforcement representative of a federal department or agency authorized to receive such information.

24.0 Whistleblower Protections – An employee of a recipient (at any tier) must not be discharged, demoted, or otherwise discriminated against as a reprisal for disclosing to a person or body described in paragraph (a)(2) of 41 U.S.C. 4712 information that the employee reasonably believes is evidence of gross mismanagement of a Federal contract or grant, a gross waste of Federal funds, an abuse of authority relating to a Federal contract or grant, a substantial and specific danger to public health or safety, or a violation of law, rule, or regulation related to a Federal contract (including the competition for or negotiation of a contract) or grant.

The recipient and subrecipient must inform their employees in writing of employee whistleblower rights and protections under 41 U.S.C. 4712.

25.0 Confidential Funds and Confidential Funds Certificate - A signed certification that the Project Director or Implementing Agency Chief Official has read, understands, and agrees to abide by all conditions for confidential funds outlined in Section 3.12 of the DOJ Grants Financial Guide is required for all projects that involve confidential funds. The signed certification must be submitted at the time of award application. Confidential Funds certifications must be signed by the recipient Chief Official or an individual with formal, written signature authority for the Chief Official.

Prior to the reimbursement of expenditures for confidential funds, the recipient must compile and maintain a CI Funds Tracking Sheet to record all disbursements under the award. The completed form must be submitted with the payment request for FDLE review.

26.0 For JAG: Task Force Training Requirement - The recipient agrees that within 120 days of award, each current member of a law enforcement task force funded with these funds who is a task force commander, agency executive, task force officer, or other task force member of equivalent rank, will complete required online (internet-based) task force training. The training can be accessed https://www.centf.org/CTFLI/.

All current and new task force members are required to complete this training once during the life of the award, or once every four years if multiple awards include this requirement. This training addresses task force effectiveness as well as other key issues including privacy and civil liberties/rights, task force performance measurement, personnel selection, and task force oversight and accountability.

When FDLE awards funds to support a task force, the recipient must compile and maintain a task force personnel roster along with course completion certificates.

27.0 **For NCHIP & NARIP: Protective Order Systems** - Any system developed with funds awarded under this cooperative agreement will be designed to permit interface with the National Protective Order file maintained by the FBI.

SECTION VII: ADDITIONAL REQUIREMENTS

1.0 **Environmental Protection Agency's (EPA) list of Violating Facilities** - The recipient assures that the facilities under its ownership, lease or supervision which shall be utilized in the accomplishment of the Program Purpose are not listed on the EPA's list of Violating Facilities and that it will notify the Department of the receipt of any communication from the Director of the EPA Office of Federal Activities indicating that a facility to be used in the project is under consideration for listing by the EPA.

2.0 **National Environmental Policy Act (NEPA)** - The recipient agrees to assist FDLE in complying with the NEPA, the National Historic Preservation Act, and other related federal environmental impact analyses requirements in the use of award funds by the recipient. This applies to the following new activities whether or not they are being specifically funded with these award funds. That is, it applies as long as the activity is being conducted by the recipient or any third party and the activity needs to be undertaken in order to use these award funds. Accordingly, the recipient agrees to first determine if any of the following activities will be funded by the award, prior to obligating funds for any of these purposes.

If it is determined that any of the following activities will be funded by the award, the recipient agrees to contact FDLE.

1) New construction;
2) Any renovation or remodeling of a property located in an environmentally or historically sensitive area, including properties located within a 100-year flood plain; a wetland, or habitat for endangered species, or a property listed on or eligible for listing on the National Register of Historic Places;
3) A renovation, lease, or any other proposed use of a building or facility that will either (a) result in a change in its basic prior use or (b) significantly change its size;
4) Implementation of a new program involving the use of chemicals other than chemicals that are (a) purchased as an incidental component of a funded activity and (b) traditionally used, for example, in office, household, recreational, or educational environments; and
5) Implementation of a program relating to clandestine methamphetamine laboratory operations, including the identification, seizure, or closure of clandestine methamphetamine laboratories.

The recipient understands and agrees that complying with NEPA may require the preparation of an Environmental Assessment and/or an Environmental Impact Statement, as directed by the Bureau of Justice Assistance. The recipient further understands and agrees to the requirements for implementation of a Mitigation Plan, as detailed by the Department of Justice at https://www.bja.gov/Funding/nepa.html, for programs relating to methamphetamine laboratory operations.

3.0 **National Historic Preservation Act** - The recipient will assist the Department (if necessary) in assuring compliance with section 106 of the National Historic Preservation Act of 1966 (54 U.S.C. § 300.101 et seq.), Ex. Order 11593 (identification and protection of historic properties), the Archeological and Historical Preservation Act of 1974 (54 U.S.C. 312501-312508) and the National Environmental Policy Act of 1969 (43 C.F.R. 46).

4.0 **Human Research Subjects** - The recipient agrees to comply with the requirements of 28 C.F.R. § 46 and all Office of Justice Programs policies and procedures regarding the protection of human research

subjects, including obtainment of Institutional Review Board approval, if appropriate, and subject informed consent.

5.0 Disclosures

Conflict of Interest – Recipients (at any tier) must establish safeguards to prohibit employees, officers, agents, and board members from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain. Recipients must disclose in writing any potential conflict of interest to FDLE (the non-federal pass-through entity).

No employee, officer, agency, or board member may solicit nor accept gratuities, favors, or anything of monetary value from providers/contractors.

Violations of Criminal Law - The recipient must disclose all violations of state or federal criminal law involving fraud, bribery or gratuity violations potentially affecting the award.

6.0 Uniform Relocation Assistance and Real Property Acquisitions Act - The recipient will comply with the requirements of the Uniform Relocation Assistance and Real Property Acquisitions Act of 1970 (42 U.S.C. § 4601 et seq.), which govern the treatment of persons displaced as a result of federal and federally-assisted programs.

7.0 Limitations on Government Employees Financed by Federal Assistance - The recipient will comply with requirements of 5 U.S.C. §§ 1501-08 and §§ 7321-26, which limit certain political activities of State or local government employees whose principal employment is in connection with an activity financed in whole or in part by federal assistance.

8.0 Funds to Association of Community Organizations for Reform Now (ACORN) Unallowable - Recipient understands and agrees that it cannot use any federal funds, either directly or indirectly, in support of any contract or award to either the Association of Community Organizations for Reform Now (ACORN) or its subsidiaries, without the express prior written approval of OJP.

9.0 Text Messaging While Driving - Pursuant to Executive Order 13513, "Federal Leadership on Reducing Text Messaging While Driving," 74 Fed. Reg. 51225 (October 1, 2009), and Section 316.305, Florida Statutes., the recipient is encouraged to adopt and enforce policies banning employees from text messaging while driving any vehicle during the course of performing work funded by this award and to establish workplace safety policies and conduct education, awareness, and other outreach to decrease crashes caused by distracted drivers.

10.0 DNA Testing of Evidentiary Materials and Upload of DNA Profiles to a Database - If award funds are used for DNA testing of evidentiary materials, any resulting eligible DNA profiles must be uploaded to the Combined DNA Index System (CODIS), by a government DNA lab with access to CODIS. With the exception of Forensic Genetic Genealogy, no profiles generated with award funding may be entered into any other non-governmental DNA database without prior express written approval from BJA. Award funds may not be used for the purchase of DNA equipment and supplies unless the resulting DNA profiles may be accepted for entry into CODIS. Booking agencies should work with their state CODIS agency to ensure all requirements are met for participation in Rapid DNA (see National Rapid DNA Booking Operational Procedures Manual).

11.0 Forensic Genealogy Testing - Recipients utilizing award funds for forensic genealogy testing must adhere to the United States Department of Justice Interim Policy Forensic Genealogical DNA Analysis and Searching and must collect and report the metrics identified in Section IX of the document to the Bureau of Justice Assistance. For more information, visit https://www.justice.gov/olp/page/file/1204386/download.

12.0 Environmental Requirements and Energy - For awards in excess of $100,000, the recipient must comply with all applicable standards, orders, or requirements issued under section 306 of the Clean Air Act (42 U.S.C § 85), section 508 of the Clean Water Act (33 U.S.C. § 1368), Executive Order 11738, and Environmental Protection Agency regulations (40 C.F.R. § 1 seq.). The recipient must comply with

mandatory standards and policies relating to energy efficiency which are contained in the state energy conservation plan issued in compliance with the Energy Policy and Conservation Act (Pub. L. 94-163, 89 Stat. 871), if any.

13.0 Other Federal Funds - The recipient agrees that if it currently has an open award of federal funds or if it receives an award of federal funds other than this award, and those awards have been, are being, or are to be used, in whole or in part, for one or more of the identical cost items for which funds are being provided under this award, the recipient will promptly notify, in writing the grant manager for this award, and, if so requested by FDLE seek a budget modification or change of project scope amendment to eliminate any inappropriate duplication of funding.

14.0 Trafficking in Persons - The recipient must comply with applicable requirements pertaining to prohibited conduct relating to the trafficking of persons, whether on the part of recipients, recipients or individuals defined as "employees" of the recipient. The details of the recipient and recipient obligations related to prohibited conduct related to trafficking in persons are incorporated by reference and posted at https://ojp.gov/funding/Explore/ProhibitedConduct-Trafficking.htm.

15.0 Requirement of the Award; Remedies for Non-Compliance or for Materially False Statements - Any materially false, fictitious, or fraudulent statement to the Department related to this award (or concealment or omission of a material fact) may be the subject of criminal prosecution (including under 18 U.S.C. §§ 1001, 1621, and/or 34 U.S.C. § 10272), and also may lead to imposition of civil penalties and administrative remedies for false claims or otherwise (including under 31 U.S.C. §§ 3729-3730 and 3801-3812).

Should any provision of a requirement of this award be held to be invalid or unenforceable by its terms, that provision shall first be applied with a limited construction so as to give it the maximum effect permitted by law. Should it be held, instead, that the provision is utterly invalid or unenforceable; such provision shall be deemed severable from this award.

16.0 Employment Eligibility Verification for Hiring Under This Award - The recipient must ensure that as part of the hiring process for any position that is or will be funded (in whole or in part) with award funds, the employment eligibility of the individual being hired is properly verified in accordance with the provisions of 8 U.S.C. 1324a(a)(1) and (2).

1) All persons who are or will be involved in activities under this award must be made aware of the requirement for verification of employment eligibility, and associated provisions of 8 U.S.C. 1324a(a)(1) and (2) that make it unlawful in the United States to hire (or recruit for employment) certain aliens.
2) The recipient must provide training (to the extent necessary) to those persons required by this condition to be notified of the requirement for employment eligibility verification and the associated provisions of 8 U.S.C. 1324a(a)(1) and (2).
3) As part of the recordkeeping requirements of this award, the recipient must maintain records of all employment eligibility verifications pertinent to compliance with this condition and in accordance with I-9 record retention requirements, as well as pertinent records of notifications and trainings.
4) Monitoring of compliance with the requirements of this condition will be conducted by FDLE.
5) Persons who are or will be involved in activities under this award includes any and all recipient officials or other staff who are or will be involved in the hiring process with respect to an award funded position under this award.
6) For the purposes of satisfying this condition, the recipient may choose to participate in, and use E-Verify (www.e-verify.gov), provided an appropriate person authorized to act on behalf of the recipient entity uses E-Verify to confirm employment eligibility for each position funded through this award.
7) Nothing in this condition shall be understood to authorize or require any recipient, or any person or other entity, to violate federal law, including any applicable civil rights or nondiscrimination law.
8) Nothing in this condition, including paragraph vi., shall be understood to relieve any recipient, or any person or other entity, of any obligation otherwise imposed by law, including 8 U.S.C. 1324a(a)(1) and (2).

17.0 Determination of Suitability to Interact with Minors - This condition applies if it is indicated in the application for award (at any tier) that a purpose of some or all of the activities to be carried out under the award is to benefit a set of individuals under 18 years of age.

The recipient (or subrecipient at any tier), must make determinations of suitability before certain individuals may interact with participating minors. The requirement applies regardless of an individual's employment status.

The details of this requirement are posted on the OJP website at https://ojp.gov/funding/Explore/Interact-Minors.htm.

18.0 Restrictions and Certifications Regarding Non-Disclosure Agreements and Related Matters - No recipient under this award, or entity that receives a procurement contract with funds under this award, may require an employee to sign an internal confidentiality agreement that prohibits the reporting of waste, fraud, or abuse to an investigative or law enforcement representative authorized to receive such information.

The foregoing is not intended, to contravene requirements applicable to classified information. In accepting this award, the recipient:

1) Has not required internal confidentiality agreements or statements from employees or contractors that currently prohibit reporting waste, fraud, or abuse;
2) Certifies that, if it learns that it is or has been requiring its employees or contractors to execute agreements that prohibit reporting of waste, fraud, or abuse, it will immediately stop any further obligations of award funds, will provide prompt written notification to FDLE, and will resume such obligations only if expressly authorized to do so by FDLE.
3) Will comply with requirements of 5 U.S.C. §§ 1501-08 and 7321-26, which limit certain political activities of state or local government employees whose principal employment is in connection with an activity financed in whole or in part by federal assistance.

19.0 Safe Policing and Law Enforcement - Recipients that are state, local, college or university law enforcement agencies must be in compliance with the safe policing certification requirement outlined in Executive Order 13929. For detailed information on this certification requirement, see https://cops.usdoj.gov/SafePolicingEO.

20.0 For JAG: Extreme Risk Protection Programs - Recipients using funds for Extreme Risk Protection programs must include, at a minimum: pre-deprivation and post-deprivation due process rights that prevent any violation or infringement of the Constitution of the United States, including but not limited to the Bill of Rights, and the substantive or procedural due process rights guaranteed under the Fifth and Fourteenth Amendments to the Constitution of the United States, as applied to the States, and as interpreted by State courts and United States courts (including the Supreme Court of the United States). Such programs must include, at the appropriate phase to prevent any violation of constitutional rights, at minimum, notice, the right to an in-person hearing, an unbiased adjudicator, the right to know opposing evidence, the right to present evidence, and the right to confront adverse witnesses; the right to be represented by counsel at no expense to the government; pre-deprivation and post-deprivation heightened evidentiary standards and proof which mean not less than the protections afforded to a similarly situated litigant in Federal court or promulgated by the State's evidentiary body, and sufficient to ensure the full protections of the Constitution of the United States, including but not limited to the Bill of Rights, and the substantive and procedural due process rights guaranteed under the Fifth and Fourteenth Amendments to the Constitution of the United States, as applied to the States, and as interpreted by State courts and United States courts (including the Supreme Court of the United States). The heightened evidentiary standards and proof under such programs must, at all appropriate phases to prevent any violation of any constitutional right, at minimum, prevent reliance upon evidence that is unsworn or unaffirmed, irrelevant, based on inadmissible hearsay, unreliable, vague, speculative, and lacking a foundation; and penalties for abuse of the program.

21.0 For RSAT: State Alcohol and Drug Abuse Agency - The recipient will coordinate the design and implementation of treatment programs with the State alcohol and drug abuse agency or any appropriate

local alcohol and drug abuse agency, especially when there is an opportunity to coordinate with initiatives funded through the Justice Assistance Grant (JAG) program.

22.0 For RSAT: Drug Testing - The recipient will implement or continue to require urinalysis or other proven reliable forms of testing of individuals in correctional residential substance abuse treatment programs. Such testing shall include individuals released from residential substance abuse treatment programs who remain in the custody of the State.

23.0 For RSAT: Opioid Abuse and Reduction - The recipient understands and agrees that, to the extent that substance abuse treatment and related services are funded by this award, they will include needed treatment and services to address opioid abuse and reduction.

24.0 For RSAT: Data Collection - The recipient agrees that award funds may be used to pay for data collection, analysis, and report preparation only if that activity is associated with federal reporting requirements. Other data collection, analysis, and evaluation activities are not allowable uses of award funds.

25.0 For RSAT: Recipient understands and agrees that strategic planning activities funded by this award must include planning on how to address individuals with co-occurring mental health and opioid use disorders.

26.0 For PSN: Coordination with U.S. Attorney and PSN Task Forces - The recipient agrees to coordinate the project with the U.S. Attorney and Project Safe Neighborhoods Task Force(s) for the respective U.S. Attorney Districts covered by the award. The recipient also is encouraged to coordinate with other community justice initiatives and other ongoing, local gun prosecution and law enforcement strategies.

27.0 For PSN: Media-related Outreach - The recipient agrees to submit to FDLE for review and approval by DOJ, any proposal or plan for PSN media-related outreach projects.

28.0 For NCHIP & NARIP: Comprehensive Evaluation - In order to ensure that the National Criminal History Improvement Program (NCHIP) and the NICS Act Record Improvement Program (NARIP) are realizing the objectives in the most productive manner, the recipient agrees to participate in a comprehensive evaluation effort. It is anticipated that the evaluation will take place during the course of the program and will likely involve each participating agency. It is expected that the evaluation will have a minimal impact on an agency's program personnel and resources.

29.0 For NCHIP & NARIP: Coordination and Compatibility with Systems - In accordance with federal award conditions, recipient agrees all activities supported under this award must:

1) Be coordinated with Federal, State, and local activities relating to homeland security and presale firearm checks.
2) Ensure criminal justice information systems designed, implemented, or upgraded with NCHIP or NARIP funds are compatible, where applicable, with the National Incident-Based Reporting System (NIBRS), the National Crime Information Center system (NCIC 2000), the National Criminal Instant Background Check System (NICS), the Integrated Automated Fingerprint Identification System (IAFIS), and applicable national, statewide or regional criminal justice information sharing standards and plans.
3) Intend to establish or continue a program that enters into the National Crime Information Center (NCIC) records of: (a) Protection orders for the protection of persons from stalking or domestic violence; (b) Warrants for the arrest of persons violating protection orders intended to protect victims from stalking or domestic violence; and (c) Arrests or convictions of persons violating protection orders intended to protect victims from stalking or domestic violence.

30.0 For NCHIP & NARIP: Firearm and Background Checks - Consonant with federal statutes that pertain to firearms and background checks -- including 18 U.S.C. § 922 and 34 U.S.C. Ch. 409 -- in connection with any use, by the recipient (or any subrecipient at any tier), of this award to fund (in whole or in part) a specific project or program (such as a law enforcement, prosecution, or court program) that results in any court dispositions, information, or other records that are "eligible records" (under federal or State law) relevant to the National Instant Background Check System (NICS), or that has as one of its purposes the

establishment or improvement of records systems that contain any court dispositions, information, or other records that are "eligible records" (under federal or State law) relevant to the NICS, the recipient (or subrecipient, if applicable) must ensure that all such court dispositions, information, or other records that are "eligible records" (under federal or State law) relevant to the NICS are promptly made available to the NICS or to the "State" repository/database that is electronically available to (and accessed by) the NICS, and -- when appropriate -- promptly must update, correct, modify, or remove such NICS-relevant “eligible records”.

In the event of minor and transitory non-compliance, the recipient may submit evidence to demonstrate diligent monitoring of compliance with this condition (including subrecipient compliance). DOJ will give great weight to any such evidence in any express written determination regarding this condition.

31.0 For Paul Coverdell: Generally Accepted Laboratory Practices – The recipient shall ensure that any forensic laboratory, forensic laboratory system, medical examiner’s office, or coroner’s office that will receive any portion of the award uses generally accepted laboratory practices and procedures as established by accrediting organizations or appropriate certifying bodies.

32.0 For Paul Coverdell: Accreditation – The recipient may not obligate, expend, or draw down any funds under this award until the recipient submits documentation sufficient to demonstrate that it is accredited.

33.0 If the recipient is not accredited, the recipient must prepare and apply for accreditation by not more than two years from the award date of this award. If accredited, the recipient must continue to demonstrate such accreditation as a condition of receiving or using these subawarded funds; or, if not accredited, the recipient must use the subawarded funds to prepare and apply for accreditation.

34.0 The Coverdell statute (see 34 U.S.C. section 10562(2)) and the Paul Coverdell Science Improvement Grants Program solicitation state certain requirements and guidance associated with proper accreditation and regarding what BJA will consider to be acceptable documentation of accreditation. The awarded funds may not be used under this award by a forensic laboratory or forensic laboratory system with accreditation (or by such laboratory to obtain accreditation) that BJA determines not to be consistent with the Coverdell law and the solicitation or to be otherwise deficient.

The recipient agrees to notify FDLE promptly upon any change in its accreditation status.

35.0 For Paul Coverdell: Gross Income/Revenues – The recipient understands and agrees that gross income (revenues) from fees charged for forensic science or medical examiner services constitutes program income (in whole or in part), and that program income must be determined, used, and documented in accordance with the provisions of 2 C.F.R. 200.307, including as applied in the DOJ Grants Financial Guide, as it may be revised from time to time. The recipient further understands and agrees that both program income earned during the award period and expenditures of such program income must be reported on the quarterly and final Federal Financial Reports (SF425) and are subject to audit.

The recipient understands and agrees that program income earned during the award period may be expended only for permissible uses of funds specifically identified in the solicitation for the Paul Coverdell Forensic Science Improvement Grants Program. The recipient further understands and agrees that program income earned during the award period may not be used to supplant State or local government sources for the permissible uses of funds listed in the solicitation.

The recipient understands and agrees that program income that is earned during the final one hundred twenty (120) days of the award period may, if appropriate, be obligated (as well as expended) for permissible uses during the one hundred twenty-day (120-day) period following the end of the award period. The recipient further understands and agrees that any program income earned during the award period that is not obligated and expended with one hundred twenty (120) days of the end of the award period must be returned to OJP.

The recipient understands and agrees that, throughout the award period, it must promptly notify BJA if it either starts or stops charging fees for forensic science or medical examiner services, or if it revises its

method of allocating fees received for such services to program income. Notice must be provided in writing to the BJA grant manager for the award within ten (10) business days of implementation of the change.

36.0 For Paul Coverdell: External Investigations – The recipient shall comply with 34 U.S.C. section 10562(4), relating to processes in place to conduct independent external investigations into allegations of serious negligence or misconduct by employees or contractors.

The recipient of this subaward acknowledges that, as stated in the solicitation for the Paul Coverdell Forensic Science Improvement Grants Program, BJA assumes that recipients (and subrecipients) of Coverdell funds will make use of the process referenced in their certification as to external investigations and will refer allegations of serious negligence or misconduct substantially affecting the integrity of forensic results to government entities with an appropriate process in place to conduct independent external investigations, such as the government entity (or entities) identified in the grant application. The recipient shall submit the following information as part of its final report:

1) The number and nature of any allegations of serious negligence or misconduct substantially affecting the integrity of forensic results received during the 12-month period of the award;
2) Information on the referrals of such allegations (e.g., the government entity or entities to which referred, the date of referral);
3) The outcome of such referrals (if known as of the date of the report); and
4) If any such allegations were not referred, the reasons(s) for the non-referral.

Should the project period for this award be extended, the recipient shall submit the above information as to the first twelve months of the award as part of the first semi-annual progress report that comes due after the conclusion of the first twelve months of the project period, and shall submit the required information as to subsequent twelve-month periods every twelve months thereafter (as part of a semi-annual progress report) until the close of the award period, at which point the recipient shall submit the required information as to any period not covered by prior reports as part of its final report. The recipient understands and agrees that funds may be withheld (including funds under future awards), or other related requirements may be imposed, if the required information is not submitted on a timely basis.

CLAY COUNTY RESOLUTION NO. 2025/2026-

WHEREAS, the following revenue from the U. S. Department of Justice (USDOJ). Florida Department of Law Enforcement (FDLE), Edward Byrne Memorial Justice Assistance Grant (JAG), Drug Reduction and Enforcement Initiatives (DREI) was not anticipated when the 2025/2026 budget was approved, and

WHEREAS, Section 129.06(2)(d) of the Florida Statutes stipulates that a receipt of a nature from a source not anticipated in the budget and received for a particular purpose may, by resolution of the Board, be appropriated and expended for that purpose, and

WHEREAS, these funds are to be used for overtime costs associated with drug investigations and other expenses related to the Drug Reduction and Enforcement Initiatives Project.

NOW THEREFORE BE IT RESOLVED by the Board of County Commissioners of Clay County, Florida, that pursuant to Section 129.06(2)(d) of the Florida Statutes, the following budget be adopted.

REVENUE

Prior Fund Total:		$	63,576,975
Additions to Sheriff – Countywide Fund (FD1002)			
Sheriff - Countywide Fund / All Grants Organization / FY24 JAG – DREI – Drug Reduction and Enforcement Initiatives Grant / FY24JAG – DREI / Federal Grants – Public Safety	FD1002-CC1233-PRJ100820-GR010210-RC331200	$	54,842
Amended Total Revenue		$	63,631,817

APPROPRIATION

Prior Fund Total:		$	63,576,975
Additions to Sheriff - Countywide Fund (FD1002)			
Sheriff - Countywide Fund / All Grants Organization / FY24 JAG – DREI – Drug Reduction and Enforcement Initiatives Grant / FY24JAG – DREI / Personal Services – Constitutional Officer	FD1002-CC1233-PRJ100820-GR010210-SC516000	$	44,842
Sheriff - Countywide Fund / All Grants Organization / FY24 JAG – DREI – Drug Reduction and Enforcement Initiatives Grant / FY24JAG – DREI / Expenses Other Than Salaries – Constitutional Officers	FD1002-CC1233-PRJ100820-GR010210-SC549900	$	5,000

Sheriff - Countywide Fund / All Grants Organization / FY24 JAG – DREI – Drug Reduction and Enforcement Initiatives Grant / FY24JAG – DREI / Capital Outlay – Constitutional Officers	FD1002-CC1233-PRJ100820-GR010210-SC564000	$	5,000
Amended Total Appropriation		$	63,631,817

DULY ADOPTED by the Board of County Commissioners of Clay County, Florida, this 9th day of December, 2025.

Board of County Commissioners Clay County, Florida

_____

Kristen Burke, Chairman

ATTEST:

_____

Tara S. Green
County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

CLAY COUNTY SHERIFF'S OFFICE
PROUDLY SERVING WITH HONOR AND COURAGE
SHERIFF MICHELLE COOK

Date: December 2, 2025

To: Howard Wanamaker, County Manager

From: Vicki Adams, Chief Financial Officer

Subject: Acceptance of Grant Award: JG203: FY 24 Edward Byrne Memorial Justice Assistance Grant (State) Solicitation - Drug Reduction and Enforcement Initiatives

***REQUESTED ACTION**: A Budget Amendment and the Chairman's acceptance of the JG203: FY 24 Edward Byrne Memorial Justice Assistance Grant (State) Solicitation – Drug Reduction and Enforcement Initiative grant award. This is required by the Florida Department of Law Enforcement (FDLE) in order for CCSO to receive the grant funds in the amount of $54,842. A Budget Amendment will be needed for the total grant award. The County Project Number is PRJ100820 and County Grant Number is GR010210.

BACKGROUND: On August 12, 2025, the full Board, as part of the Consent Agenda, reviewed and approved our request to apply for this grant along with several other grants that our agency was pursuing. This grant is considered a complex project with a high risk designation because the award will fund costs for drug investigations and other expenses related to the Drug Reduction and Enforcement Initiatives for CCSO, Orange Park Police Department, and Green Cove Springs Police Department.

The performance period for this project is October 1, 2025 through September 30, 2026. We should be able to complete all grant activities by the end of the grant period. If any issues arise, we are allowed to request a no-cost extension by August 30th. All such requests are reviewed on a case-by-case basis for approval.

FUNDING SOURCE:

Revenue		
Justice Administration Grant	331220	$54,842
Appropriation		
Personnel	516000	$44,842
Other than Salaries	549900	$10,000

STAFF REVIEW COMMENTS: NA.

ADVANCE PAYMENT REQUIRED: NA

SOLE SOURCE: NA

P.O. BOX 548 | Green Cove Springs, FL 32043-0548
(904) 264-6512 | (352) 473-7211 | (904) 284-0710
fax www.claysheriff.com

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE: 10/2/2025

FROM: Courtney K. Grimm

SUBJECT:

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	CCFR COPCN Renewal Memo	Cover Memo	12/2/2025	CCFR_COPCN_Renewal_2026.ADA_aw.pdf
	COPCN Certificate	Agreement/Contract	12/2/2025	COPCN_Certificate_-_2026_-_CC_Fire_Rescue.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Attorney	Streeper, Lisa	Approved	12/3/2025 - 3:52 PM	Item Pushed to Agenda

Department

P.O. Box 1366
2519 State Road 16 W
Green Cove Springs, FL
32043

Phone: 904-529-5807
904-541-5807
Fax: 904-284-7144

County Manager
Howard Wanamaker

Commissioners:

John Sgromolo
District 1

Alexandra Compere
District 2

Jim Renninger
District 3

Betsy Condon
District 4

Kristen Burke, DC
District 5

claycountygov.com

MEMORANDUM

To: Clay County Board of County Commissioners

From: Jason Boree, Deputy Chief

Date: December 2, 2025

Re: Clay County Fire Rescue COPCN Renewal

Clay County Fire Rescue's current COPCN will expire on January 10, 2026. As per Clay County Ordinance Code Section 7.3-3(c) – Certificates Required, set forth below, Clay County Fire Rescue is exempt from the application process for its Class A COPCN and is entitled to a perpetual renewal. The State of Florida, however, requires a COPCN renewal to be issued every two years. Due to the upcoming two-year expiration, Clay County Fire Rescue is requesting issuance of a renewed COPCN.

Section 7.3-3(c) – Certificates Required

(c) Clay County Fire Rescue, in its function outlined in 7.3-1(2) will be issued a Class A certificate. Clay County Fire Rescue will be exempt from the application process and will operate under a Class A certificate indefinitely with a perpetual renewal.

Section 7.3-4 – Classification of Certificates

(1) Class A: Certificate for Clay County Fire Rescue to provide ALS rescue units or ambulances, to conduct emergency and nonemergency prehospital non-transport and transport, interfacility, neonatal and/or organ/blood transport, including the transport of transplant teams, or other medical services at the ALS or BLS service level or those requiring on-board clinical capabilities which may exceed those of a conventionally equipped and staffed ALS rescue unit.

CLAY COUNTY BOARD OF COUNTY COMMISSIONERS
CERTIFICATE OF PUBLIC CONVENIENCE AND NECESSITY

The Board of County Commissioners of Clay County hereby issues a Certificate of Public Convenience and Necessity to Clay County Fire Rescue to provide services with limitations as prescribed herein:

1) Class A: Certificate for Clay County Fire Rescue to provide ALS rescue units or ambulances, to conduct emergency and nonemergency prehospital non-transport and transport, interfacility, neonatal and / or organ/blood transport, including the transport of transplant teams, or other medical services at the ALS or BLS service level or those requiring on-board clinical capabilities which may exceed those of a conventionally equipped and staffed ALS rescue unit.

The above-named service affirms that it will maintain compliance with Ordinance No. 2018-23, as amended.

Effective: January 10, 2026

Date of Expiration: January 10, 2028

ATTEST:

_____
Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

_____
Kristen Burke, Chairman
Board of County Commissioners

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE: 1/7/2025

FROM: Teddy Meyer

SUBJECT:
TDC Grant Request - 2026 Scottish Games
TDC Grant Request - 2026 Clay County Open
TDC Grant Request - American Cornhole League | The Flo Down Florida Interstate Championship

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:
TDC unanimously voted (8-0) to approve the following grants:
TDC Grant Request - 2026 Scottish Games - $25,000
TDC Grant Request - 2026 Clay County Open - $18,000
TDC Grant Request - American Cornhole League | The Flo Down Florida Interstate Championship - $20,000

Is Funding Required (Yes/No):
Yes

If Yes, Was the item budgeted (Yes\No\N/A):
Yes

Funding Source: FD1071/CC1253/Reimbursement Grants (548005)
FD1071- CC1253- SC548005
Amount: $63,000

Sole Source (Yes\No):
No

Advanced Payment (Yes\No):
No

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Scottish Games Scoresheet	Backup Material	12/2/2025	Scottish_Games_Grant_Scoresheet.ADA_aw.pdf
	2026 CC Open Scoresheet	Backup Material	12/2/2025	2026_CC_Open_TDC_Grants_Scoresheet.ADA_aw.pdf
	ACL FloDown Scoresheet	Backup Material	12/2/2025	ACL_FloDown_Scoresheet.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Tourism and Film Development	Wanamaker, Howard	Approved	11/19/2025 - 10:19 PM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/19/2025 - 10:19 PM	AnswerNotes

2026 Northeast Florida Scottish Highland Games

February 27-28, 2026 at The Clay County Fairgrounds

Sports Grant Application Scoring

1. **Room night goal** - Maximum award of $10,000 based on $20 per verified room night or zip code - 400 rooms x 1 nights = 400 x $20 = $ 8,000 (not to exceed **$10,000**)
2. **Venue Rental Expense** – up to $10,000 - $7,812
3. **Multi-Day Event** - $2,500
4. **Need period** - Event occurs during Need Period (Jan, Feb, June, July, Aug, Sept, Nov, Dec) –$2,500

Amount Request From TDC: $25,000

Application Score Recommendation: $20,812

Minor League Golf Tour
2026 Clay County Open

February 2-4, 2026 at Eagle Harbor Golf Club

Sports Grant Application Scoring

1. **Room night goal** - Maximum award of $10,000 based on $20 per verified room night or zip code - 50 rooms x 3 nights = 150 x $20 = $ 3,000 (not to exceed **$10,000**)
2. **Venue Rental Expense** – up to $10,000 - $10,000
3. **Multi-Day Event** - $2,500
4. **Need period** - Event occurs during Need Period (Jan, Feb, June, July, Aug, Sept, Nov, Dec) –$2,500

Amount Request From TDC: $18,000

Application Score Recommendation: $18,000

American Cornhole League | The Flo Down Florida Interstate Championship

January 16-18, 2026 at The Clay County Fairgrounds

Sports Grant Application Scoring

1. **Room night goal** - Maximum award of $10,000 based on $20 per verified room night or zip code - 500 rooms x 2 nights = 1,000 x $20 = $ 10,000 (not to exceed **$10,000**)
2. **Venue Rental Expense** – up to $10,000 - $4,000
3. **Multi-Day Event** - $2,500
4. **Need period** - Event occurs during Need Period (Jan, Feb, June, July, Aug, Sept, Nov, Dec) –$2,500

Amount Request From TDC: $20,000

Application Score Recommendation: $19,000

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: BCC Members DATE: 11/19/2025

FROM: Teddy Meyer

SUBJECT: TDC Product Development Grant Request - Sailforth Production (Bartram Trail)

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:

TDC unanimously voted (8-0) to approve the following:
The Bartram Trail Society of Florida is working with Clay County Tourism, Parks & Recreation, Preservation Board, and Archives to create the itinerary/trail, marketing materials and marketing tools for Clay County's portion of the Bartram Trail. They have included quotes for website work, signage, brochure development, and more to stay within the brand of the Bartram Society of Florida. https://bartramtrailsociety.com/ Total request is not to exceed $45,000

Is Funding Required (Yes/No):
Yes

If Yes, Was the item budgeted (Yes\No\N/A):
Yes

Funding Source: FD1009/CC1164/Product Development (580100)
FD1009- CC1164- SC580100
Amount: $45,000

Sole Source (Yes\No):

Advanced Payment (Yes\No):
No

ATTACHMENTS:

Description	Type	Upload Date	File Name

Description	Type	Date	File Name
Bartram in Clay presentation	Presentation	12/2/2025	Bartram_in_Clay_presentation.ADA_aw.pdf
Bartram Trail Timeline	Backup Material	12/2/2025	BTSF_Clay_Co_Trail_Development_Scope.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Tourism and Film Development	Wanamaker, Howard	Approved	11/19/2025 - 10:20 PM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/19/2025 - 10:20 PM	AnswerNotes

Bartram Trail Society of Florida

PUTNAM COUNTY
BARTRAM TRAIL
Columbia

Bartram Trail in Putnam County
Palatka Florida
"This world, as a glorious apartment of the boundless palace of the sovereign Creator, is furnished with an infinite variety of animated scenes, inexpressibly beautiful and pleasing, equally free to the inspection and enjoyment of all his creatures."
William Bartram
Bartram Trail Map Legend

Bartram Trail Society of Florida
"Preserving, Promoting, and Enjoying our Bartram Heritage."
We are committed to historic and environmental education, recreation, and preservation. Join us today as we promote and develop public access to recreational trails across Florida and beyond through advocacy and celebration.
Meet Bartram and friends at the Florida Folk Festival on the Tower Stage
Friday, May 23 11:00 AM to Noon
Saturday, May 24 12:30 PM – 1:30 PM
Sunday, May 25 1:30 PM – 2:30 PM
www.bartramtrailsociety.com

The Clay County Travels
of John and William Ba
Journal entries of John Bartram
Artwork by William Bartram
Bartram's Clay County Flora and Fauna
Bartram's Ixia
Indigo
Orange trees | Shrub aster | Live oak | Red cedar | Cypress
Red / purple-berried bay | Alder | Chinquapins | Elm
Linden | Water oak | Mrytle | Vaccinium | Palmetto
Hamamelis (Witch hazel) | Pine | Hickory | Ash | Rattlesnake
Malvinda | Convalvolus (Morning glory)

Bartram Trail in Putnam County Workshop 2013

Bartram Trail Society of Florida

7 videos 141 views Last updated on Oct 9, 2013

Play all Shuffle

1 NOW PLAYING
Dr. Thomas Hallock - How to Approach Bartram's "Travels"
Bartram Trail Society of Florida • 465 views • 9 years ago

2 20:08
Dr. Kathryn Braund - Bartram's Interaction with Native A
Bartram Trail Society of Florida • 336 views • 9 years ago

3 22:53
Dick Franz - Natural History Illuminated by Bartram
Bartram Trail Society of Florida • 70 views • 9 years ago

4 2:29
Dale Crider - Bartram Workshop Performance 2013
Bartram Trail Society of Florida • 69 views • 9 years ago

5 18:04
Dr. Charles Spornick - The Significance of Bartram
Bartram Trail Society of Florida • 75 views • 9 years ago

6 21:16
Dean Campbell - Virtual Bartram Trail in Putnam Count
Bartram Trail Society of Florida • 106 views • 9 years ago

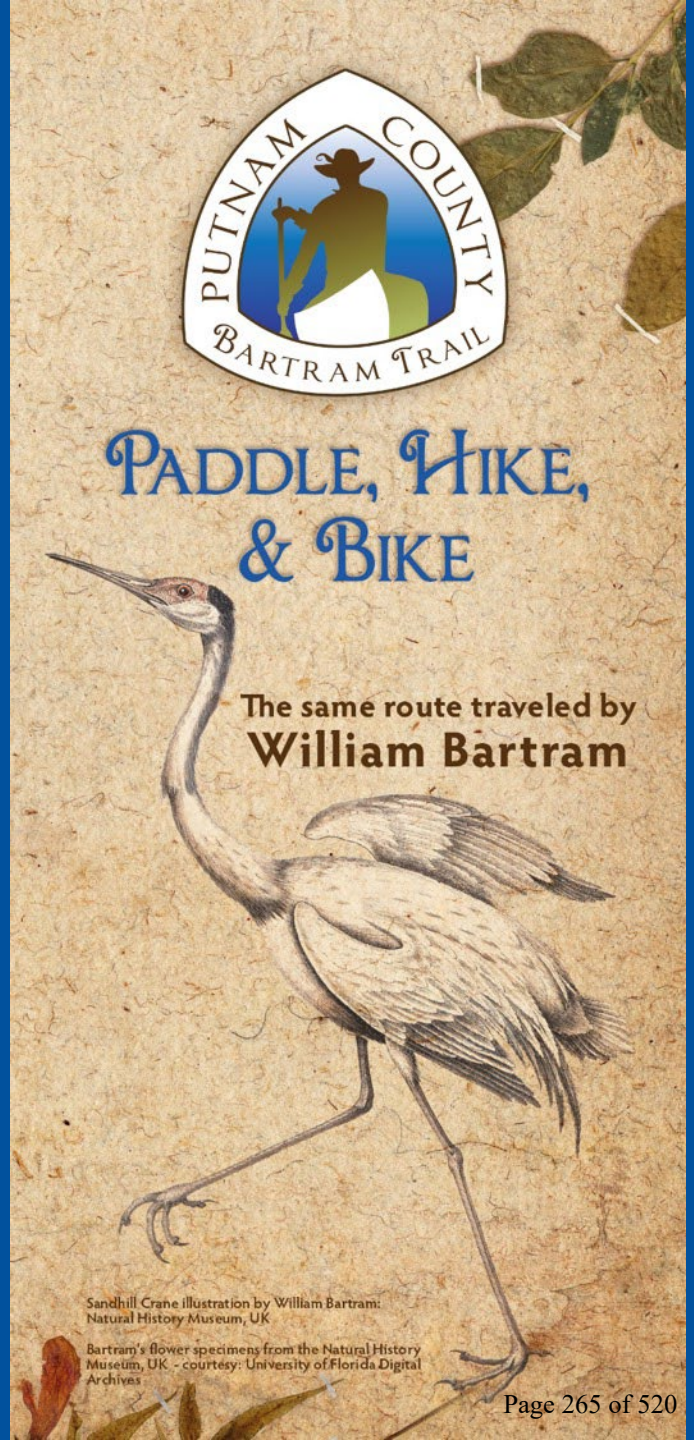
7 24:03
Dr. Charlotte Porter - Bartram in History & Educational Opportunities
Bartram Trail Society of Florida • 69 views • 9 years ago

Bartram Frolic
Palatka, Florida

LIFE JACKETS UNDER SEAT
BARTRAM
PUTNAM
bartram.putnam-fl.com

BARTRAM TRAIL
PUTNAM COUNTY

PUTNAM COUNTY
BARTRAM TRAIL


PUTNAM COUNTY
BARTRAM TRAIL
PADDLE, HIKE, & BIKE
The same route traveled by
William Bartram
Sandhill Crane illustration by William Bartram:
Natural History Museum, UK
Bartram's flower specimens from the Natural History
Museum, UK - courtesy: University of Florida Digital
Archives

PUTNAM COUNTY
BARTRAM TRAIL
HEADQUARTERS
TRAIL HEAD

PUTNAM COUNTY
BARTRAM TRAIL
BT 4
Palatka
NATIONAL RECREATION TRAIL
USA

Bartram Trail in Putnam County

Welaka Florida

Mount Royal

Bartram first visited the site on December 28, 1765, with his father, John Bartram, and found the uninhabited site **"possessed an almost inexpressible air of grandeur...what greatly contributed towards completing the magnificence of the scene, was a noble Indian highway, which led from the great mount, on a straight line."**

When he returned in 1774, Bartram found Mount Royal vastly changed. The new owner of the property had preserved the mound, but had cleared most of the trees in the surrounding area and planted indigo and cotton there before abandoning the plantation.

From Welaka, one can take a bike trail by land to reach Mount Royal, as well as paddling the Bartram Trail by water.

Bartram's collected plant specimens courtesy of University of Florida Digital Collection
The original is owned by the Natural History Museum, UK

Text in quotes in above paragraph is from Travels, by William Bartram

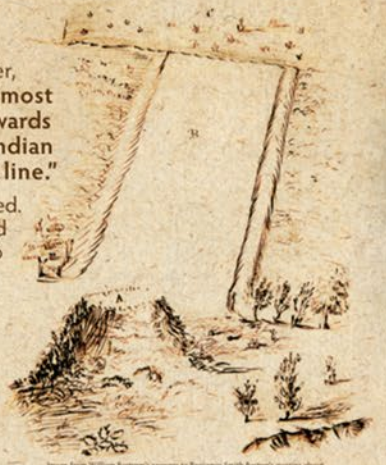


Image from William Bartram's answers to Benjamin Smith Barton's queries about Indians (copy rendered by John Howard Payne) credit: Bartram Family Papers (1016), Historical Society of Pennsylvania

photo: Dean Campbell

Rocky Point, a nearby stop on the Bartram waterway trail, has one of the only rocky shores in this region.

Refresh yourself with a swim in the crystal waters of Salt Springs at the end of Salt Springs Run, or contemplate the underwater flora and fauna from your boat, as Bartram did.

Watoola Great Savannah Crane

The Alligators of the St. John's River

Bartram illustrations courtesy Natural History Museum, UK

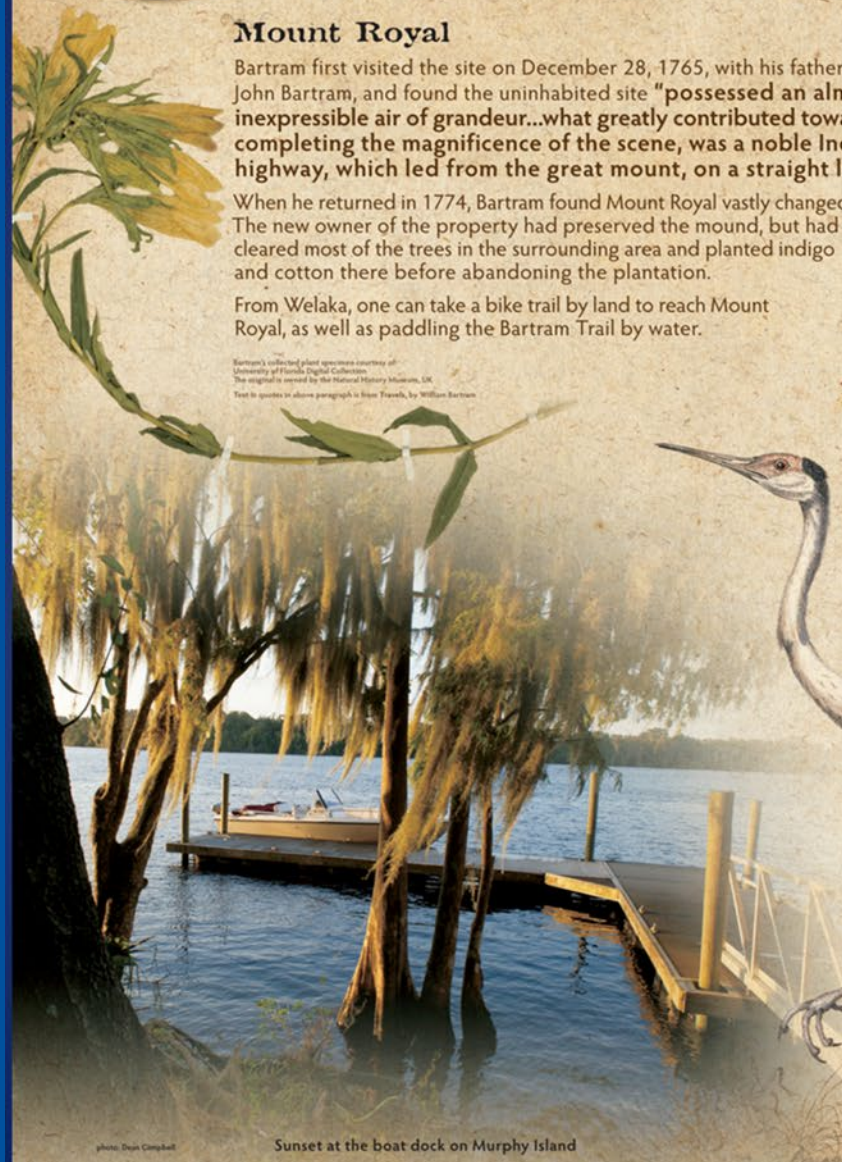


photo: Dean Campbell

Sunset at the boat dock on Murphy Island

Bartram Trail in Putnam County

Palatka Florida

"This world, as a glorious apartment of the boundless palace of the sovereign Creator, is furnished with an infinite variety of animated scenes, inexpressibly beautiful and pleasing, equally free to the inspection and enjoyment of all his creatures."

William Bartram, **Travels**

William Bartram accompanied his father, John Bartram, a botanist, to Florida in 1765 for King George III.

In 1774, he returned to the Florida he had fallen in love with. His assignment was to research the land for Dr. Fothergill of England. Bartram's resulting book, **Travels,** became recognized as one of the pivotal scientific books of his time, also heralded for its poetic language and vivid illustrations.

Bartram was a renaissance man who melded art and science into an indelible record of his passionate encounters with the world.

Now you can follow in Bartram's footsteps and boat trails here in Florida, and experience much of the same wildlife and scenic beauty he encountered in the 1700s.

For in-depth directions, photos, & video about the Bartram Trail in Putnam, visit **bartram.putnam-fl.com**

Bartram Trail in Putnam County
Palatka Florida

Landing at What is Now Palatka

"I suddenly saw before me an Indian settlement or village...

There were eight or ten habitations...Some of the youth were naked, up to their hips in the water, fishing with rods and lines, whilst others, younger, were diverting themselves in shooting frogs with bows and arrows. There was a large orange grove at the upper end of their village.

The trees were large, carefully pruned and the ground under them clean, open and airy. There seemed to be several hundred acres of cleared land about the village; a considerable portion of which was planted, chiefly with [corn, potatoes, beans, pumpkins, squashes, melons, tobacco] and so on, abundantly sufficient for the inhabitants of the village. They were civil and appeared happy in their situation."

William Bartram, Travels

Chickee structure similar to what Bartram would have encountered on the shores of Palatka in the 1700s

"If we consider them with respect to their private character in a moral view, they must, I think, claim our approbation, if we divest ourselves of prejudice and think freely. As moral men they certainly stand in no need of European civilization."

William Bartram, Travels

Bartram encountered the famous "King of the Siminoles," The Long Warrior, in Palatka. His portrait is one of Bartram's most well-known images.

The Long Warrior

This portrait of Mico Chlucco, the Long Warrior, is the frontispiece to **Travels**. Bartram was sympathetic to the Native Americans he encountered, and promoted a humane attitude toward them.

The full title of **Travels** is "Travels through North and South Carolina, Georgia, East and West Florida, the Cherokee Country, the Extensive Territories of the Muscogulges or Creek Confederacy, and the Country of the Chactaws; Containing an Account of the Soil and Natural Productions of Those Regions, Together with Observations on the Manners of the Indians."

The Rattlesnake

Puc-Puggy ("Flower Hunter," the Native Americans' name for Bartram) was enticed from his flower-drawing one day to help the local tribe get rid of a large rattlesnake which was disarming the village. They approached Bartram because it was his "pleasure to collect all their animals," and they wanted this one "collected."

"...I approached the reptile, who instantly collected himself in a war coil (their attitude of defence) I cast my missile weapon at him, which luckily taking his head, dispatched him instantly, and laid him trembling at my feet: I took out my knife, severed his head from his body, then turning about, the Indians complimented me...I carried off the head of the serpent bleeding in my hand as a trophy of victory, and taking out the mortal fangs, deposited them carefully amongst my collection."

William Bartram, Travels

Bartram Trail in Putnam County

Stokes Landing

Spalding's Lower Store

Bartram traveled here by himself in a "neat little sail boat" from Cowsford (present-day Jacksonville) in April 1774.

James Spalding was senior partner in the firm **J. Spalding and Kelsell**, which traded with Indians for goods sent to Savannah and eventually on to Europe.

Bartram wrote about significant events occurring here, including "The Indian Frolic" and the Long Warrior's plea for credit to outfit his warriors for battle with the Choctaws.

His excursions to the Indian settlements of Cuscowilla in the Alachua Savanna [now Paines Prairie near Gainesville], and Talahasochte on the Suwannee River all began here.

" At the trading-house I found a very large party of the Lower Creeks encamped in a grove...consisting of about forty warriors destined against the Chactaws of West Florida. They had just arrived here from St. Augustine, where they had been with a large troop of horses for sale and furnished themselves with a very liberal supply of spirituous liquors, about twenty kegs, each containing five gallons."

William Bartram, **Travels** - writing about the start of the "Indian Frolic" at the Lower Store

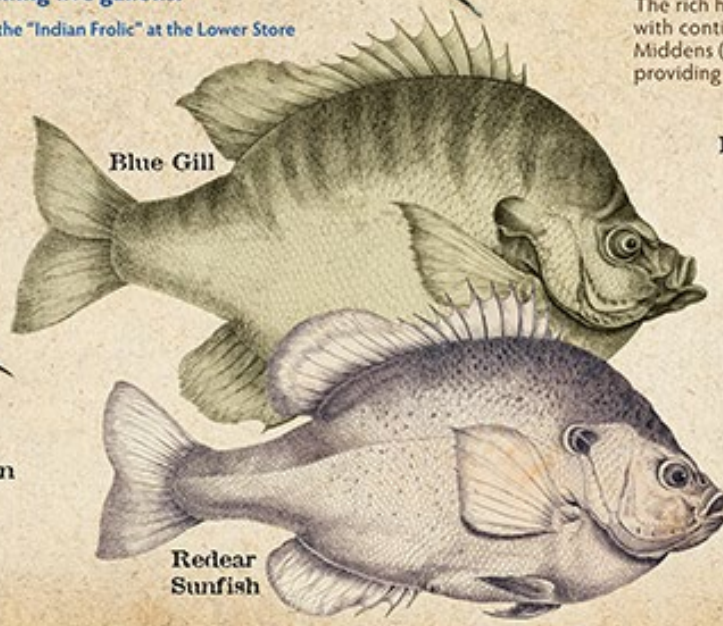
Items found at Lower Store site

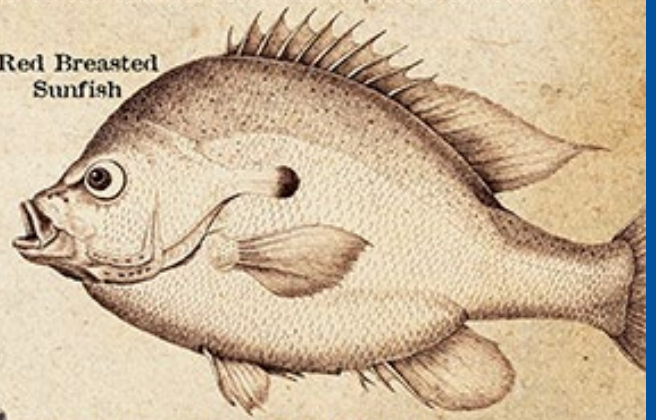
1792 Spanish Map of the Lower Store

This "Plan of Indian Warehouse on the St. Johns River" depicts a diagram of the Lower Store of 1792.

The rich history of the Lower Store marched on after Bartram's time, with continued Spanish, European and Native American activity. Middens (shell mounds) existed at the site until the mid-20th century, providing evidence of continued Native American presence at the site.

Green Heron





Bartram's Favorite Meal

Bartram loved to eat the fish in Florida, and Stokes Landing is a rich fishing spot. He writes about local fishing techniques in **Travels**, and illustrated many fish along with other local wildlife.

Bartram Trail in Putnam County

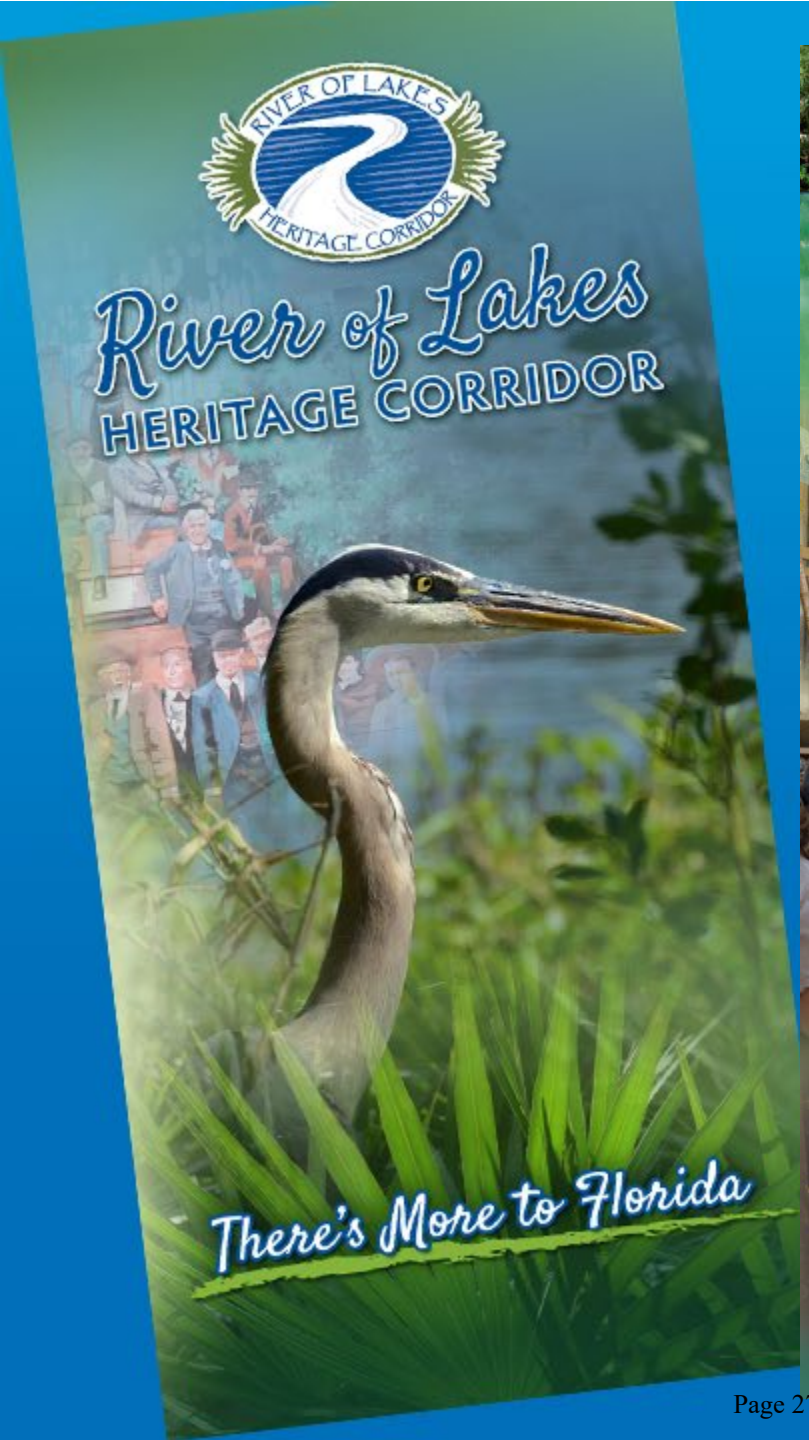
the Bartram Trail in Florida.

TRAIL TOWN Palatka FLORIDA
Highlight to the West:
Rail Trail/Palatka-to-Lake Butler State Trail
This 46-mile, paved, multi-use trail connects the River-to-Sea Loop and Coast-to-Coast Trail to the Northeast Florida interior and ultimately to Lake City. The trail is largely built on the old Florida and George Southern Railway. This corridor is part of the cycling tour route known as the Southern Tier from San Diego through Palatka to St. Augustine.
The Palatka Riverfront is the place to start your exploration of the Bartram National Recreational Trail, whether you launch out on foot, bike or kayak!
Palatka Highlight:
Bartram National Recreational Trail
Naturalist William Bartram and his father John visited this region in the 1700s. William highlighted stops along the St. Johns River in his book, TRAVELS. The Palatka Downtown Riverfront, where he encountered a Seminole village, is the beginning of historic interpretation sites. The trail features 6 cycling, 9 paddling, and 6 hiking routes. Tours are held year-round. Learn more online: bartram.putnam-fl.com
Florahome
State Rd 100
Interlachen
State Rd 20
County Rd 310
Palatka
N Highway 17
St. Johns River
State Rd 207
St. Augustine
S Highway 17
E State Rd 100
Pomona Park
Crescent Lake
Crescent City
S State Rd 19
Lake George
PUTNAM TRAILS LEGEND
Rail Trail/Palatka-to-Lake Butler State Trail
Palatka-to-St. Augustine State Trail
Cross Florida Greenway
Florida National Scenic Trail
Bartram National Recreation Trail
St. Johns River Blueway
PLANNED/IN DEVELOPMENT
St. Johns River to Sea Loop Trail
Gainesville to Hawthorne State Trail Connector
Putnam Trail System HUB Connector
Black Creek Trail Connector
Lehigh Trail - Flagler County Connector
Highlight to the East:
Rail Trail/Palatka-to-St. Augustine State Trail/St. Johns River-to-Sea Loop.
This 260-mile paved multi-use trail, under design and construction in 2019, will connect Palatka to St. Augustine, Flagler Beach, Daytona Beach, Titusville, DeLand, and Crescent City.
Ride in beauty along the St. Johns River to the Atlantic coast. The SJR Loop connects to the Coast to Coast Trail, which will offer a longer round trip between east and west shorelines.
St. Augustine
Palatka
Palm Coast
ATLANTIC OCEAN
Crescent City
Lake George
Bunnell
Flagler Beach
Ormond Beach
Daytona Beach
DeLand
New Smyrna Beach
DeBary
Deltona
Coast to Coast Trail
Sanford
Orlando
Titusville
PUTNAM COUNTY Trail System
PUTNAM COUNTY BARTRAM TRAIL

MAP & DIRECTIONS FRIENDS OF ROLHC

River of Lakes HERITAGE CORRIDOR A National Scenic Byway

Things to Do Tours Ask a Local Communities Food & Lodging Donate


RIVER OF LAKES
HERITAGE CORRIDOR
River of Lakes
HERITAGE CORRIDOR
There's More to Florida

RIVER OF LAKES
HERITAGE CORRIDOR
River of Lakes
HERITAGE CORRIDOR
Natural Springs, Parks & Wildlife
1 Lake Woodruff National Wildlife Refuge
2045 Mud Lake Road | DeLeon Springs, FL 32130
2 DeLeon Springs State Park & Old Spanish Sugar Mill Restaurant
601 Ponce de Leon Blvd. | DeLeon Springs, FL 32130
3 Lake Dias Park/Candace R. Strawn Park
3320 State Road 11 | DeLeon Springs, FL 32130
4 Lake George Park
770 Nine Mile Point Road | Pierson, FL 32180
5 Hontoon Island State Park
2309 River Ridge Road | DeLand, FL 32720
6 Blue Spring State Park
2100 W. French Ave. | Orange City, FL 32763
7 Lyonia Environmental Center & Preserve
2150 Eustace Ave. | Deltona, FL 32725
8 Gemini Springs Park
37 Dirksen Dr. | DeBary, FL 32713
9 Thornby Park, Handicap Park
110 Providence Blvd. | Deltona, FL 32725
10 Green Springs Park
994 Enterprise-Osteen Rd. | Enterprise, FL 32725
11 Lake Monroe Park
Lake Monroe Park Cir., U.S. Hwy 17-92 | DeBary, FL 32713
12 Lake Monroe Wayside Boat Ramp
845 Lake Markham Rd. | Sanford, FL 32771
13 Hickory Bluff Preserve
598 Guise Rd. | Osteen, FL 32764
14 Seminole Rest Trail – part of Canaveral Nat. Seashore
River Road | Oak Hill, FL 32759
15 Smooth Waters Wildlife Park
4500 Reed Street | DeLeon Springs, FL 32130
16 Halifax River & Mosquito Lagoon
Art, Culture & Museums
20 Barberville Pioneer Settlement
1776 Lightfoot Lane | Barberville, FL 32105
21 Athena Theatre
124 N. Florida Ave. | DeLand, FL 32720
22 Museum of Art - DeLand, two locations
600 N. Woodland Blvd. | DeLand, FL 32720
100 N. Woodland Blvd. | DeLand, FL 32720
23 Henry DeLand House & West Volusia Historical Society
137 W. Michigan Ave. | DeLand, FL 32720
24 Gillespie Museum, Stetson University
234 E. Michigan Ave. | DeLand, FL 32724
25 Hand Art Museum, Stetson University
139 E. Michigan Ave. | DeLand, FL 32724
26 Stetson Mansion
1031 Camphor Ln. | DeLand, FL 32720
27 DeBary Hall Historic Site
210 Sunrise Blvd. | DeBary, FL 32713
28 Gallery on First & Jeanine Taylor Folk Art
211 E. 1st St. | Sanford, FL 32771
29 Sanford Museum
520 E. 1st Street | Sanford, FL 32771
30 Wayne Densch Theater for the Performing Arts
203 S. Magnolia Ave. | Sanford, FL 32771
31 Sanford Public History Center
301 W. 7th Street | Sanford, FL 32771
32 Enterprise Museum
360 Main St., Enterprise, FL 32725
33 African American Museum of the Arts
325 S. Clara Ave. | DeLand, FL 32720
34 DeLand Memorial Hospital, Elizabeth Burgess Building & Veterans Museum | 230 N. Stone Street | DeLand, FL 32720
35 DeLand Naval Air Station Museum
910 Biscayne Blvd. | DeLand, FL 32724
Fun & Adventure
17 Gliders, Pierson
US-17 and E. Washington Ave. | Pierson, FL 32180
18 Reptile Discovery Center, DeLand
2710 Big John Dr. | DeLand, FL 32724
19 Skydive DeLand
1600 Flightline Blvd. | DeLand, FL 32724
Pontoon Boat Tours on St. Johns River
Four Locations listed next:
20 St. Johns River EcoTours
488 W. Highbanks Rd. | DeBary, FL 32713
21 Blue Spring State Park St. Johns River Cruises & Tours
2100 West French Ave. | Orange City, FL 32763
22 DeLeon Spring State Park - Fountain of Youth Eco/History Tours
601 Ponce de Leon Boulevard | DeLeon Springs FL 32130
23 Blue Heron River Tours
2317 River Ridge Road | DeLand FL 32720
24 Central Florida Zoo & Botanical Gardens
3755 US 17 | Sanford, FL 32771
24 Seminole Aerial Adventures
3755 US 17 | Sanford, FL 32771
25 Riverboat – St. Johns Rivership
433 N. Palmetto Ave. | Sanford, FL 32771
26 Airboat Rides
Osteen, FL 32764
27 Deep Creek Stables - Horseback Riding
2270 S. County Road 3 | Pierson, FL 32180
Trails
There are numerous trails along River of Lakes Heritage Corridor. For more info, explore hiking and cycling under the outdoor recreation section on ROLHC.org.
The St. Johns River-to-Sea Loop is a 260-mile trail that follows the ROLHC byway from Seville to DeBary to Maytown.
44 Spring to Spring Trail (Several Trailheads)
Trailheads at: Gemini Springs, Green Springs, Lake Beresford Park, Glenwood, Lake Monroe Park, DeBary Hall, & others
45 Heart Island Conservation Area
Access from US 17 & US 40 north of DeLeon Springs
DeLeon Springs, FL 32130
46 Lake Woodruff National Wildlife Refuge
2045 Mud Lake Road | DeLeon Springs, FL 32130
47 Lake Beresford Park
2100 Fatio Road | DeLand, FL 32720
48 Hontoon Island State Park
2309 River Ridge Road | DeLand, FL 32720
49 Lyonia Preserve
2150 Eustace Ave. | Deltona, FL 32725
50 Sanford Riverwalk
City of Sanford | 300 N Park Ave. | Sanford, FL 32771
51 Mariner's Cove Park
1199 Enterprise-Osteen Road | Enterprise, FL 32725
To find out more about these and other byway highlights, visit ROLHC.org, or ask about our brochure at visitor centers in Volusia County.
Seville
Lake George
Pierson
Barberville Pioneer Settlement
Astor
Lake Woodruff National Wildlife Refuge
Lake Dexter
DeLeon Springs
Glenwood
Grand Ave
Ormond Beach
Daytona Beach
Port Orange
VOLUSIA COUNTY
LAKE COUNTY
St. Johns River
DeLand
Exit 118
New Smyrna Beach
Edgewater
Pontoon Boat Tours
Lake Beresford
Lake Helen
Cassadaga
Hontoon Island State Park
Blue Spring State Park
YOU ARE HERE
Orange City
Deltona
DeBary
Enterprise
Lake Monroe
Sanford
Osteen
Maytown Rd.
Oak Hill
SEMINOLE COUNTY
N
FLORIDA SCENIC HIGHWAYS
Real Places. Real Stories.
THE INSTITUTE FOR WATER AND ENVIRONMENTAL RESILIENCE
STETSON UNIVERSITY
William Bartram content on the reverse panel was provided by the Institute for Water and Environmental Resilience at Stetson University. Stetson sponsored this kiosk.
There's More to Florida
Visit ROLHC.org

Bartram's Legacy

William Bartram's (1739-1823) legacy to western literature, art, science, and American exploration is expansive and undeniable.

In 1791 his natural history *Travels through North & South Carolina, Georgia, East & West Florida, the Cherokee Country, the Extensive Territories of the Muscogulges, or Creek Confederacy, and the Country of the Chactaws*, was among the first books produced in the newly independent United States documenting the landscapes, biota, and people of the colonial southeast. *Travels* inspired many English writers—William Wordsworth, Samuel Coleridge, Percy Shelly, and Alfred Tennyson—and his ruminations on geology and ecology presaged fundamental principles of earth science recognized today.

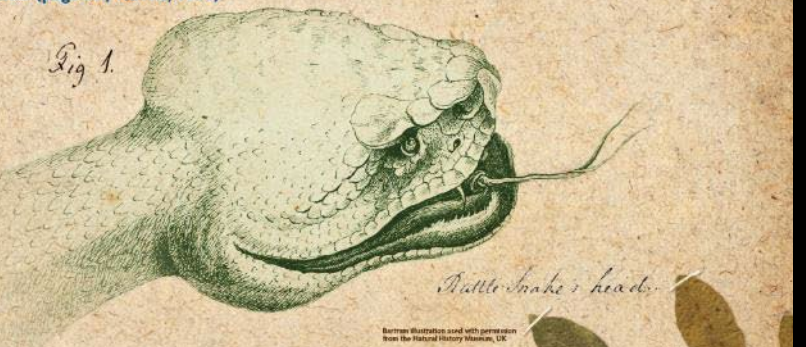
Bartram often illustrated his observations, and his work is noted for scientific precision in the context of living landscape, anticipating the style celebrated for John James Audubon. His observations, on the cusp of the American independence, evoke an empathetic vision of the commonplace lives of Native Americans and their political interaction with colonists.

Bartram illustration used with permission from the Natural History Museum, UK

Bartram's plant specimens (leaves to the left and flowers to the right, and leaves at lower right) from the Natural History Museum, UK
Photo courtesy of University of Florida Digital Archives

"In every order of nature, we perceive a variety of qualities distributed amongst individuals, designed for different purposes and uses, yet it appears evident, that the great Author has impartially distributed his favours to his creatures, so that the attributes of each one seem to be of sufficient importance to manifest the divine and inimitable workmanship."

William Bartram (page xvi, *Travels*, 1891)



Bartram illustration used with permission from the Natural History Museum, UK

ALONG THE River of Lakes HERITAGE CORRIDOR

EXPERIENCE WILLIAM BARTRAM'S FLORIDA

VOLUSIA COUNTY BARTRAM TRAIL

River of Lakes HERITAGE CORRIDOR

RESOURCES

Bartram Trail in Volusia County
Bartram.vcgov.org

River of Lakes Heritage Corridor
www.ROLHC.org

Volusia Parks & Trails Mobile Application
http://bit.ly/Volusia

West Volusia Tourism
visitwestvolusia.com

Bartram illustration used with permission from the Natural History Museum, UK

This brochure was sponsored by the **River of Lakes Heritage Corridor** with funds from the **Florida Department of Transportation**. The author is **Dr. Tony Abbott** of **Stetson University** in DeLand, Florida. Thanks to **Dean Campbell** from the **Bartram Trail in Putnam County** for his valuable contributions about Bartram's travels in Florida.

STETSON UNIVERSITY

FDOT

THE INSTITUTE FOR WATER AND ENVIRONMENTAL RESILIENCE

Blue Spring is a stunning spot to swim, hike, bike and paddle in the spirit of William Bartram.

The Spring to Spring Trail will connect you to many Bartram spots. This multi-use trail is great for all members of the family, accommodating bikes, and wheelchairs for easy access to nature.

Official Bartram Trail Marker at the entry to Hontoon Island State Park.

Compassion for Wildlife

Bartram on numerous occasions displays unusual compassion for animals *Travels (xxvi- xxvii)* describes:

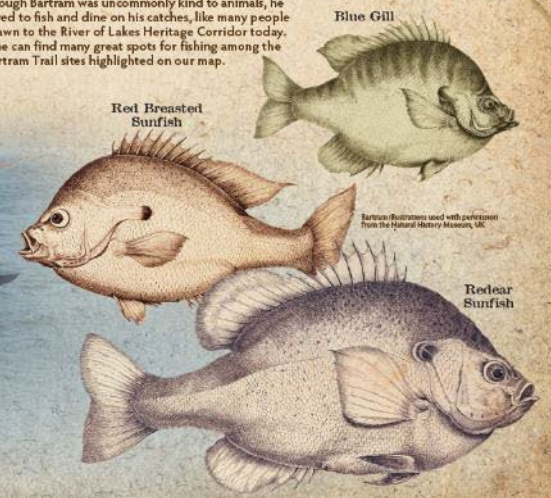
"Whilst our boat approached very near, the hunter was loading his rifle in order to shoot the survivor, which was a young cub, and the slain supposed to be the dam; the continual cries of this afflicted child, bereft of its parent, affected me very sensibly, I was moved with compassion, and charging myself as if accessary to what now appeared to be a cruel murder, and endeavoured to prevail on the hunter to save its life, but to no effect!"

(This incident occurred at **Site Q** on the map on the reverse side of this brochure.)

After killing a rattlesnake, Bartram reflected:

"I however, was sorry after killing the serpent when cooly recollecting every circumstance, he certainly had it in his power to kill me almost instantly, and I make no doubt but that he was conscious of it. I promised myself that I would never again be accessary to the death of a rattle snake..." *(p. 271 Travels, Fort Picolata)*

Though Bartram was uncommonly kind to animals, he loved to fish and dine on his catches, like many people drawn to the River of Lakes Heritage Corridor today. One can find many great spots for fishing among the Bartram Trail sites highlighted on our map.



Bartram illustrations used with permission from the Natural History Museum, UK

Explore the Bartram Trail along River of Lakes Heritage Corridor

William Bartram

The regions recognized within the River of Lakes Heritage Corridor are rich with Bartram history. He travelled the region in 1765-1766 as a young man with his father, John Bartram, and in 1774 alone with the patronage of Dr. John Fothergill. His journeys were principally along the St. Johns River in a canoe fitted with a sail.

The landscape at Bartram's time had already been influenced by the actions of people. Shell mounds, eons old, marked Native American dwellings. Rather than a pristine wild, Bartram described a world alive with social and ecological vibrancy.

The traveler today may visit, by car or boat, many of the spots that Bartram described centuries ago, and changes on the landscape are evident. The Native American trace is all but forgotten, plants and animals constrained by habitat encroachment. We invite you to explore Bartram sites to reflect on the world as it was and as it is today.

Bartram Sites Along the Byway

These lettered sites are locations visited by William Bartram and included in his writings. A point with a **blue heading** is accessible by water only. The numbered River of Lakes Heritage Corridor site locations on the map below are starting points for accessing these Bartram sites.

A "Point of Piney Land"
William and John Bartram camped here, describing "red cedar, live-oak, great palmetto, and good oranges."

B "Orange Grove" and "a Middling Creek"
John and William Bartram describe a "middling creek" nearby, likely Blue Creek just to the west. They camped here amid orange groves several times before or after crossing Lake George.

C Indian Horse Crossing and Shell Mound
John and William describe a "place where the Indians swim their horses over" the river. Nearby they describe a shell mound six feet high and 200 yards long, now difficult to find. On the east side of the river you can still find the "Bartram Oak."

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William provisioned at Spalding's Upper Store, where he met "a white trader, who had for a companion, a very handsome Seminole young woman. Her father, who was a prince, by the name of the White Captain, was an old chief of the Seminoles, and with part of his family, to the number of ten or twelve, were encamped in an Orange grove near the stores, having lately come in from a hunt."

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G "Ancient Indian Fields"
This area is one of many where Bartram describes ancient Indian fields and shell mounds juxtaposed with orange groves. It is here that Bartram gives a detailed account of sunfish (*Lepomis*).

H Indian Burials
William Bartram camped here "on the border of an ancient burying ground; sepulchres or tumuli of the Yamasees, who were here slain by the Creeks in the last decisive battle."

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William Bartram gives a vivid account of a hurricane as he describes how "the spreading limbs of the ancient Live Oaks were flying over my head, and carried about in the air as leaves and mobile." He otherwise describes Hontoon Island as "a delightful little bluff, consisting chiefly of shells," undoubtedly the remnants of a Timucua Indian shell mound.

J Beresford Plantation
Bartram landed here and lodged at the plantation of Lord Beresford. He walked with his host, the plantation caretaker, three miles south to visit Blue Spring.

K A "vast fountain of warm or rather hot mineral water"
Blue Spring is the "surprising fountain" described by John Bartram in 1766 and by William in 1774 as "very disagreeable to the smell," having a "disagreeable taste." Those visiting today may disagree themselves, as this first magnitude spring is among Florida's most impressive natural features.

L "Bartram's Bluff"
John and William Bartram called this Bartram's Bluff, although the name was never popularly adopted. They here describe the preparation and consumption of cabbage palm (*Sabal palmetto*) hearts stewed with "bear oil."

M "Duck Meat"
John and William Bartram describe a spring system "having three heads within 30 yards," which is most likely Gemini Springs. They further distinguished this spring run as being "covered with duck meat," a colloquial way to describe duck weed.

N "Pretty Stream of Sweet Water"
The "pretty stream of sweet water" that John and William Bartram describe here is likely from today's Green Springs.

O "Pleasant Dry Bank"
John and William camped here on January 8, 1766. The following day they came upon an "Indian hunting cabin covered with palmetto-leaves." John and William continued upriver from here for three more days to reach what we know as Puzzle Lake.

P New Smyrna Colony
William Bartram worked for a period of time as a surveyor and draftsman in the colony of New Smyrna. He describes one of the largest shell mounds in Florida, now gone, at the site of today's Old Fort Park.

Q Introduction to *Travels*
The introduction to *Travels* is set in the region now occupied by Canaveral National Seashore. As he travels "on the East coast of the isthmus of Florida, ascending the South Musquitoe river, in a canoe," Bartram introduces all the themes that animate his historic text: the land, plants, animals, and people.

To learn more about Bartram in Volusia County and the ROLHC region, visit the Bartram Trail in Volusia County website at: Bartram.vcgov.org

The **blue sites** listed below include sites where you can get on the water to experience the St. Johns River as William Bartram did. The **green sites** include locations to hike and bike near sites the Bartrams were known to have visited. The **green sites** sites also include places along the byway where one can connect with William Bartram in a different way. If you want to see several of the reptiles Bartram described, visit the Reptile Discovery Center. Take the aspiring natural historian in your life to the Gillespie Museum or the Central Florida Zoo & Botanical Garden. The Historic Volusia County Courthouse displays paintings from William Bartram's era, including a portrait of him.

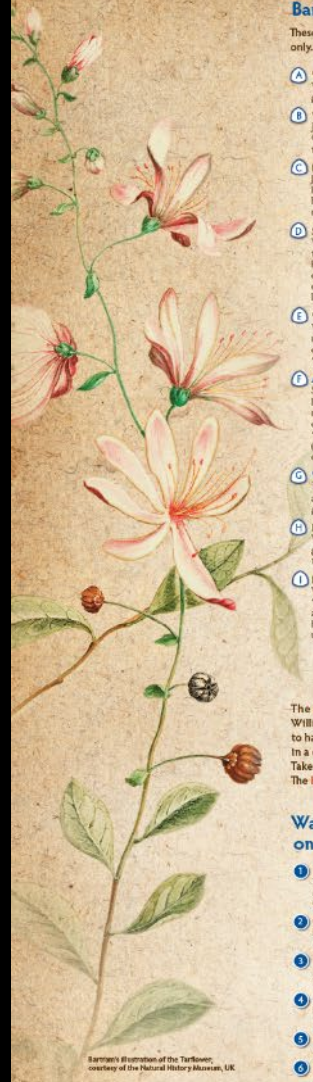
Water Accessible Bartram Locations on River of Lakes Heritage Corridor

1. **Lake George Park**
   770 Nine Mile Point Road | Pierson, FL 32180 | 386.736.5953
   Most people need a boat to reach the lake. North of Pierson where CR 3 intersects with US 17, you can get to the lake by car via 9 Mile Pt. Rd.
2. **Captain Ernie's St. Johns River Tours**
   Leaving from the Blackwater Inn on the river in Astor
   55716 Front Street Astor, Florida | 866.349.0674
3. **Lake Dexter Boat Ramp**
   25934 Holmar Drive, Astor, FL 32102 | 352.759.2121
   This boat ramp can be accessed via Astor Landing in the Ocala Nat. Forest.
4. **Bluffton Recreation Area**
   Part of The Dexter Mary Farms Unit of Lake George State Forest. Take SR 40 to St. Johns River Road, located ½ mile east of Astor.
5. **Lake Woodruff National Wildlife Refuge**
   2045 Mud Lake Road | DeLeon Springs, FL 32130 | 386.985.4673
6. **DeLeon Springs State Park & Fountain of Youth**
   Eco/History Pontoon Boat Tours
   601 Ponce de Leon Boulevard | DeLeon Springs, FL 32130 | 386.985.4212
7. **Blue Spring State Park | St. Johns River Pontoon Boat Tours**
   2100 W French Avenue | Orange City, FL 32763 | 386.775.3663
   Blue Heron River Tours (Pontoon Boat)
   2317 River Ridge Road | DeLand FL 32720 | 386.873.4843
8. **St. Johns River EcoTours (Pontoon Boat)**
   488 W. Highbanks Rd. | DeBary, FL 32713 | 386.626.9004
9. **Lake Monroe Park**
   Lake Monroe Park Cir., U.S. Hwy 17-92 | DeBary, FL 32713 | 386.736.5953
10. **Lake Monroe Wayside Park**
    4150 NW US Hwy 17-92 | Sanford, FL 32771 | 407.665.2001
11. **Mariner's Cove Park**
    1199 Enterprise-Osteen Road | Enterprise, FL 32725 | 386.736.5953
12. **Hickory Bluff Preserve**
    598 Guise Rd. | Osteen, FL 32764 | 386.736.5927
13. **Seminole Rest Historic Site**
    207 River Road | Oak Hill, FL 32759 | 321.267.1110
14. **Halifax River**
15. **Mosquito Lagoon**
16. **Canaveral National Seashore**
    212 S Washington Ave, Titusville, FL 32796 | 386.267.1110

Bartram Related Locations on River of Lakes Heritage Corridor

17. **Spring to Spring Trail (Several Trailheads)**
    Trailheads at: Gemini Springs, Green Springs, Lake Beresford Park, Glenwood, Lake Monroe Park, DeBary Hall, and others
18. **St. Francis Trailhead**
    The trailhead is accessed from CR 42 (west of DeLand) north of its junction with SR 44, on the west side of the bridge over the St. Johns River.
19. **Historic Volusia County Courthouse**
    125 W. New York Ave., DeLand, FL 32724
    Tours: Call the Museum of Florida Art at 386.734.4371
20. **Gillespie Museum**
    234 E Michigan Ave. | DeLand, FL 32724 | 386.822.7330
    Stetson University
    421 N. Woodland Blvd. | DeLand, FL 32723 | 386.822.7000
21. **Reptile Discovery Center, DeLand**
    2710 Big John Dr. | DeLand, FL 32724 | 386.740.9143
22. **Lake Beresford Park**
    2100 Fatio Road | DeLand, FL 32720 | 386.736.5953
23. **Hontoon Island State Park**
    2309 River Ridge Road | DeLand, FL 32720 | 386.736.5309
24. **Lyonia Preserve**
    2150 Eustace Ave. | Deltona, FL 32725 | 386.789.7207
25. **Gemini Springs Park**
    37 Dirksen Dr. | DeBary, FL 32713 | 386.736.5953
26. **Thornby Park, Inspiration Playground**
    110 Providence Blvd. | Deltona, FL 32725
27. **Green Springs Park**
    994 Enterprise-Osteen Rd. | Enterprise, FL 32725 | 386.736.5953
28. **Central Florida Zoo & Botanical Gardens**
    3755 US 17 | Sanford, FL 32771 | 407.323.4450
29. **Old Fort Park Archaeological Site**
    On the National Register of Historic Places, this archeological site is located in the Historic District of New Smyrna Beach, FL.

To find out more about these and other River of Lakes Heritage Corridor locations, visit ROLHC.org, where you can download our general touring brochure, watch video clips, and more.



Bartram's illustration of the Tarflower, courtesy of the Natural History Museum, UK

Bartram's plant specimen from the Natural History Museum, UK. Photo courtesy of University of Florida Digital Archives

Bartram's flower specimen from the Natural History Museum, UK. Photo courtesy of University of Florida Digital Archives

BARTRAM AT BLUE SPRING
William Bartram's Travels
"This creek, which is formed instantly by this admirable fountain, is wide and deep enough for a sloop to sail up into the bason. The water is perfectly diaphanous, and here are continually a prodigious number and variety of fish; they appear as plain as though lying on a table before your eyes, although many feet deep in the water.
...A pale bluish or pearl coloured coagulum covers every inanimate substance that lies in the water, as logs, limbs of trees, &c. Alligators and gar were numerous in the bason..."
William Bartram, Travels
William Bartram
"Long Lake" Paddle Trail
THOMAS

Bartram in Volusia County

Sites Bartram Visited in Volusia County

These sites are locations visited by John and William Bartram along the St. Johns River and included in William's book, Travels. A site listed below with a blue heading is accessible by water only. The red road line on the map represents our local scenic byway, River of Lakes Heritage Corridor. Stetson sponsored a byway map brochure with Bartram locations reaching beyond this county.

(A) Indian Horse Crossing and Shell Mound
John and William describe a "place where the Indians swim their horses over" the river. Nearby they describe a shell mound six feet high and 200 yards long, now difficult to find. On the east side of the river you can still find the "Bartram Oak."

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William provisioned at Spalding's Upper Store, where he met "a white trader, who had for a companion, a very handsome Siminole young woman. Her father, who was a prince, by the name of the White Captain, was an old chief of the Siminoles, and with part of his family, to the number of ten or twelve, were encamped in an Orange grove near the stores, having lately come in from a hunt."

(C) "High Shelly Bluff" and *Calydorea coelestina*
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(E) "Ancient Indian Fields"
This area is one of many where Bartram describes ancient Indian fields and shell mounds juxtaposed with orange groves. It is here that Bartram gives a detailed account of sunfish (*Lepomis*).

(F) Indian Burials
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William Bartram gives a vivid account of a hurricane as he describes how "the spreading limbs of the ancient Live Oaks were flying over my head, and carried about in the air as leaves and stubble." He otherwise describes Hontoon Island as "a delightful little bluff, consisting chiefly of shells," undoubtedly the remnants of a Timucua Indian shell mound.

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Bartram landed here and lodged at the plantation of Lord Beresford. He walked with his host, the plantation caretaker, three miles south to visit Blue Spring.

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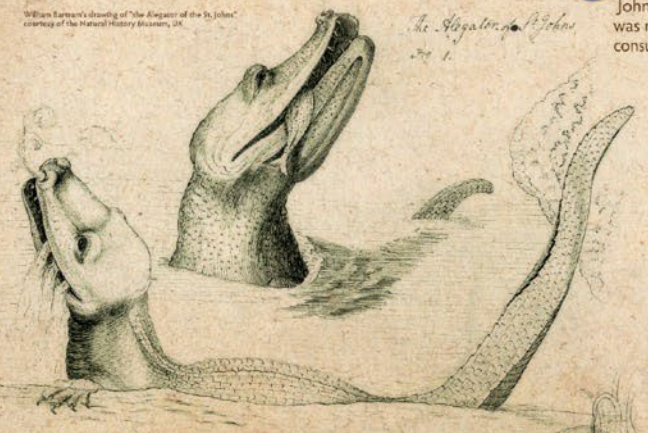
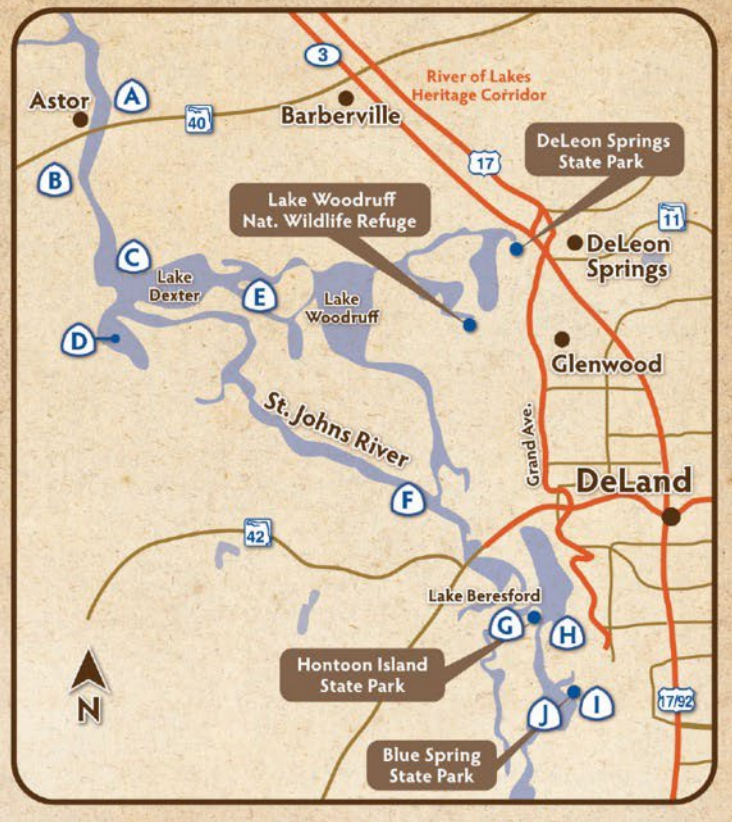


William Bartram's drawing of "the Alligator of the St. Johns" courtesy of the Natural History Museum, UK



"As I passed by Battle Lagoon, I began to tremble and keep a good look out, when suddenly a huge alligator rushed out of the reeds, and with a tremendous roar, came up, and darted as swift as an arrow under my boat, emerging upright on my lea quarter, with open jaws, and belching water and smoke that fell upon me like rain in a hurricane..."

- Excerpt from William Bartram's alligator account in **Travels**

Bartram's plant specimen image courtesy of the University of Florida Digital Collection. The original collected flowers are owned by the Natural History Museum, UK

Bartram in Volusia County

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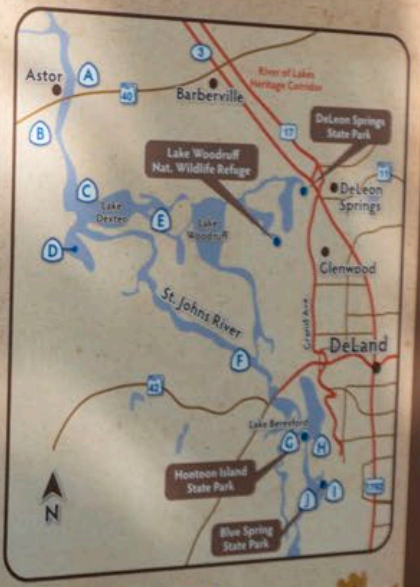

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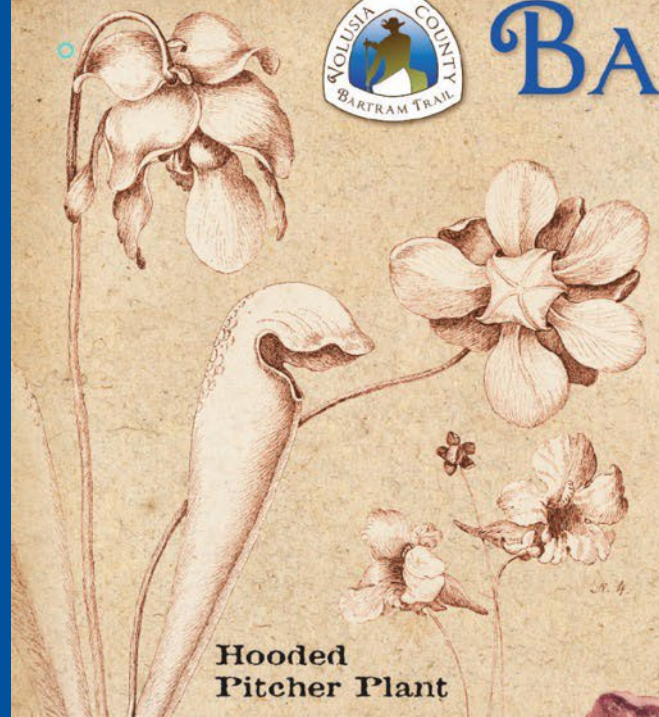
Bartram's Plants

A Connection with Wild Nature

William Bartram's Quaker upbringing held a view of nature as a reflection of God. Scientists continue to examine his accounts for their accurate descriptions of the Florida environment before the impact of modern development.

His writing and artwork introduced the very idea of wilderness as something that should be celebrated and conserved, influencing generations of poets, artists, writers and naturalists.

Morning Glory



Hooded Pitcher Plant

The Library of America states that William Bartram was "the first American to devote his entire life to what we would now call the environment." *Travels* was among the first books published in the United States documenting the landscapes, biota, and native people of the Southeast.

Fever Bark

Bartram first identified Fever Bark in Coastal Georgia and along the St. Johns River on his first exploration in 1765. The plant is related to the Cinchona Tree of South America, which is the original source of quinine.

Native Americans and pioneers used the Fever Bark to relieve fevers from yellow fever and malaria. William requested that the plant be formally named *Bartramia bracteata*, in honor of his father, but Andre Michaux named for Charles Pinckney instead.

Bartram's illustrations of plants courtesy of Natural History Museum, UK

Bartram's Fish
Fly Fishing for "Trout"
The St. Johns River has long been associated with fishing. Bartram was probably the first to describe fly-fishing with a treble hook, deer fur, and feathers that he called "a bob."
As he travelled up the St. Johns River, he often ate fish. A favorite "delicious food" is what he called "trout," but was in fact the Florida Large Mouth Bass, which he described as follows:
"...the mouth is very large: birds, fish, frogs, and even serpents, are frequently found in its stomach. ...this fish is remarkably ravenous; nothing living, that he can seize upon, escapes his jaws, and the opening and extending of the branchiostega, at the moment he rises to the surface to seize his prey, discovering his bright red gills...give him a very terible appearance."
William Bartram, Travels
Blue Gill
Red Breasted Sunfish
Redear Sunfish

Bartram Gardens & Trail

Bartram Gardens & Trail at the Stetson Aquatic Center

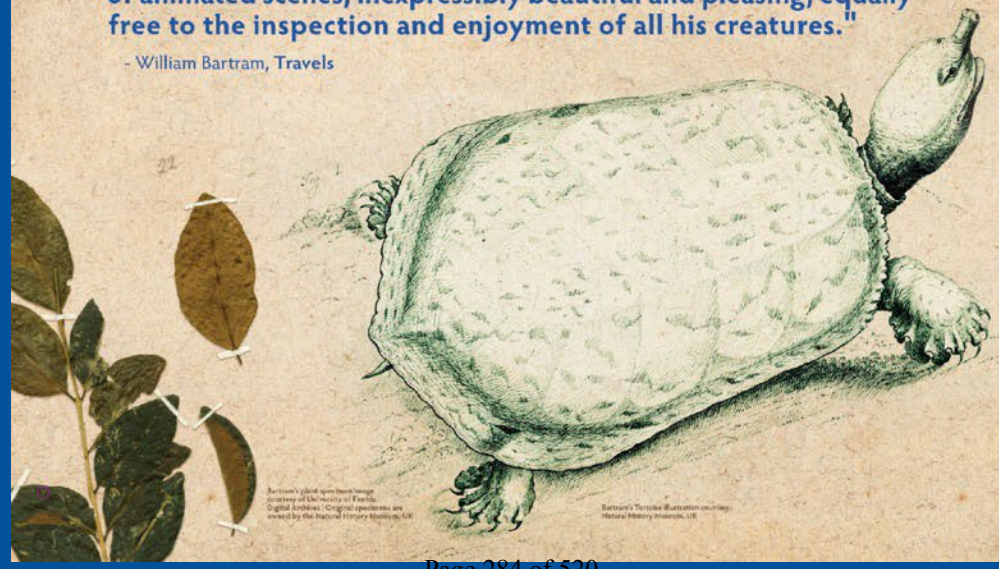
The grounds of the Stetson Aquatic Center commemorate the work of William Bartram (1739-1823), America's fist native born naturalist. The site is part of the Bartram Trail that commemorates his four-year exploration of eight Southeastern States from 1784-1777.

In 1774, he paddled up the St. Johns River in a canoe and sail, from the "cowford" (present day Jacksonville) to Blue Spring. He collected plant specimens and kept a journal that vividly depicted the Florida wilderness. This journal is the basis for his classic book, **Travels through North and South Carolina, Georgia, East and West Florida**.

We invite you to walk along our trails or paddle across the lake and imagine the Florida wilderness as Bartram saw it. In our gardens and along the trails we have included his visual and written impressions of plants and wildlife he encountered along the St. Johns River. Bartram was more than a naturalist, he was a poet and artist who continues to inspire us today.

"THIS world, as a glorious apartment of the boundless palace of the sovereign Creator, is furnished with an infinite variety of animated scenes, inexpressibly beautiful and pleasing, equally free to the inspection and enjoyment of all his creatures."

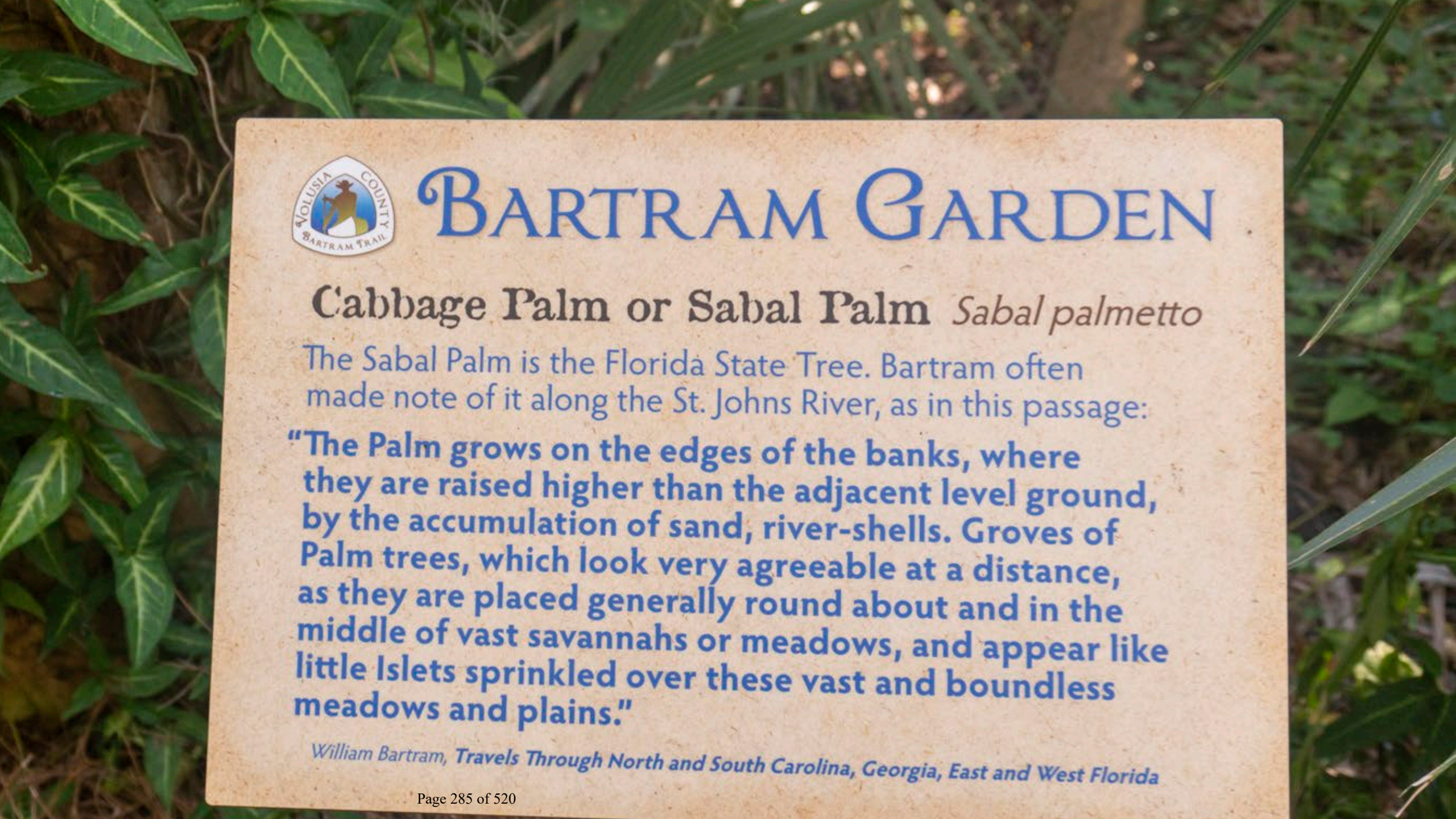
- William Bartram, **Travels**



William Bartram "Long Lake" Paddle Trail

In May 1774, Bartram crossed Lake Beresford, which he called "Long Lake." He was turned back and took shelter on the west shore of the lake during what he described as a "hurricane." After the storm passed, he visited the Beresford Plantation on the east side of the lake and Blue Spring.

Paddling boats can be launched from landing sites on the map. Paddle between any landing sites for a nice day trip. For a longer adventure go around Hontoon Island using one of the canals that connect the main river channel and Hontoon Dead River. Snake Creek is often closed with water hyacinth.


VOLUSIA COUNTY
BARTRAM TRAIL
BARTRAM GARDEN
Cabbage Palm or Sabal Palm Sabal palmetto
The Sabal Palm is the Florida State Tree. Bartram often made note of it along the St. Johns River, as in this passage:
"The Palm grows on the edges of the banks, where they are raised higher than the adjacent level ground, by the accumulation of sand, river-shells. Groves of Palm trees, which look very agreeable at a distance, as they are placed generally round about and in the middle of vast savannahs or meadows, and appear like little Islets sprinkled over these vast and boundless meadows and plains."
William Bartram, Travels Through North and South Carolina, Georgia, East and West Florida

BARTRAM GARDEN
Sweet Bay Persea borbonia
"Here is a species of Magnolia that associates with the Gordonia lasianthus; it is a tall tree, sixty or eighty feet in heighth; the trunk strait; its head terminating in the form of a sharp cone; the leaves are oblong, lanciolate, of a fine deep green, and glaucous beneath; the flowers are large, perfectly white and extremely fragrant; with respect to its flowers and leaves."
William Bartram, Travels Through North and South Carolina, Georgia, East and West Florida

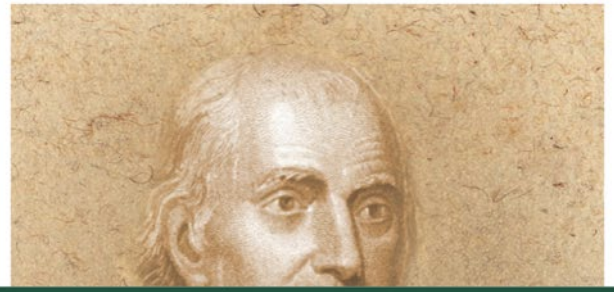
3:22

Search Details

Bartram's Travels in Volusia

Famous author, naturalist, and artist

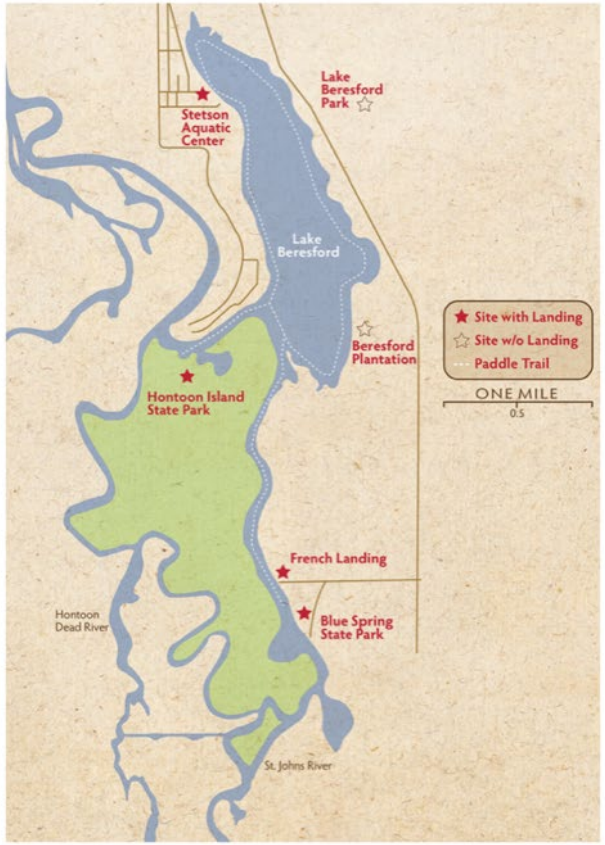
William Bartram, a botanist, artist, naturalist, humanist, and author, explored the area along the St. Johns River in Florida during his excursions into Florida in the late 1700s. The heart of William Bartram's book, *Travels*, documents local flora and fauna, and records his colorful encounters with local traders, native tribes, and wildlife. His work has great poetic, historical and educational value.



Home Favorites Near Me Search

3:23

Search Details



Many of the most fascinating passages from Travels are about the St. Johns River region of Florida. The illustration below by Bartram is the first image many Europeans saw of an alligator, and it was created here in West Volusia County!

Home Favorites Near Me Search

3:23

Search Details

The Bartram Trail Society of Florida was formed in order to re-establish the sites of William Bartram's travels in our state and make them accessible via waterway, hiking, biking and driving routes. The Bartram Trail Society of Florida is growing its membership as of 2021, expanding from the original connection between Putnam and Volusia counties historic trail development.

Home Favorites Near Me Search

Bartram Trail in Putnam County

The Putnam County Bartram Trail has developed a map with 31 sites Bartram visited in the region. Each site has a marker for tours, there is an overall map brochure, interpretive kiosks, and tour & historical information in the St. Johns River Center in Palaka.

Putnam County's section of the Bartram Trail was recognized as a National Scenic Trail in 2015, and has led the path forward for the Bartram Trail in Florida.

Bartram Trail in Clay County

Contact for the developing Bartram Trail in Clay County

If you have questions or want to get involved in developing this part of the Bartram Trail, see the contact below.

Clay County Parks and Recreation
904-284-6378
ParksAndRecreation@claycountygov.com
Hours: Monday-Friday
8 a.m. -4:30 p.m.

Clay County Overview

William Bartram visited present-day Clay County numerous times during his two trips to Florida, first in 1765 with his father, John Bartram, and again in 1774 during the trip he later chronicled in his book *Travels*.

November 21, 1765

William Bartram visited Clay County on this date. He and his father crossed the St. Johns from Fort Picolata on the east shore to a site which may have been Fort San Francisco de Pupo south of Bayard Point on the River's west shore. They explored the area before returning across the River, but did not describe the fort, remnants of which remained.

February 2-5, 1766

February 6-7, 1766

April 1774

Select Clay County Page:

01 The Doctor's Lake – Rob Bradley Conservation Park

02 A Rich Swamp and a Pine Savannah – Lakeshore Boat Ramp

03 A Large Creek – Sisters Creek – Whitey's Fish Camp

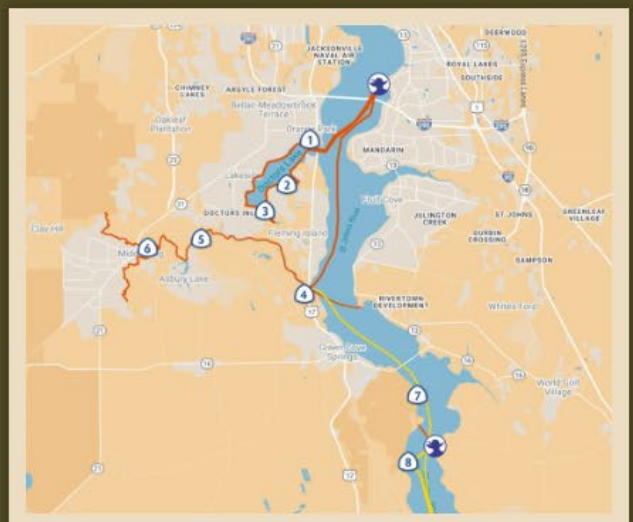
04 Tonyn's Plantation – Camp Chowenwaw

05 White or Black River – Black Creek at the Old Ferry Boat Ramp

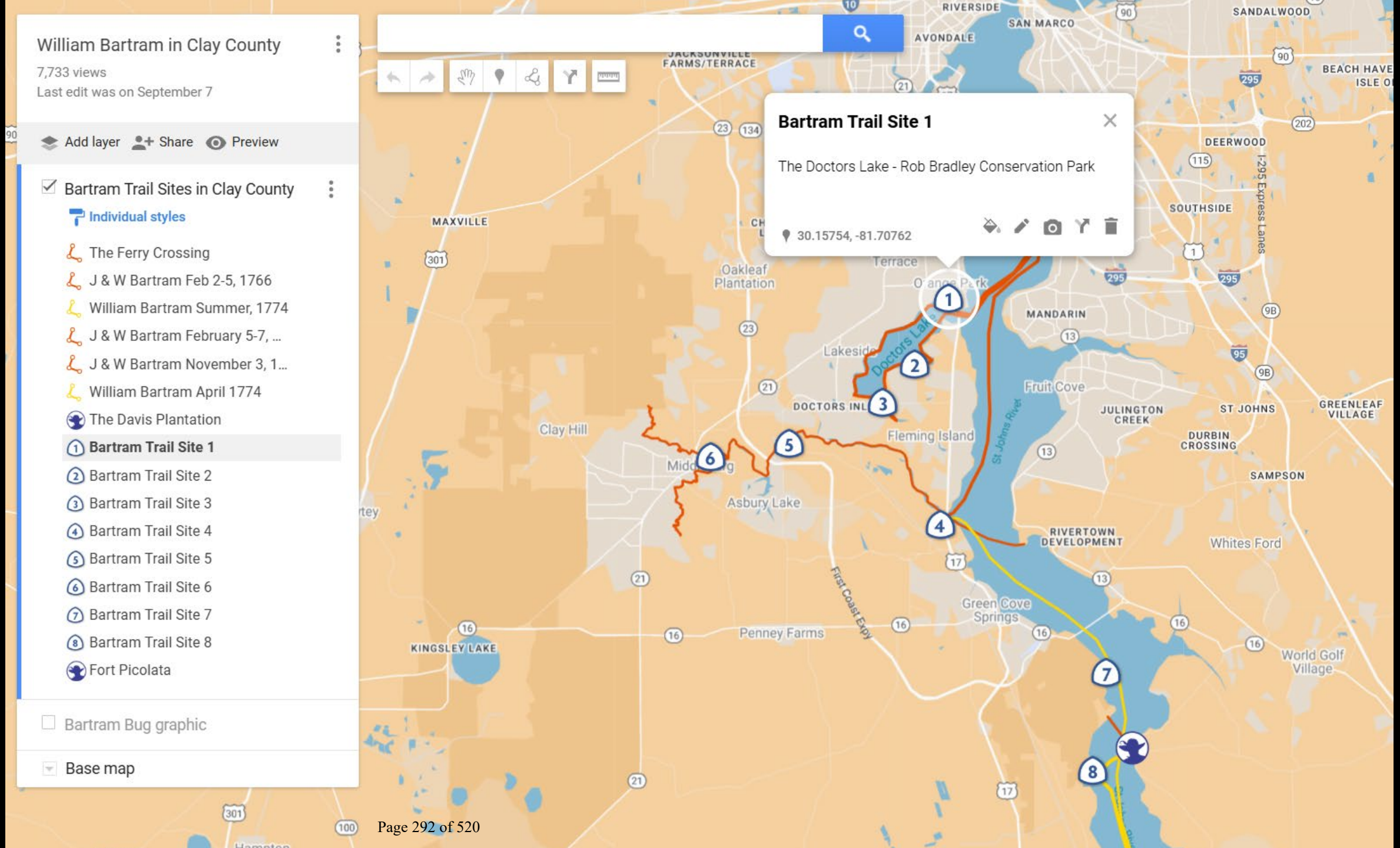
06 Caldwall's Store – Master Sargent John E. Hayes Memorial Park

07 Fort San Francisco de Pupo – Davis Landing

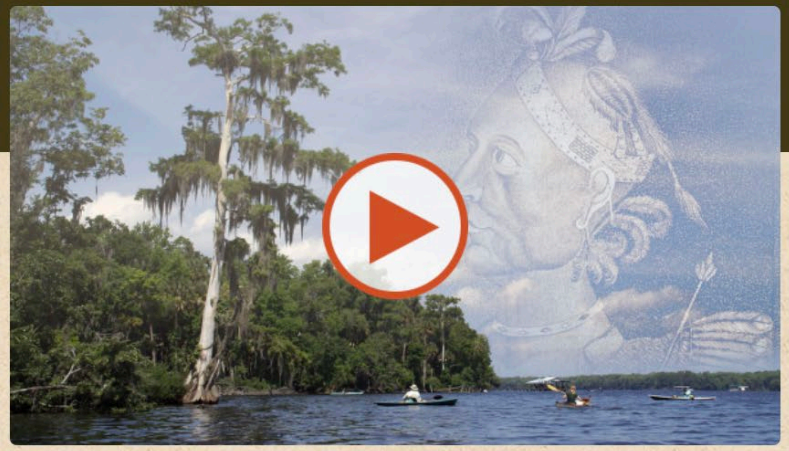
08 A Little Lagoon – Williams Park



View Interactive Map


William Bartram in Clay County
7,733 views
Last edit was on September 7
Add layer
Share
Preview
Bartram Trail Sites in Clay County
Individual styles
The Ferry Crossing
J & W Bartram Feb 2-5, 1766
William Bartram Summer, 1774
J & W Bartram February 5-7, ...
J & W Bartram November 3, 1...
William Bartram April 1774
The Davis Plantation
Bartram Trail Site 1
Bartram Trail Site 2
Bartram Trail Site 3
Bartram Trail Site 4
Bartram Trail Site 5
Bartram Trail Site 6
Bartram Trail Site 7
Bartram Trail Site 8
Fort Picolata
Bartram Bug graphic
Base map
Bartram Trail Site 1
The Doctors Lake - Rob Bradley Conservation Park
30.15754, -81.70762
RIVERSIDE
SAN MARCO
AVONDALE
SANDALWOOD
BEACH HAVEN
ISLE OF
DEERWOOD
SOUTHSIDE
I-295 Express Lanes
MAXVILLE
Oakleaf Plantation
Terrace
MANDARIN
Lakeside
Doctors Lake
DOCTORS INL
Fruit Cove
JULINGTON CREEK
ST JOHNS
GREENLEAF VILLAGE
DURBIN CROSSING
SAMPSON
Clay Hill
Fleming Island
St Johns River
Asbury Lake
RIVERTOWN DEVELOPMENT
Whites Ford
First Coast Expy
Green Cove Springs
Penney Farms
KINGSLEY LAKE
World Golf Village

Bartram Trail in Putnam County



The Putnam County Bartram Trail has developed a map with 31 sites Bartram visited in the region. Each site has a marker for tours, there is an overall map brochure, interpretive kiosks, and tour & historical information in the St. Johns River Center in Palaka.

Putnam County's section of the Bartram Trail was recognized as a National Scenic Trail in 2015, and has led the path forward for the Bartram Trail in Florida.

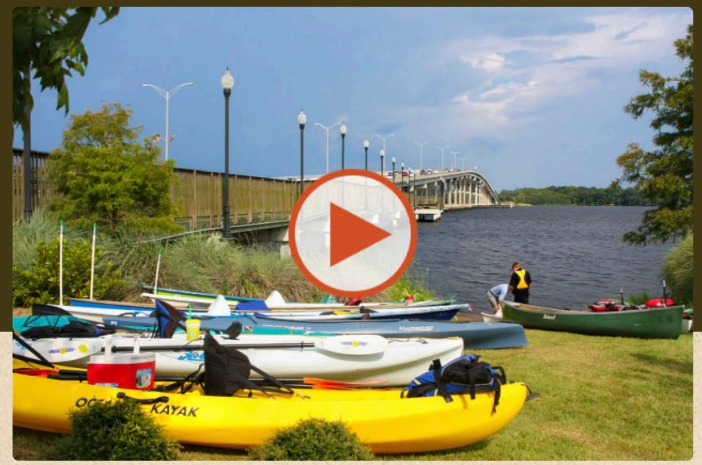
Select Putnam Site Page:

- 01 Palmetto Bluff
- 02 Forrester Point
- 03 Grays Creek / Rice Creek
- 04 Palatka
- 05 Ravine Gardens Bartram Trail Marker
- 06 Palatka Water Works-Puc Puggy Trail
- 07 Palatka/Charlotte

Donate | Login

04 Palatka

Putnam County



> *There were eight or ten habitations...fronting the water... Some of the youth were naked, up to their hips in the water, fishing with rods and lines, whilst others, younger, were diverting themselves in shooting frogs with bows and arrows... They were civil, and appeared happy in their situation.*
>
> *William Bartram, Travels*

Donate | Login

04 Palatka

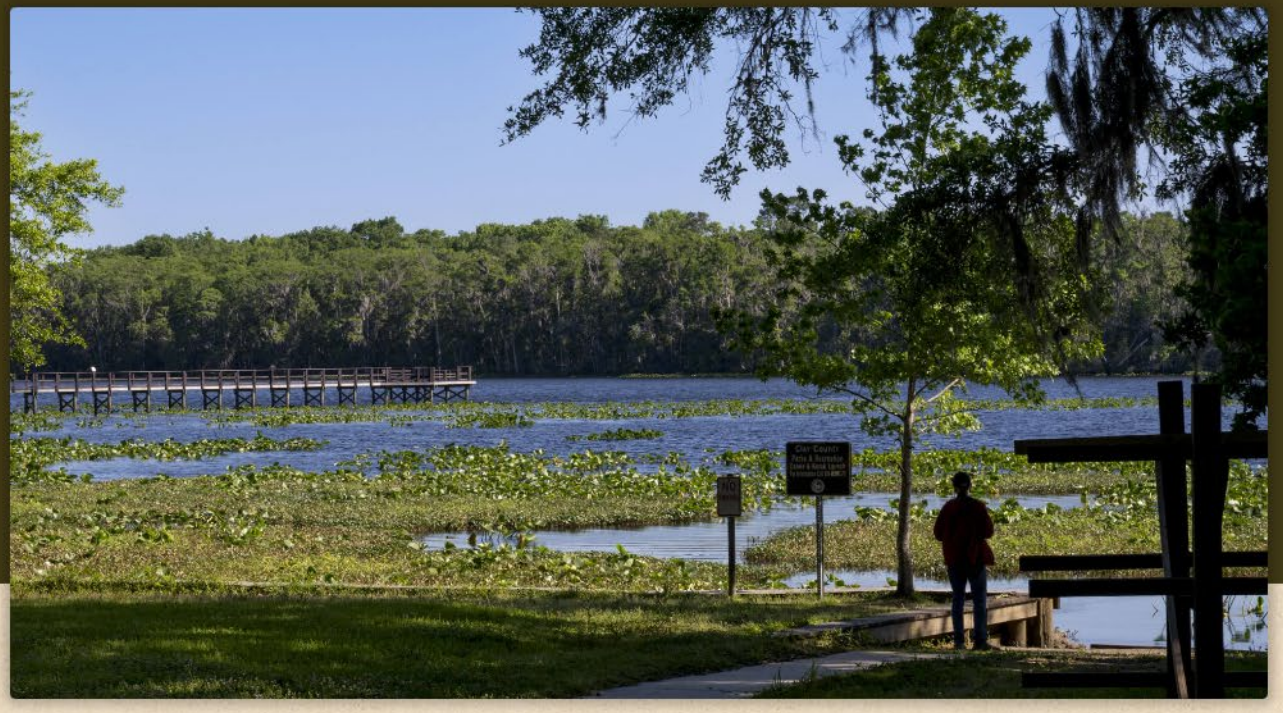
Putnam County

> *There were eight or ten habitations...fronting the water... Some of the youth were naked, up to their hips in the water, fishing with rods and lines, whilst others, younger, were diverting themselves in shooting frogs with bows and arrows... They were civil, and appeared happy in their situation.*
>
> *William Bartram, Travels*

https://bartramtrailsociety.com/trail-site/palatka/

04 Tonyn's Plantation

Clay County



> Here I was showed some samples of the best Flora Indigo I had yet seen,...
>
> William Bartram

Camp Chowenwaw is the designated Trailhead for the Bartram Trail in Clay County.

William Bartram

William Bartram visited Tonyn's Black Creek plantation midway through his 1774 explorations in East Florida. In a 1775 letter to Dr. John Fothergill, written from Charleston, Bartram described a brief river journey to pick up mail left at Tonyn's plantation. Bartram said he was shown "some samples of the best flora Indigo I had yet seen, there were twenty hands employed on this plantation who made about twelve hundred [weight] of Indigo the last year, & had now planted this year's crop"

Tonyn experienced reasonable success at his Black Creek plantation, but the American Revolution brought raids and extensive damage here and throughout the province. In 1776, an invasion from Georgia forced the governor to send several of his laborers to St. Augustine to build defenses in the public service. On another occasion British troop commander Augustine Prevost decided to burn all plantations west and north of the St. Johns River to deny shelter to rebel invaders. Tonyn wrote that his orders were "fully executed" and his own 20,000 plantation on Black Creek was destroyed.

Report to Fothergill

"Hearing at the store of some letters for me being sent by the care of his Honour the Lieutenant Governor Moultry to a plantation on the river about forty miles down, I immediately took passage in a boat then going down the river. In two days got to the place, calling at a plantation on the west side of the river belonging to Governor Tonyn; here I was showed some samples of the best Flora Indigo I had yet seen, there were twenty hands employed on this plantation who made about twelve hundred w' of Indigo the last year and had now planted this year's crop, having received the letters which were from Dr. Fothergill, London, by the way of Charlestown. These letters gave me great satisfaction, acquainting me of the safe arrival of some specimens of plants of the natural productions of Georgia among which were near fifty new plants. Having got my letters I returned up the river to the store again, intending soon to make a tour up this river towards its source, intending to employ my time this way on natural discoveries until a party of traders were ready to set off for Little St. Juane River that runs into the Bay of Apalache."

Commentary

Colonel Patrick Tonyn

https://history.domains.unf.edu/floridahistoryonline/projects-proj-b-p-html/projects-plantations-html/hierarchy-of-plantation-pages/colonel-patrick-tonyn/

Report

Report to Fothergill on University of Florida Site

https://digitalcommons.usf.edu/early_visions_bucket/33/

Recreation

Camp Chowenwaw Kayak/Canoe/Paddle-board Launch | Piers, Boat Ramps, and Kayak Launches | Clay County, FL

Development of Bartram Trail in Clay County Including Web, Signage, Brochure, and Consultation on Bartram Content

Prepared for:
Kimberly Morgan
Director of Tourism & Film Development, Clay County

Submitted by:
The Bartram Trail Society of Florida

August 8, 2024

BARTRAM TRAIL SOCIETY OF FLORIDA

Kimberly Morgan
Director of Tourism & Film Development
Clay County Board of County Commissioners

Kimberly -

It was great for the Bartram Trail Society team to meet with you on July 30 and for you to meet with Stephanie Liskey on August 8 to confirm the direction of our scope! We are excited to expand the Bartram Trail's reach into Clay County!

Below is a quote to get a similar **"Bartram National Recreational Trail"** base fleshed out with Clay's content on the BTSF website, a similar map brochure highlighting Clay County's unique contributions to the Bartram legacy, and the design and production of kiosks that match established Bartram Trail sites in Putnam and Volusia counties.

We appreciate Clay's willingness to join as a county and become an active part of consolidating and growing the trail as a renowned historic recreational trail experience!

Sincerely,

Sam Carr,
President, Bartram Trail Society of Florida

Suggested priority of the flow of work:

Key reasoning is that when someone looks at the brochure, hits a QR code, or visits a kiosk – we want the full current content available online. The web holds a fuller view of the story and connects the County to the larger identity of the BTSF recreational trail. This also makes the best use of design time by collecting reviewed base content for the print projects.

Gather information for the website–Nailing down content based on BTSF guidance will serve as a base for review and discussion ahead of the brochure and panels, which will set text "in stone." Even if we lack all the photos to be added, putting all the text content up will make it a simple way to garner reviews from the Bartram Conference content committee.

BTSF will research Bartram Images pertinent to the County
BTSF will review with the County which images may be relevant and what key images they might procure for the BTSF document library or simply for use in the County's materials. This will also help consolidate the content pool for the brochure and panels.

Map Development
Meetings about the map content based on the material gathered by the County and BTSF– development of a main graphical overall map and note of any other maps needed for the brochure.

BTSF site marker signs (like the ones in Putnam County)
It's good to get these in the ground on site once the website information is up.

Brochure Design
The County can have a kickoff meeting with the BTSF team about suggested content and start working toward that after we've confirmed the map design and have most of the web content up.

Kiosk Designs
Once the brochure is in production (or ready for it), design and produce the 4 large double-sided panels like other BTSF large kiosks and 4 small kiosks (like the Bartram garden panels in Volusia) for site locations.

Kiosk Production
Sending the designs as a group to online production to save cost.

Clay County – Flesh out/Populate Web Section	Cost
This fee covers populating the content related to the remaining seven sites for the County's section on the BTSF website with content provided through BTSF. • BTSF will review/edit content provided by the County • BTSF will suggest if there are Bartram drawings or photos that have not been integrated from known sources • Creation of an online map (BTSF already did this) • Loading/designing of text, quotes, and images for all the Clay County sites • 3 Social Media promotions by BTSF on Facebook for the County's section of the site (when complete), and promotion of kiosks and brochure when complete	**$3,000**

Small signs development	Cost
Development/production/delivery of small trail signs for each site (8) that will match the ones developed by Bartram Trail in Putnam County. 	**$1,500**

Clay County – Map Brochure Design & Production	Cost
Design of a Map brochure of a similar size as the ones from Volusia and Putnam, featuring a Bartram Trail map highlighting the waterway trail and other multiuse trails near the Bartram sites. Each county's Bartram legacy has a different personality, and we'll work to find the best way to help visitors explore and enjoy your part of the trail. This cost assumes the County & BTSF will work to gather and confirm all content before the design of the brochure: • Map content in a clear form (united drawing of some kind as a reference) to create a designed map • Photos of locations and Bartram drawings (BTSF will provide images they already have use of and permissions for.)	**$5,000**

Clay County – Map Brochure Design & Production	Cost
• County or Organizational logos besides the BTSF logo (vector is preferred) • At least 3 calls or online meetings with the County & BTSF team to review and adjust content • Consult about printing options based on price, convenience of reprinting, and quality factors	
Production of Brochures This is the for print production, tentatively digital production optimized for short runs in the future.	**$5,000**

Clay County – Design of 4 Large and 4 Small Kiosks	Cost
4 Large Double-sided Kiosks This task covers the design of four Kiosks in a similar style to the Putnam and Volusia. These kiosks would be slotted with double-sided panels with a viewable area of 36" x 48", with each one featuring a map on one side and different Bartram highlights based on location. Below is a size example with people to give scale, the brown color of the posts, etc. This means the design of 8 panels ($1,250 each). 	**$10,000**

Clay County – Design of 4 Large and 4 Small Kiosks	Cost
The content will include material previously developed in the Brochure, plus content provided by the County team (with help and review from BTSF).	
Design of 4 smaller pedestal kiosk signs ($500 each) These would be the size of the plant descriptions at the Bartram Garden at the Stetson Aquatic Center in Volusia County (12" x18") 	**$2000**

Production & Delivery of 4 Large & 4 small Kiosks	Cost
The cost for producing, reviewing, proofing, and delivering the panels and hardware for four large BTSF kiosks and four smaller signs kiosks. • The large ones will be will all be 36"x 48" one-sided with NPS Brown matte frames, like previous BTSF kiosks • This is the cost if delivered to a **warehouse or similar location with the proper offloading equipment, and assuming the County has the personnel to install the panels** • Panels and hardware arrive separately • The small ones will be 12" x 18"	**$12,000**
BTSF Content Development & Review for Map & Kiosks **Bartram Trail Society of Florida will:** • Consult on and review the map content for brochure and panels • Help to procure new historical and photographic images • Provide input and guidance on the creation of guided tours • Contribute to the effort to procure rights for pertinent historic Bartram drawings and other materials related to this section of the trail for the BTSF Library when applicable, and will alert the County if the image must be procured for this project only.	**$2,000**

The information provided in this document is confidential, and not to be shared except with the client.

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: BCC Members DATE: 11/19/2025

FROM: Teddy Meyer

SUBJECT:
TDC unanimously voted (8-0) to approve the following schedule:
Wednesday, January 7, 2026
Wednesday, March 4, 2026
Wednesday, May 6, 2026
Wednesday, September 2, 2026
Wednesday, November 4, 2026

AGENDA ITEM TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Tourism and Film Development	Wanamaker, Howard	Approved	11/19/2025 - 10:19 PM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/19/2025 - 10:19 PM	AnswerNotes

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE:

FROM: Theresa Sumner

SUBJECT:
A) Approval of the technical revision to the LHAP strategy for Housing Construction by a Non-Profit Developer, as submitted and approved by the Florida Housing Finance Corporation.
B) Approval and adoption of the accompanying resolution.

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:

Revision is related to Construction by a Non-Profit Developer and is further explained in the attached documents.

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Contracts_SHIP Memo	Cover Memo	12/2/2025	SHIP_Memo_-_Technical_Revision.ADA_aw.pdf
	Contracts_SHIP LHAP Revision Resolution	Resolution Letter	12/2/2025	SHIP_Resolution_-_Technical_Revision.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Administrative and Contractural Services	Streeper, Lisa	Approved	12/3/2025 - 3:46 PM	Item Pushed to Agenda

CLAY COUNTY FLORIDA

State Housing Initiative Partnership Program

Mailing Address:
P.O. Box 1366
Green Cove Springs, FL 32043

Physical Address:
477 Houston Street
3rd Floor, Admin. Building
Green Cove Springs, FL 32043

Area code: 904
Phone: 529-4700
278-4700
Fax: 278-4786

County Manager
Howard Wanamaker

Commissioners:
John Sgromolo
District 1

Alexandra Compere
District 2

Jim Renninger
District 3

Betsy Condon
District 4

Kristen Burke, D.C.
District 5

Switchboard:
GCS (904) 284-6300
KH (352) 473-3711
KL (904) 533-2111
OP/MBG (904) 269-6300
www.claycountygov.com

Memo

To: Chereese Stewart, Director of Economic Services and Development, ACM

From: Theresa Sumner, SHIP Administrator

Date: November 19, 2025

Re: Technical Revision to LHAP Strategy: Construction by a Non-Profit Developer

---

We are requesting a technical revision to our current Local Housing Assistance Plan (LHAP) 2025-2028, specifically, the Housing Construction by a Non-Profit Developer strategy. Questions have been raised by the non-profit developer. I believe the additional language will clarify the intent of the strategy. The addition of this language has been approved by the Housing Finance Authority of Clay County and has also been discussed with Florida Housing.

The changes requested are in the Summary section of the strategy and are in all CAPs and bold print. (See attached). The additional language reads as follows:

The funds awarded to the Non-Profit Developer will be used to construct the home. The amount awarded to the Developer will be passed through as a credit to the Buyer.

I am requesting the technical revision to our current Local Housing Assistance Plan, 2025-2028, be placed on the County Commission's Consent Agenda.

I. Housing Construction by a Non-Profit Developer	Code 10

Summary: This strategy will provide funds to a non-profit organization/developer to be used to develop affordable housing for resale to eligible buyers/households in Clay County. **THE FUNDS AWARDED TO THE NON-PROFIT DEVELOPER WILL BE USED TO CONSTRUCT THE HOME. THE AMOUNT AWARDED TO THE DEVELOPER WILL BE PASSED THROUGH AS A CREDIT TO THE BUYER.**

b. Fiscal Years Covered: 2025-2026, 2026-2027, 2027-2028

c. Income Categories to be served: Extremely Low, Very Low and Low

d. Maximum award: Developer: $75,000.00; Homebuyer: $75,000.00/$110,000 An additional amount up to $35,000.00 can be added to the Homebuyers Award for a new well and septic system if required.

e. Terms for the Developer:

1. Repayment loan/deferred loan/grant: All assistance under this strategy will be secured with a recorded Note and Mortgage on the homesite.
2. Interest Rate: 0%
3. Years in loan term: 2 Years
4. Forgiveness: This loan will be forgiven when the home is sold to an income eligible buyer. The funds will be provided to the income eligible buyer at closing as a subordinate mortgage to make the home affordable.
5. Repayment: Not required if the loan is in good standing.
6. Default: Failure on the part of the developer to complete construction and transfer ownership to an income eligible buyer within two (2) years of receiving the award will constitute a default. The County may grant exceptions in the case of a national, state or locally declared emergency.

Terms for the Homebuyer:

1. Repayment loan/deferred loan/grant: All assistance under this strategy will be secured with a recorded Note and Mortgage on the homesite.
2. Interest Rate: 0%
3. Years in loan term: 30 years
4. Forgiveness: This loan will be forgiven at the end of the 30-year term.
5. Repayment: Not required if the loan is in good standing.
6 Default: The loan will be determined to be in default if any of the following occurs during the loan term: Sale, Transfer or Conveyance of Property, Conversion to a Rental Property, Loss of Homestead Exemption Status, or failure of the eligible applicant/homeowner to occupy the home as a primary residence, or in the event of foreclosure. If any of these occur, the outstanding balance on the mortgage will be due and payable. In cases where the qualifying homeowner dies during the loan term, the loan may be assumed by a SHIP Program eligible heir who will occupy the property as his/her primary residence. If the legal heir is not SHIP Program eligible or chooses not to occupy the home, the outstanding balance of the mortgage will be due and payable.

f. Recipient/Homebuyer Selection Criteria: Assistance will be based on a first-qualified, first served basis with the following criteria:

- The recipient must have legally resided in Clay County for a minimum of one year prior to applying for assistance;
- The recipient must meet the income guidelines for the SHIP Program under this strategy;
- The recipient(s) must provide proof of filing Federal income Tax return for the previous year or provide proof of exemptions;
- The recipient must be discharged from any bankruptcy proceeding filed;
- The recipient may not have assets (excluding retirement or IRA accounts) exceeding $15,000.00 in value.

g. Sponsor Selection Criteria:

- Priority will be given to a local Habitat for Humanity organization;
- Must be a not-for-profit organization;
- The Sponsor must provide affordable housing as stated in the organization's Mission Statement or Bylaws;
- The Sponsor must have been engaged in affordable housing and housing efforts in Clay County or the Northeast Florida Regional area for at least five (5) years;
- The Sponsor must have completed similar projects in a timely manner similar to those being developed;
- The Sponsor must have administrative capacity to provide all necessary income and demographic documentation by May 30th of the year monies are expended, in order to meet the state statutory deadline for expending SHIP Program funds;
- The Sponsor should have prior experience providing individual short-term and long-term financial assistance.

h. Additional Information: Funding is based upon funding availability

J. Repairs to Mobile Homes	Code S

a. Summary: This strategy provides funding for repairs to mobile homes owned by qualified applicants. The homeowner must own the land under the mobile home. Mobile homes must not be older than ten years in age. Repairs are limited to Roofing; HVAC Systems; Replacement of the Water Heater; Replacement of failing septic system, including well; Payment of Connection Fees to public service hookup; Abandoning private wells and closing of the septic tank; Installation or replacement of skirting around base of mobile home. It should be noted that only 20% of an allocation can be spent on mobile/manufactured homes.

b. Fiscal Years Covered: 2025-2026, 2026-2027, 2027-2028

c. Income Categories to be served: Extremely Low, Very Low and Low

RESOLUTION NO. 2025/2026-_____

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA, APPROVING A TECHNICAL REVISION TO THE CLAY COUNTY SHIP PROGRAM'S LOCAL HOUSING ASSISTANCE PLAN (LHAP) FOR FISCAL YEARS 2025–2026, 2026–2027, AND 2027–2028; SPECIFICALLY UPDATING THE LHAP STRATEGY FOR HOUSING CONSTRUCTION BY A NON-PROFIT DEVELOPER; AND PROVIDING FOR AN EFFECTIVE DATE.

Recitals

WHEREAS, the State of Florida enacted the William E. Sadowski Affordable Housing Act, Chapter 92-317 of Florida Sessions Laws, allocating a portion of documentary stamp taxes on deeds to local governments for the development and maintenance of affordable housing; and

WHEREAS, the State Housing Initiatives Partnership (SHIP) Act, Sections 420.907-420.9079, Florida Statutes (1992), and Chapter 67-37, Florida Administrative Code, requires local governments to develop a one- to three-year Local Housing Assistance Plan ("LHAP") outlining how SHIP funds will be used; and

WHEREAS, Clay County prepared and adopted a three-year LHAP for fiscal years 2025–2026, 2026–2027, and 2027–2028, and the LHAP was approved by the Florida Housing Finance Corporation; and

WHEREAS, the Clay County SHIP Program has proposed a technical revision to the LHAP to add a clarifying statement within the LHAP strategy titled "Housing Construction by Non-Profit Developer," which is shown in all capital letters and bolded in the summary section of the strategy attached as Exhibit A; and

WHEREAS, the Florida Housing Finance Corporation has reviewed and approved this technical revision; and

WHEREAS, the Board of County Commissioners of Clay County wishes to formally adopt this revision to the LHAP strategy for Housing Construction by Non-Profit Developer.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA, AS FOLLOWS:

Section 1. The Board of County Commissioners of Clay County, Florida (the "Board"), hereby approves the technical revision to the LHAP strategy for Housing Construction by Non-Profit Developer, as shown in Exhibit A, with the added language appearing in all capital letters and bold text in the summary section.

Section 2. The Board's Chairman and the Clay County Clerk of Court and

Comptroller as Ex Officio Clerk to the Board are authorized and directed to execute this Resolution. The Clay County SHIP Program is authorized and directed to provide the executed Resolution and the approved technical revision to the Florida Housing Finance Corporation.

Section 3. This Resolution shall become effective immediately upon its adoption.

DULY ADOPTED by the Board of County Commissioners of Clay County, Florida this _____ day of December, 2025.

BOARD OF COUNTY COMMISSIONERS
CLAY COUNTY, FLORIDA

By: _____
Kristen Burke, Its Chairman

ATTEST:

_____
Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

F:\Contract\SHIP\LHAP\2025-2028\Resolution adopting Technical Revision to LHAP 25-28.docx

EXHIBIT A

I. Housing Construction by a Non-Profit Developer	Code 10

Summary: This strategy will provide funds to a non-profit organization/developer to be used to develop affordable housing for resale to eligible buyers/households in Clay County. **THE FUNDS AWARDED TO THE NON-PROFIT DEVELOPER WILL BE USED TO CONSTRUCT THE HOME. THE AMOUNT AWARDED TO THE DEVELOPER WILL BE PASSED THROUGH AS A CREDIT TO THE BUYER.**

b. Fiscal Years Covered: 2025-2026, 2026-2027, 2027-2028

c. Income Categories to be served: Extremely Low, Very Low and Low

d. Maximum award: Developer: $75,000.00; Homebuyer: $75,000.00/$110,000 An additional amount up to $35,000.00 can be added to the Homebuyers Award for a new well and septic system if required.

e. Terms for the Developer:

1. Repayment loan/deferred loan/grant: All assistance under this strategy will be secured with a recorded Note and Mortgage on the homesite.
2. Interest Rate: 0%
3. Years in loan term: 2 Years
4. Forgiveness: This loan will be forgiven when the home is sold to an income eligible buyer. The funds will be provided to the income eligible buyer at closing as a subordinate mortgage to make the home affordable.
5. Repayment: Not required if the loan is in good standing.
6. Default: Failure on the part of the developer to complete construction and transfer ownership to an income eligible buyer within two (2) years of receiving the award will constitute a default. The County may grant exceptions in the case of a national, state or locally declared emergency.

Terms for the Homebuyer:

1. Repayment loan/deferred loan/grant: All assistance under this strategy will be secured with a recorded Note and Mortgage on the homesite.
2. Interest Rate: 0%
3. Years in loan term: 30 years
4. Forgiveness: This loan will be forgiven at the end of the 30-year term.
5. Repayment: Not required if the loan is in good standing.
6 Default: The loan will be determined to be in default if any of the following occurs during the loan term: Sale, Transfer or Conveyance of Property, Conversion to a Rental Property, Loss of Homestead Exemption Status, or failure of the eligible applicant/homeowner to occupy the home as a primary residence, or in the event of foreclosure. If any of these occur, the outstanding balance on the mortgage will be due and payable. In cases where the qualifying homeowner dies during the loan term, the loan may be assumed by a SHIP Program eligible heir who will occupy the property as his/her primary residence. If the legal heir is not SHIP Program eligible or chooses not to occupy the home, the outstanding balance of the mortgage will be due and payable.

f. Recipient/Homebuyer Selection Criteria: Assistance will be based on a first-qualified, first served basis with the following criteria:

- The recipient must have legally resided in Clay County for a minimum of one year prior to applying for assistance;
- The recipient must meet the income guidelines for the SHIP Program under this strategy;
- The recipient(s) must provide proof of filing Federal income Tax return for the previous year or provide proof of exemptions;
- The recipient must be discharged from any bankruptcy proceeding filed;
- The recipient may not have assets (excluding retirement or IRA accounts) exceeding $15,000.00 in value.

g. Sponsor Selection Criteria:

- Priority will be given to a local Habitat for Humanity organization;
- Must be a not-for-profit organization;
- The Sponsor must provide affordable housing as stated in the organization's Mission Statement or Bylaws;
- The Sponsor must have been engaged in affordable housing and housing efforts in Clay County or the Northeast Florida Regional area for at least five (5) years;
- The Sponsor must have completed similar projects in a timely manner similar to those being developed;
- The Sponsor must have administrative capacity to provide all necessary income and demographic documentation by May 30th of the year monies are expended, in order to meet the state statutory deadline for expending SHIP Program funds;
- The Sponsor should have prior experience providing individual short-term and long-term financial assistance.

h. Additional Information: Funding is based upon funding availability

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE:

FROM: Administrative and
Contractual Services

SUBJECT:
Approval to post Notice of Intent to Award Bid No. 25/26-007, Omega Park CCUA Connection to Advantage Contracting Group, Inc., in the amount of $302,232.56. Approval of award will be effective after the 72-hour protest period has expired. Only one bid was received. Bid amount is within budget and Contractor meets all requirements. Staff believes it is in the County's best interest to accept bid and not issue a rebid.

Funding Source:
General Fund - Parks and Recreation - Omega Park 100P - Infrastructure

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:
The County requested Bids from qualified Contractors for the utility improvements required at Omega Community Park located at 4317 County Road 218 in Middleburg.
Substantial Completion shall be accomplished within (120) days from Notice to Proceed. The Contractor shall achieve Final Completion of the Project no less than thirty (150) calendar days after the delivery of the Punch List by the County to the Contractor.
Only one bid was received. Bid amount is within budget and Contractor meets all requirements. Staff believes it is in the County's best interest to accept bid and not issue a rebid.
1,061 Suppliers were notified
51 Suppliers downloaded the Request for Bid
1 Bid was received
2 No-Bids were received
9 Contractors attended the Mandatory Pre-Bid meeting

Pursuant to Chapter 5, Section C of the Purchasing Policy, the County Manager is authorized to approve and execute the agreement on behalf of the Board following Board approval of the award.

Is Funding Required (Yes/No):	If Yes, Was the item budgeted (Yes\No\N/A):
Yes	**Yes**

Funding Source:
General Fund - Parks and Recreation - Omega Park CCUA Connection - Infrastructure

Account No.:
FD1000 - CC1188 - PRJ100669 - SC563000

Sole Source (Yes\No):	Advanced Payment (Yes\No):
No	**No**

Planning Requirements:
Public Hearing Required (Yes\No):

Hearing Type:

Initiated By:

N/A

ATTACHMENTS:

	Description	Type	Upload Date	File Name
🗋	BidBackup	Backup Material	12/3/2025	Final_Agenda_Packet_-_Omega_Park_CCUA_Connection_12.3.25.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/3/2025 - 3:47 PM	Item Pushed to Agenda

BID RECOMMENDATION FORM

TITLE:	DATE OF RECOMMENDATION:
Bid No. 25/26-007, Omega Park CCUA Connection	12/2/2025

BIDDERS	BID TOTAL
Advantage Contracting Group, Inc.	$302,232.56
ER Rooter, Inc.	No Bid
Honest Equity Builders, LLC	No Bid

FUNDING SOURCE: General Fund - Parks & Rec Admin - Omega Park 100P - Infrastructure

RECOMMENDATION:

Award Bid No. 25/26-007, Omega Park CCUA Connection to Advantage Contracting Group, Inc.

If only one Bid is received, state reason why accepted and not rebidding:

Upon review of Advantage Contracting Group, Inc., Bid response, it is in the County's best interest to accept their bid and not re-bid. Advantage Contracting Group, Inc., meets all the requirements listed in the Request for Bid.

Staff Assigned to Tabulate Bids and Make Recommendations:

NAME/TITLE:	SIGNATURE:
Anthony J. Stimac, Project Manager	Anthony Stimac

BID TABULATION FORM

Bid: 25/26-007 Date: November 21, 2025

Proj: **Omega Park CCUA Connection** Time Open: 9:05 AM

Ad: Clay Today, October 17, 2025 Time Close: 9:07 AM

This is a generic Bid Tabulation Form; all required bid documents will be verified prior to bid recommendation.

Bids to be evaluated based on evaluation criteria established in bid document

	Bidder	Bid Bond	Addendum	Total
1	Advantage Contracting Group, Inc.	Yes	Yes	$302,232.56
2	ER Rooter Inc	N/A	N/A	No Bid
3	Honest Equity Builders, LLC	N/A	N/A	No Bid
4				
5				
6				
7				
8				
9				
10				
11				
12				

EVALUATION TABULATION

RFB No. 25/26-007

Omega Park CCUA Connection

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

SELECTED VENDOR TOTALS

Vendor	Total
Advantage Contracting Group	$302,232.56

GENERAL

General					Advantage Contracting Group	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
X	1	Performance and Payment Bond	1	LS	$5,210.00	$5,210.00
X	2	Mobilization	1	LS	$8,000.00	$8,000.00
X	3	Maintenance of Traffic	1	LS	$200.00	$200.00
Demolition / Site Preparation						
X	5	Abandon Existing Septic Tank and Drain Field	2	EA	$6,500.00	$13,000.00

General					Advantage Contracting Group	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
X	6	Remove and Dispose of Existing Bollards	19	EA	$63.60	$1,208.40
X	7	Remove and Dispose of Existing Chain-link Fence	50	LF	$8.00	$400.00
X	8	Remove and Dispose of Existing Grease Trap	1	LS	$4,800.00	$4,800.00
Water & Sewer						
X	9	Furnish and Install 6" PVC Sewer Lateral	190	LF	$26.45	$5,025.50
X	10	Furnish and Install 6" PVC Sewer Cleanout	3	EA	$3,327.00	$9,981.00
X	11	Furnish and Install 8" PVC Gravity Sewer Main	360	LF	$42.89	$15,440.40
X	12	Furnish and Install Gravity Sewer Manhole	2	EA	$9,137.07	$18,274.14
X	13	Furnish and Install Sewer Lateral Connection to Building Lateral	2	EA	$1,958.22	$3,916.44
X	14	Furnish and Install Grease Trap with Concrete Structure	1	EA	$27,060.40	$27,060.40
X	15	Furnish and Install Grin der Lift Station, Electrical Panel, Light Pole, Concrete Slab with Gravel.	1	EA	$91,700.00	$91,700.00
X	16	Furnish and Install 11/4" SCH 40 PVC Electrical Conduit	290	LF	$26.50	$7,685.00
X	17	Furnish and Install Electrical Connection to Existing Building Control Panel	1	LS	$2,500.00	$2,500.00
X	18	Furnish and Install 2" SCH 80 PVC Force-main	484	LF	$26.69	$12,917.96

General					Advantage Contracting Group	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
X	19	Furnish and Install Pressure Main Fittings	0.5	TN	$1,000.00	$500.00
X	20	Furnish and Install 8" x 2" Tapping Valve and Sleeve and Force-main Connection	1	EA	$3,796.62	$3,796.62
X	21	Furnish and Install 12" x 2" Tapping Saddle and Valve and Watermain Connection	1	EA	$3,634.32	$3,634.32
X	22	Furnish and Install 2" Water Meter Assembly	1	EA	$487.62	$487.62
X	23	Furnish and Install Backflow Preventer Assembly	1	EA	$4,644.00	$4,644.00
X	24	Furnish and Install 2" SCH 80 PVC Water Service	335	LF	$22.36	$7,490.60
X	25	Furnish and Install Water Service Connection to Building	1	EA	$507.12	$507.12
Landscape & Restoration						
X	26	Tree Protection Fencing	564	LF	$3.00	$1,692.00
X	27	Root Barrier	138	LF	$1.50	$207.00
X	28	Irrigation Restoration	1	LS	$1,200.00	$1,200.00
X	29	Furnish and Install Tifway 419 Bermuda grass	16734	SF	$1.36	$22,758.24
X	30	Furnish and Install Argentine Bahia grass	13676	SF	$1.23	$16,821.48
X	31	Furnish and Install Florida Anise, 36" HT	17	EA	$84.00	$1,428.00

		General			Advantage Contracting Group	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
X	32	Furnish and Install 3" Deep, Shredded Cypress Mulch	2.52	CY	$129.00	$325.08
Site Features						
X	33	Concrete Sidewalk Restoration	35	SY	$102.86	$3,600.10
X	34	Furnish and Install 6' Height Privacy Fence with Green Vinyl Slats and Gate	65	LF	$81.24	$5,280.60
X	35	Furnish and Install Landscape Timbers	77	LF	$7.02	$540.54
Total						$302,232.56

[ADVANTAGE CONTRACTING GROUP] RESPONSE DOCUMENT REPORT

RFB No. 25/26-007

Omega Park CCUA Connection

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Advantage Contracting Group Response

CONTACT INFORMATION

Company:
Advantage Contracting Group

Email:
ryanw.acg@gmail.com

Contact:
Ryan Worthington

Address:
4200 COUNTY ROAD 218
MIDDLEBURG, FL 32068

Phone:
(904) 219-3556

Website:
N/A

Submission Date:
Nov 20, 2025 9:38 AM (Eastern Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Nov 18, 2025 8:51 AM by Ryan Worthington

PRICE TABLES

GENERAL

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
1	Performance and Payment Bond	1	LS	$5,210.00	$5,210.00
2	Mobilization	1	LS	$8,000.00	$8,000.00
3	Maintenance of Traffic	1	LS	$200.00	$200.00
Demolition / Site Preparation					
5	Abandon Existing Septic Tank and Drain Field	2	EA	$6,500.00	$13,000.00
6	Remove and Dispose of Existing Bollards	19	EA	$63.60	$1,208.40
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9	Furnish and Install 6" PVC Sewer Lateral	190	LF	$26.45	$5,025.50

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
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21	Furnish and Install 12" x 2" Tapping Saddle and Valve and Watermain Connection	1	EA	$3,634.32	$3,634.32
22	Furnish and Install 2" Water Meter Assembly	1	EA	$487.62	$487.62
23	Furnish and Install Backflow Preventer Assembly	1	EA	$4,644.00	$4,644.00
24	Furnish and Install 2" SCH 80 PVC Water Service	335	LF	$22.36	$7,490.60
25	Furnish and Install Water Service Connection to Building	1	EA	$507.12	$507.12

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
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27	Root Barrier	138	LF	$1.50	$207.00
28	Irrigation Restoration	1	LS	$1,200.00	$1,200.00
29	Furnish and Install Tifway 419 Bermuda grass	16,734	SF	$1.36	$22,758.24
30	Furnish and Install Argentine Bahia grass	13,676	SF	$1.23	$16,821.48
31	Furnish and Install Florida Anise, 36" HT	17	EA	$84.00	$1,428.00
32	Furnish and Install 3" Deep, Shredded Cypress Mulch	2.52	CY	$129.00	$325.08
Site Features					
33	Concrete Sidewalk Restoration	35	SY	$102.86	$3,600.10
34	Furnish and Install 6' Height Privacy Fence with Green Vinyl Slats and Gate	65	LF	$81.24	$5,280.60
35	Furnish and Install Landscape Timbers	77	LF	$7.02	$540.54
TOTAL					**$302,232.56**

[ER ROOTER INC] RESPONSE DOCUMENT REPORT

RFB No. 25/26-007

Omega Park CCUA Connection

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

ER ROOTER INC Response

CONTACT INFORMATION

Company:
ER ROOTER INC

Email:
errooter1@gmail.com

Contact:
ELIO RODRIGUEZ

Address:
5220 helm ave,32244
Jacksonville, FL 32244

Phone:
N/A

Website:
N/A

Submission Date:
Nov 11, 2025 4:24 AM (Eastern Time)
"No Bid" submitted on Nov 11, 2025 4:24 AM for the following reason:
Subs are too busy to respond on time.

[HONEST EQUITY BUILDERS] RESPONSE DOCUMENT REPORT

RFB No. 25/26-007

Omega Park CCUA Connection

RESPONSE DEADLINE: November 20, 2025 at 4:00 pm

Honest Equity Builders Response

CONTACT INFORMATION

Company:
Honest Equity Builders

Email:
honestequitybuilders@yahoo.com

Contact:
Oscar Valentin

Address:
7055 Blanding Blvd
Jacksonville, FL 32222

Phone:
N/A

Website:
N/A

Submission Date:
Nov 18, 2025 9:10 PM (Eastern Time)
"No Bid" submitted on Nov 18, 2025 9:10 PM for the following reason:
The specifications are too confusing.

3. Scope of Work

3.1. Purpose

The Clay County Board of County Commissioners (County) is requesting bids from qualified Contractors for the utility improvements required at Omega Community Park located at 4317 County Road 218, Middleburg, FL, 32068 per the plans and specifications associated with this Request for Bid (RFB).

3.2. Mandatory Pre-Bid Meeting

A Mandatory Pre-Bid Meeting will be held on Thursday, October 30, 2025, at Omega Community Park located at 4317 County Road 218, Middleburg, FL, 32068 with a start time of 1:00 PM. Please meet at the Main Concession Stand in the Center of the Baseball Fields.

Attendees from the public are required to sign in upon arrival, with the sign-in sheet provided by a Purchasing Department representative. Once the sign-in sheet has been collected, the Pre-Bid Meeting will officially commence. Please note that no additional attendees will be allowed to sign in or participate in the meeting after the sign-in sheet has been collected.

3.3. Scope

Improvements include, but are not limited to:

- Furnish and install new water and sewer mains within the complex;
- Tap into the existing Clay County Utility Authority (CCUA) water and sewer mains;
- Decommission existing septic tanks and fields;
- Construction of a new lift station;
- Replacement of residential grease trap with commercial model;
- Site restoration

Contractor shall be responsible for pedestrian and traffic control throughout all phases of the project.

Contractor shall be responsible for any required coordination with the General Contractor performing work on the CR 218 Bonded Transportation project adjacent to Omega Park.

3.4. Site Inspections

It is incumbent upon all Bidders to examine the site and ensure that they are aware of all conditions that may affect the contract work. The County will not be responsible for conclusions made by the Contractor. No claims for additional compensation will be considered on behalf of any Contractor, subcontractor, materials suppliers or others on account of that person's failure to be fully informed of all requirements of all parts of this RFB.

3.5. Work Hours

Workdays and hours – Normal work hours of Monday through Friday, 7:30 a.m. to 5:00 p.m. unless approved by the County Project Manager or designee.

Any work performed outside of the normal County business hours will require prior County approval and payment to the County for all expenses incurred by the County may be required.

3.6. Permit & Fees

The Contractor shall comply with all applicable State and local laws, ordinances, codes, and regulations. The Contractor is required to familiarize themselves with all permits required that pertain to the Scope of Work specified in this RFB, If a County permit is required, this project is not exempt from permit fees and permit fees must be paid to the County Building Department by the Contractor.

For questions about Clay County permitting please contact:

Clay County Building Department

Phone: (904) 269-6307

Email: permits@claycountygov.com

Website: https://www.claycountygov.com/government/building

All applicable permits, fees, licenses, and final County and municipality inspections are the responsibility of and will be paid for by the Contractor as specified in the plans.

All other permits, assessments, fees, bonds, and other charges as necessary to perform and complete the work of the awarded Contract are the responsibility of and will be paid for by the Contractor, including any related inspection fees including Clay County Utility Authority fees. Utility service connection fees shall be paid for by the County.

3.7. Clean up & Restoration of Site

Contractor shall remove all debris from site and dispose of the debris appropriately at the Contractors expense.

Contractor shall maintain work site in a safe manner, and daily clear construction debris.

3.8. Workmanship

Where not more specifically described in this document, workmanship shall conform to all of the methods and operations of best standards and accepted practices of the trade or trades involved, and shall include all items of fabrication, construction or installation regularly furnished or required for completion of the services.

3.9. Contractor and Subcontractor Requirements

1. The Contractor shall be licensed to perform all work listed in the Scope of Work provided.

2. Contractor shall obtain all permits to complete the project in accordance with the contract documents.

3. All work will be performed in accordance with the most applicable state and local regulations.

4. The Contractor shall own or have full access to the appropriate personnel and equipment to complete the project requested.

6. The Contractor and subcontractors may be requested to provide a list of equipment with identification (i.e. serial #, VIN, etc.), personnel with their position (e.g. foreman, laborer, etc.), and percentage of work performed.

7. Contractors must have been in business for a minimum of 5 years doing similar work.

3.10. Subcontractors and Major Material Suppliers

Contractor shall submit names of subcontractors and major material suppliers that they anticipate utilizing for any portion of the Work required within this RFB.

The County reserves the right to approve all subcontractors. If subcontractors are to be utilized, their names must be included within this Bid. The County may request references of the subcontractors prior to approval. Responsibility for the performance of the Contract remains with the main Contractor exclusively. After the commencement of the project, Sub-Contractors may be added or modified during the Contract period only with prior written permission from the County, and only for reasonable cause, as judged by the County. If any subcontractor or Major Material Supplier is found to be incompetent, careless, or neglectful, or unduly delays progress of work, they shall be dismissed. Another shall then be employed in its place, as approved the County.

3.11. Damage to Public or Private Property

The Contractor is responsible for anything damaged due to the direct result of installation or construction. Remove all debris from site and dispose of appropriately at Contractor expense. If property (public or private) is damaged while Contractor is performing work specified or is removed for the convenience of the work, it shall be repaired or replaced at the expense of the Contractor in a manner acceptable to the County prior to the final acceptance of the work. Contractor will be responsible for applying and securing any permits that may be required to complete such repairs.

Contractor must provide protection necessary to prevent damage to property being repaired or replaced.

If the work site has any pre-existing damage, the Contractor shall notify the County Project Manager in writing. Failure to do so shall obligate the Contractor to make repairs per the above section. Any damage to property (public or private) caused by the action of the Contractor shall be repaired or replaced at the expense of the Contractor to the satisfaction of the County. Failure to restore said property within five (5) working days following notification will result in a deduction from the final payment invoice. All damages which occur as a result of the Contractor's application of materials shall be remedied by the Contractor at no additional cost to the County. Repairs made as a result of damage must be guaranteed for a period of thirty (30) days. Should the replacement be damaged within the thirty (30) day period, the Contractor shall replace the materials continually until the area is re-established.

Should the County have any expenses incurred due to the Contractor not restoring the property/damage within said time, any appropriate labor, material, and/or equipment use or rental to restore damaged property to its original condition will be deducted from the final Invoice prior to a payment being made.

3.12. Compliance with Occupation Safety and Health Act

The Contractor warrants that the product(s) and/or service(s) supplied to Clay County shall conform in all respects to the standards set forth in the Occupational Safety and Health Act (OSHA) of 1970 as amended and the failure to comply will be considered a breach of contract. Clay County shall be held harmless against any unsafe conditions and contractor employee incidents.

Contractor certifies that all material, equipment, services, etc., furnished in this Bid meets all OSHA requirements for the applicable Sectors. Contractor further certifies that, if the successful Bidder, and the material, equipment, service, etc., delivered or provided is subsequently found to be deficient in any OSHA requirement in effect on date of delivery or service fulfillment date, all costs necessary to bring the material, equipment, service, etc., into compliance with the aforementioned requirements shall be borne by the Bidder. All Personal Protective Equipment used by the Contractor and their employees shall be ANSI certified and meet OSHA standards.

3.13. Unsatisfactory Equipment and/or Services

The County will discuss all instances of unacceptable equipment and/or services with the awarded Contractor. This shall be immediately rectified by the Contractor at no charge to the County, to include any labor and materials as it may apply.

During this time, the County may suspend service with the Contractor until the problem(s) are corrected or may elect to use another company on an emergency basis. A record of failure to perform or of an unsatisfactory performance may result in supplier debarment.

3.14. Payment

The Contractor may request payment no more than once monthly, based on the amount of work completed. All partial estimates and payments found to be in error shall be subject to correction in the estimates and payments subsequent thereto, and in the final estimate and payment. Payments will be made in accordance with the Florida Local Government Prompt Payment Act.

The amount of such payments shall be the total value of the project work completed to the date of the estimate, based on the quantities and the Contract unit and/or lump sum prices, less an amount retained and less payments previously made. The amount retained shall be determined in accordance with Section 255.078, Florida Statutes.

3.15. Warranty

The Contractor shall provide a warranty for all workmanship and materials for a period of two (2) years unless a longer manufacture warranty/guarantee time is given or specified elsewhere in the plans and specifications associated with this RFB. Warranty will begin from the date of Substantial Completion.

3.16. Term

Substantial Completion shall be accomplished within (120) days from Notice to Proceed.

The Contractor shall achieve Final Completion of the Project no less than thirty (30) calendar days after the delivery of the Punch List by the County to the Contractor.

3.17. Liquidated Damages

The Contractor shall be assessed Liquidated Damages (LD) of $500.00 for each day past final completion date set by the contract.

3.18. Performance Evaluation

A work performance evaluation will be conducted periodically to ensure compliance with the Contract.

3.19. Cancellation of Contract

If the awarded Contractor fails to maintain acceptable product quality or to perform adequately in accordance with the terms, conditions and specifications established in this Request for Bid, the County reserves the right to cancel the contract upon thirty (30) days written notice to the Contractor.

3.20. Value Engineering

The County reserves the right to engage in value engineering discussions prior to the award of the RFB.

The County will give the lowest qualified Bidder the opportunity to determine if viable options exist to meet the budget threshold without substantially reducing the scope of the project as designed and solicited.

3.21. Additional Services

If the County and/or awarded Contractor identifies any additional services to be provided by Contractor that are not covered under the Agreement but are beneficial to the County, such additional services shall be mutually negotiated between the County and the Contractor.

Project View Count

887

Vendor Funnel

Followers	32
Downloaders	51
Applicants	5
No Bids	2
Submissions	1

Vendors

Vendor	Followed	Downloaded	Applied	No Bid	Submitted
A&B Groundworks llc No Revi *ashleyh1892@gmail.com*	✔	✔			
A&J Land Surveyors, Inc. *richard@ajsurvey.com*	✔	✔			
Advanced Project Solutions LLC *billy@aps-llc.us*	✔	✔			
Advantage Contracting Group *ryanw.acg@gmail.com*	✔	✔	✔		✔
Aerial Drone Services No Revi *koryklix@aerialdroneservices1.com*		✔	✔		
Air - Max Heating & Cooling, Inc *mike@airmaxop.com*		✔			
Armstrong Fence Company *drichman@armstrong-fence.com*	✔	✔	✔		
BESCH AND SMITH CIVIL GROUP *hblanton@beschandsmith.com*	✔	✔			
BESCH AND SMITH CIVIL GROUP *estimating2@beschandsmith.com*	✔	✔			

C.W. Matthews Contracting Co., *jzenone@cwmatthews.com*		✔		
CDM Contracting, Inc. No Rev *operations1@cdmcontracting.com*	✔	✔		
CGC, Inc. No Reviews *office@cgccivil.com*		✔		
Castle Bay Design Studio – Lanc *jonathan@castlebaydesignstudio.c*		✔		
Cathcart Construction Compan *rmcclellan@cathcartconstructionc*		✔		
Chrisvon Services, Inc No Rev *robert@chrisvonservices.com*	✔			
Clayton Co Consultants LLC *kenneth.casimir@claytoncodesignl*		✔		
Concrete Profiles Inc *keng@concreteprofiles.com*	✔	✔		
ConstructConnect No Review *content@constructconnect.com*	✔	✔		
Construction Bid Source *tgephart@constructionbidsource.c*		✔		
DF Interactive NC LLC *bids+opengov@davidfine.dev*		✔		
Delamere Industries No Revie *c.hughes@delamereindustries.com*		✔		
Dodgedocs No Reviews *dodge.bidding@construction.com*	✔	✔		
ER ROOTER INC No Reviews *errooter1@gmail.com*	✔	✔	✔	✔
Florida Surety Bonds, Inc. No *kim@floridasuretybonds.com*	✔	✔		
Florida Surety Bonds, Inc. No *sarah@floridasuretybonds.com*	✔	✔		
GEC Trucking and Construction	✔	✔		

ccarter@gec-inc.com				
Honest Equity Builders *honestequitybuilders@yahoo.com*	✔	✔	✔	✔
Jax Utilities Management, Inc. *amjames@jaxum.com*	✔	✔		
Jax Utilities Management, Inc. *mcassidy@jaxum.com*	✔	✔		
K & G CONSTRUCTION CO INC *milissa@kandgcontractors.com*	✔	✔		
Kent Bros Inc No Reviews *rkent@kb-usa.com*	✔	✔		
Kent Bros Inc No Reviews *jkent@kb-usa.com*	✔	✔		
Kirby Development, Inc No Re *bkluge@kirbydevelopment.com*	✔	✔		
Lincoln Surety Group *mark@lincolnsuretygroup.com*	✔	✔		
MAER Homes, LLC No Reviews *michael@maerconstruction.com*	✔	✔		
Maloy Grading Corporation *maloygrading@outlook.com*		✔		
Mclain Site Solutions *estimating@mclainsitesolutions.co*		✔		
Mid State Builders Exchange Inc *hugh@bxplanroom.com*	✔	✔		
None *martin.larinas@gmail.com*		✔		
North America Procurement Cou *notifications@napc.me*		✔		
Quantify360 *info@quantify360x.com*	✔	✔		
Reeves Construction Company *aconner@reevescc.com*	✔	✔		

RevStar Consulting No Reviev *nastassia.barkouskaya@revstarcon*		✔			
STG Contracting Group, Inc. *gs@stgcontractinggroup.com*		✔			
Source Management No Revi *sourcemanagement@deltek.com*		✔			
Sports Fields Inc. *jtobis@fields-inc.com*		✔			
True Patriot Services *brandon@truepatriotservices.com*	✔	✔			
VALLENCOURT INC *david@vallencourtinc.com*	✔	✔			
VendorLink, LLC No Reviews *bids@evendorlink.com*		✔			
Warden Construction Corp N *tcrickmore@wardencc.com*	✔	✔			
Xcel Development, LLC No Re *kmaxwell@xceldevelops.com*	✔	✔			
Zhl services *jesse@zhlservices.com*		✔			

In Partnership With

OPENGOV

Mandatory Pre-Bid Meeting

Request for Bids No. 25/26-007, Omega Park CCUA Connection

Thursday, October 30, 2025 at 1:00 PM

	Company	First Name	Last Name	Phone Number	Email Address
1	Mcer Construction	Ken	Gutzman	(904) 742-5559	estimating@macrsconstruction.com
2	Besch and Smith Civil	Jimmie	sessions	(904) 260-6393	estimating2@beschandsmith.com
3	Jax Utilities Management	Jody	Pickett	(904) 517-2717	jpickett@jaxum.com
4	ADVANCED PROJECT SOLUTIONS	BILLY	STEEDLEY	(386) 867-5666	BILLY@APS-LLC.US
5	Kirby Development	Brian	Kluge	(904) 445-8305	bkluge@kirbydevelopment.com
6	A-B GROUNDWORKS	PATRICK	RICHMOND	(352) 284 3900	ABGROUNDWORKSLLC@gmail.com
7	Advantage Contracting	Ryan	Worthington	(904) 219 3556	ryanw.acg@gmail.com
8	ER-ROTER IRRIGATION	ELIO R.	Rodriguez	(904) 562-0671	ERROOTER1@gmail.com
9	Kent Bro's Inc	~~Dagan~~ John	~~Dagan~~ Kent	(386) 569-1214	JKent@KB-USA.com
10	Kent Bro's Inc	Logan	Cone	(386) 916-8910	LCone@KB-USA.com
11	Middleburg Athletics	Jordyn	Griffis	(904) 769-8649	~~jordyn~~ president@maasports.org

In Partnership With

OPENGOV

Mandatory Pre-Bid Meeting

Request for Bids No. 25/26-007, Omega Park CCUA Connection

Thursday, October 30, 2025 at 1:00 PM

	Company	First Name	Last Name	Phone Number	Email Address
12	Chen Moore +Ass	Jennifer	Smith	(954) 818-5804	jsmith@chenmoore.com
13	BOCC	Jerry	Horton	(904) 946-0155	jerryhorton@claycountygov
14	BOCC	Justin	Pierce	(904) 429-2375	justinpiesce@ -6
15				( )	
16				( )	
17				( )	
18				( )	
19				( )	
20				( )	
21				( )	
22				( )	

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE: 11/26/2025

FROM: Reginald Kantor, Budget Manager

SUBJECT:
Approval of budget transfer from Sidewalk Fund Reserves in the amount of $175,000 for the CR218 Sidewalk Project.
Funding Source: Sidewalk Fund / All Reserve Roll Up / Reserve -Capital

AGENDA ITEM TYPE:

Is Funding Required (Yes/No):
Yes

If Yes, Was the item budgeted (Yes\No\N/A):
No

Funding Source(s): Sidewalk Fund / All Reserve Roll Up / Reserve - Capital

Account # FD3007-CC9999-SC599800 Amount - $175,000

Sole Source (Yes\No):
No

Advanced Payment (Yes\No):
No

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Budget_Amendment_FY25-26-Budget_on_12_9_2025_Amendment-00002048	Backup Material	12/3/2025	Budget_Amendment_FY25-26-Budget_on_12_9_2025_Amendment-00002048.ADA_aw.pdf

REVIEWERS

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Budget Office	Streeper, Lisa	Approved	12/3/2025 - 3:48 PM	Item Pushed to Agenda

Budget Amendment: FY25-26 - Clay County Annual Operational Budget on 12/09/2025 : Amendment-00002048							
Description	**Transfer $175,000 from Sidewalk fund capital reserves for sidewalk and drainage work on CR218.**						
Period	***Ledger Account/Summary**	***Fund**	***Cost Center**	**Spend Category**	**Debit Amount**	**Credit Amount**	**Memo**
FY25-26 Year (FY25-26)	563000:Infrastructure Expense	FD3007 Middleburg/West Clay Sidewalks - Developer Funded	CC1282 Sidewalks - Developer Funding	Infrastructure (563000)	$175,000.00	$0.00	For sidewalk and drainage work on CR218.
FY25-26 Year (FY25-26)	599800:Reserve For Capital Improvements	FD3007 Middleburg/West Clay Sidewalks - Developer Funded	CC9999 All Reserve Roll Up	Reserve For Capital Improvements (599800)	$0.00	$175,000.00	For sidewalk and drainage work on CR218.
				FUND TOTAL	**$175,000.00**	**$175,000.00**	

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE: 11/26/2025

FROM: Reginald Kantor, Budget Manager

SUBJECT:
Approval of budget amendment for carryover in Clay County Sheriff's Office (CCSO) Law Enforcement Trust (FD1007), 2nd Dollar Sheriff Education (FD1011), Investigative Drug (FD1013), Crime Prevention Program (FD1026), and Federal Department of Justice (DOJ) - Contraband Forfeiture (FD1034), Capital Improvement Plan (CIP) Projects Funds in the total amount of $554,734 for unspent FY 2024/2025 funds. Additionally, budget transfer from Sheriff - Countywide Contingency Reserves in the amount of $12,596 because of a change in the hourly rate for security services approved after the FY26 budget process.

AGENDA ITEM TYPE:

Is Funding Required (Yes/No):
Yes

If Yes, Was the item budgeted (Yes\No\N/A):
No

Funding Source(s): Various CCSO Funds

Sole Source (Yes\No):
No

Advanced Payment (Yes\No):
No

ATTACHMENTS:

	Description	Type	Upload Date	File Name
🗋	Resolution - 25-26 CCS) Carryover w_Att	Resolution Letter	12/3/2025	Resolution_-_25-26_True_Up_FY_25-26_Budget_w_Att_A.ADA_aw.pdf

A

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Budget Office	Streeper, Lisa	Approved	12/3/2025 - 3:47 PM	Item Pushed to Agenda

CLAY COUNTY RESOLUTION NO. 2025/2026-

RESOLUTION OF THE CLAY COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE BUDGET FOR FISCAL YEAR 2025-26; PROVIDING AN EFFECTIVE DATE

WHEREAS, the budget for fiscal year 2025-2026 of the Board of County Commissioners was duly adopted on September 23, 2025, and

WHEREAS, Chapter 129.06(4) of the Florida Statutes stipulates that all unexpended balances of appropriations at the end of the fiscal year shall revert to the fund from which the appropriation was made, and

WHEREAS, revenues have been adjusted based on estimated actuals, and

WHEREAS, Chapter 129.06(2)(b) of the Florida Statutes stipulates that appropriations from the reserve for contingencies may be made to increase the appropriation for any particular expense in the same fund,

NOW THEREFORE, **BE IT RESOLVED** by the Board of County Commissioners of Clay County, Florida, as follows:

The Clay County Board of County Commissioners hereby adopts the cash carry forward, revenues and appropriations for fiscal year 2025-2026 as identified in Attachment "A" (Budget Amendment-00002043) attached hereto, effective immediately upon adoption.

DULY ADOPTED by the Board of County Commissioners of Clay County, Florida, this 9th day of December, 2025.

Board of County Commissioners Clay County, Florida

_____

Kristen Burke, Chairman

ATTEST:

_____

Tara S. Green
County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

Budget Amendment: FY25-26 - Clay County Annual Operational Budget on 12/09/2025 : Amendment-00002043									
Description	**Sheriff funds carryovers for services provided in Special Revenue funds.**								
Period	***Ledger Account/Summary**	***Fund**	***Cost Center**	**Spend Category**	**Revenue Category**	**Additional Worktags**	**Debit Amount**	**Credit Amount**	**Memo**
FY25-26 Year (FY25-26)	511000:Salaries and Pay	FD1002 Sheriff - Countywide Fund	CC1216 Judicial	Personnel Services - BCC Security Constitutional Officer (516200)			$12,596.00	$0.00	Security agreements had an hourly increase from $19.73 to $25.60.
FY25-26 Year (FY25-26)	599100:Reserve - Contingency	FD1002 Sheriff - Countywide Fund	CC9999 All Reserve Roll Up	Reserve - Contingency (599100)			$0.00	$12,596.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$12,596.00**	**$12,596.00**	
FY25-26 Year (FY25-26)	399000:Proprietary Non - Operating Sources	FD1007 Law Enforcement Trust Fund	CC1214 Contraband Forfeiture		Cash Carry Forward (399002)		$0.00	$63,695.00	Fund balance adjustment determined from previous fiscal year spend.
FY25-26 Year (FY25-26)	549000:Other Current Charges	FD1007 Law Enforcement Trust Fund	CC1214 Contraband Forfeiture	Expense Other Than Salaries - Constitutional Officers (549900)			$126,870.00	$0.00	Sheriff carryover of unused funds.
FY25-26 Year (FY25-26)	599300:Reserve - Unassigned	FD1007 Law Enforcement Trust Fund	CC9999 All Reserve Roll Up	Reserve - Unassigned (599300)			$0.00	$63,175.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$126,870.00**	**$126,870.00**	
FY25-26 Year (FY25-26)	399000:Proprietary Non - Operating Sources	FD1011 2nd Dollar Sheriff Education Fund	CC1212 Sheriff Educational and Training		Cash Carry Forward (399002)		$0.00	$73,632.00	Fund balance adjustment determined from previous fiscal year spend.
FY25-26 Year (FY25-26)	549000:Other Current Charges	FD1011 2nd Dollar Sheriff Education Fund	CC1212 Sheriff Educational and Training	Expense Other Than Salaries - Constitutional Officers (549900)			$102,116.00	$0.00	Sheriff carryover of unused funds.
FY25-26 Year (FY25-26)	599300:Reserve - Unassigned	FD1011 2nd Dollar Sheriff Education Fund	CC9999 All Reserve Roll Up	Reserve - Unassigned (599300)			$0.00	$28,484.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$102,116.00**	**$102,116.00**	
FY25-26 Year (FY25-26)	399000:Proprietary Non - Operating Sources	FD1013 Investigative Drug Fund	CC1213 Drug Law Enforcement		Cash Carry Forward (399002)		$378.00	$0.00	Fund balance adjustment determined from previous fiscal year spend.
FY25-26 Year (FY25-26)	549000:Other Current Charges	FD1013 Investigative Drug Fund	CC1213 Drug Law Enforcement	Expense Other Than Salaries - Constitutional Officers (549900)			$6,728.00	$0.00	Sheriff carryover of unused funds.
FY25-26 Year (FY25-26)	599300:Reserve - Unassigned	FD1013 Investigative Drug Fund	CC9999 All Reserve Roll Up	Reserve - Unassigned (599300)			$0.00	$7,106.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$7,106.00**	**$7,106.00**	
FY25-26 Year (FY25-26)	399000:Proprietary Non - Operating Sources	FD1026 Crime Prevention Program Fund	CC1177 Public Safety - Crime Prevention Program		Cash Carry Forward (399002)		$39,657.00	$0.00	Fund balance adjustment determined from previous fiscal year spend.
FY25-26 Year (FY25-26)	549000:Other Current Charges	FD1026 Crime Prevention Program Fund	CC1177 Public Safety - Crime Prevention Program	Expense Other Than Salaries - Constitutional Officers (549900)			$14,040.00	$0.00	Sheriff carryover of unused funds.
FY25-26 Year (FY25-26)	599300:Reserve - Unassigned	FD1026 Crime Prevention Program Fund	CC9999 All Reserve Roll Up	Reserve - Unassigned (599300)			$0.00	$53,697.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$53,697.00**	**$53,697.00**	
FY25-26 Year (FY25-26)	399000:Proprietary Non - Operating Sources	FD1034 Federal Department of Justice (DOJ) - Contraband Forfeiture Fund	CC1219 Federal Department of Justice Forfeiture		Cash Carry Forward (399002)		$0.00	$93,481.00	Fund balance adjustment determined from previous fiscal year spend.
FY25-26 Year (FY25-26)	549000:Other Current Charges	FD1034 Federal Department of Justice (DOJ) - Contraband Forfeiture Fund	CC1219 Federal Department of Justice Forfeiture	Expense Other Than Salaries - Constitutional Officers (549900)			$195,301.00	$0.00	Sheriff carryover of unused funds.
FY25-26 Year (FY25-26)	599300:Reserve - Unassigned	FD1034 Federal Department of Justice (DOJ) - Contraband Forfeiture Fund	CC9999 All Reserve Roll Up	Reserve - Unassigned (599300)			$0.00	$101,820.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$195,301.00**	**$195,301.00**	
FY25-26 Year (FY25-26)	564000:Capital Outlay - Constitutional Officers	FD3003 Capital Improvement Plan (CIP) Projects Fund	CC1232 Non Capital Improvement Element	Capital Outlay - Constitutional Officers (564000)		Project: PRJ100580 Equipment - Sheriff	$69,644.00	$0.00	Sheriff carryover of unused funds.
FY25-26 Year (FY25-26)	599800:Reserve For Capital Improvements	FD3003 Capital Improvement Plan (CIP) Projects Fund	CC9999 All Reserve Roll Up	Reserve For Capital Improvements (599800)			$0.00	$69,644.00	Reserve adjustment to balance fund.
						FUND TOTAL	**$69,644.00**	**$69,644.00**	

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE: 12/2/2025

FROM: Courtney K. Grimm

SUBJECT:

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
🗋	Amendment to Permanent Exclusive Slope Easement	Agreement/Contract	12/4/2025	Amendment_(4899-3221-6894_v8)_ADA_aw.pdf
🗋	Survey	Backup Material	12/4/2025	SURVEY_(4931-6959-5221_v8).ADA_aw.pdf
🗋	Permanent Exclusive Slope Easement dated 05.10.11	Backup Material	12/4/2025	Permanent_Exclusive_Slope_Easement_05.10.11.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Attorney	Streeper, Lisa	Approved	12/3/2025 - 3:48 PM	Item Pushed to Agenda

Prepared by and return to:

Richard W. Hawthorne, Esq.
Driver, McAfee, Hawthorne & Diebenow, PLLC
One Independent Drive, Suite 1200
Jacksonville, Florida 32202

AMENDMENT TO PERMANENT EXCLUSIVE SLOPE EASEMENT

THIS AMENDMENT TO PERMANENT EXCLUSIVE SLOPE EASEMENT (the "**Amendment**"), made and executed this _____ day of _____, 202____, by and between AY Ventures, Inc., a Florida corporation, whose mailing address is 634 SW 137th Way, Newberry, Florida 32669, hereinafter called Grantor, and Clay County, a political subdivision of the State of Florida, hereinafter called Grantee.

Recitals

A. In connection with the construction of Henley Road (County Road 739), a dedicated public right of way in Clay County, Florida, Grantor granted that certain Permanent Exclusive Slope Easement dated May 10, 2011 and recorded in Official Records Book 3308, Page 1746, public records of Clay County, Florida to Grantee (the "**Original Easement**").

B. Pursuant to the terms of the Original Easement, Grantee modified the elevation, graded, excavated and/or added fill material to the easement area described in the Original Easement (the "**Easement Area**").

C. Grantor owns a parcel of land intended for development as a shopping center which land includes a portion of the Easement Area and is more particularly described on Exhibit A attached hereto and made a part hereof (the "**Shopping Center Tract**").

D. In order to facilitate the development of the shopping center on the Shopping Center Tract, including, without limitation, the construction and installation of drive aisles, curbing, landscaping and other improvements in the Easement Area, Grantor and Grantee desire to amend the Original Easement pursuant to the terms and conditions set forth in this Amendment.

WITNESSETH, that for and in consideration of the sum of TEN DOLLARS ($10.00) and other valuable considerations paid, the receipt of which is hereby acknowledged by each of the parties hereto, Grantor and Grantee agree to amend the Original Easement as follows:

1. Recitals. The foregoing recitals are agreed to be true and correct and are incorporated herein by this reference.

2. Improvements. Notwithstanding that the Original Easement was an exclusive easement, Grantee agrees that Grantor and its successors and assigns, shall have the right to use the Easement Area within the Shopping Center Tract for any lawful purpose that does not interfere with Grantee's easement rights and its use and enjoyment of the Easement Area within the Shopping Center Tract as set forth herein, including, but not limited to, the right to install and maintain, repair and replace drive aisles, curbing, paving, parking, drainage facilities, landscaping, signage, utilities and any other improvements located in the Easement Area as approved by Grantee (i) in the site plan approval for the Shopping Center Tract or any portion thereof, or (ii) any subsequent approval by Grantee.

   Except as stated herein, (i) the provisions of the Original Easement shall continue unchanged, and (ii) the terms of the Original Easement are hereby ratified and confirmed and in full force and effect, as amended herein. This Amendment may be executed in one or more counterparts, each of which shall be deemed an original and all of which together shall constitute one and the same instrument.

[signatures begin on following page]

IN WITNESS WHEREOF, Grantor and Grantee hereunto sets their hands and seal this first date written above.

Signed and Sealed in Our Presence as Witnesses:

GRANTOR:

AY VENTURES, INC., a Florida corporation

By: _____
Name: _____
Title: _____

Signed, sealed and delivered
in the presence of:

_____
Print Name: _____

_____
_____
Witness Address

_____
Print Name: _____

_____
_____
Witness Address

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this _____, 2025 by _____, the _____ , of **AY VENTURES, INC.**, a Florida corporation, on behalf of the corporation, ☐ who is personally known to me or ☐ has produced _____ as identification.

Name _____
Print _____
Notary Public, State and County aforesaid
Commission No. _____

(seal)

Signed and Sealed in Our Presence as Witnesses:

GRANTEE:

CLAY COUNTY, a political subdivision of the State of Florida

By: Board of County Commissioners

Signed, sealed and delivered in the presence of:

By: _____
Kristen Burke, Chair

_____
Print Name: _____

_____
_____
Witness Address

_____
Print Name: _____

_____
_____
Witness Address

ATTEST:

_____
Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this ____ day of December, 2025, by Kristen Burke, as the Chair of the Board of County Commissioners of **CLAY COUNTY**, a political subdivision of the State of Florida, on behalf of the political subdivision. Such person is personally known to me.

(seal)

_____
Signature of Notary Public
Print Name:_____
Notary Public, State and County aforesaid
Commission No.:_____
My Commission Expires: _____

Exhibit A

Shopping Center Tract Legal Description

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Commence at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, pages 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 178.94 feet to the point of beginning; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 28.50 feet, an arc distance of 33.07 feet, said arc being subtended by a chord bearing and distance of North 56 degrees 57 minutes 11 seconds East, 31.25 feet; thence South 89 degrees 48 minutes 07 seconds East, 246.73 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 89 degrees 48 minutes 07 seconds East, 31.00 feet; thence North 00 degrees 11 minutes 53 seconds East, 6.00 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of North 45 degrees 11 minutes 53 seconds East, 13.44 feet; thence South 89 degrees 48 minutes 07 seconds East, 212.93 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 74.57 feet; thence southwesterly, along the arc of a curve concave northwesterly and having a radius of 83.50 feet, an arc distance of 77.98 feet to the north line of Verbena Parkway Extension No. 3 as per plat thereof recorded in Plat Book 66, pages 46 through 53 of said public records, said arc being subtended by a chord bearing and distance of South 26 degrees 57 minutes 05 seconds West, 75.18 feet; thence easterly, on said north line and along the arc of a curve concave southerly and having a radius of 400.00 feet, an arc distance of 9.82 feet, said arc being subtended by a chord bearing and distance of South 89 degrees 25 minutes 30 seconds East, 9.82 feet; thence continue on said north line and along the arc of a curve concave northerly and having a radius of 450.00 feet, an arc distance of 141.04 feet, said arc being subtended by a chord bearing and distance of North 82 degrees 17 minutes 58 seconds East, 140.47 feet; thence continue on said north line, North 73 degrees 19 minutes 13 seconds East, 488.13 feet; thence continue on said north line and along the arc of a curve concave southerly and having a radius of 550.00 feet, an arc distance of 153.33 feet, said arc being subtended by a chord bearing and distance of North 81 degrees 18 minutes 25 seconds East, 152.84 feet; thence North 00 degrees 32 minutes 55 seconds East, 444.50 feet; thence North 89 degrees 40 minutes 17 seconds West, 247.92 feet to the east line of State Road No. 23, Parcel 117, Part "B"; thence on said east line, South 04 degrees 13 minutes 44 seconds East, 36.05 feet to the south line thereof; thence on said south line, North 89 degrees 48 minutes 07 seconds West, 990.89 feet; thence South 00 degrees 10 minutes 57 seconds West, 30.00 feet; thence North 89 degrees 48 minutes 07 seconds West, 45.34 feet to the east line of said County Road No. 739; thence on said east line, South 00 degrees 10 minutes 57 seconds West, 60.39 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 48.50 feet, an arc distance of 59.39 feet, said arc being subtended by a chord bearing and distance of North 55 degrees 07 minute 12 seconds East, 55.75 feet; thence South 89 degrees 48 minutes 07 seconds East, 230.35 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11

minutes 53 seconds West, 328.15 feet; thence southwesterly, along the arc of a curve concave northwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 45 degrees 11 minutes 53 seconds West, 13.44 feet; thence North 89 degrees 48 minutes 07 seconds West, 240.27 feet; thence northwesterly, along the arc of a curve concave northeasterly and having a radius of 48.50 feet, an arc distance of 40.00 feet to said east line of County Road No. 739, said arc being subtended by a chord bearing and distance of North 66 degrees 10 minutes 29 seconds West, 38.88 feet; thence on said east line, South 00 degrees 10 minutes 57 seconds West, 75.71 feet to the point of beginning; being 11.93 acres, more or less, in area.

TOGETHER WITH

Out Parcel 1:

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Commence at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, page 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 254.65 feet to the point of beginning; thence continue North 00 degrees 10 minutes 57 seconds East, 299.53 feet; thence northeasterly, along the arc of a curve concave south- easterly and having radius of 48.50 feet, an arc distance of 59.39 feet, said arc being subtended by a chord bearing and distance of North 55 degrees 07 minutes 12 seconds East, 55.75 feet; thence South 89 degrees 48 minutes 07 seconds East, 230.35 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 328.15 feet; thence southwesterly, along the arc of a curve concave northwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 45 degrees 11 minutes 53 seconds West, 13.44 feet; thence North 89 degrees 48 minutes 07 seconds West, 240.27 feet; thence northwesterly, along the arc of a curve concave northeasterly and having a radius of 48.50 feet, an arc distance of 40.00 feet to the point of beginning, said arc being subtended by a chord bearing and distance of North 66 degrees 10 minutes 29 seconds West, 38.88 feet; being 2.26 acres, more or less, in area.

TOGETHER WITH

Out Parcel 2:

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Begin at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, pages 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 178.94 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 28.50 feet, an arc distance of 33.07 feet, said arc being subtended by a chord bearing and distance of North 56 degrees 57 minutes 11 seconds East, 31.25 feet; thence South 89

degrees 48 minutes 07 seconds East, 246.73 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 89 degrees 48 minutes 07 seconds East, 31.00 feet; thence North 00 degrees 11 minutes 53 seconds East, 6.00 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of North 45 degrees 11 minutes 53 seconds East, 13.44 feet; thence South 89 degrees 48 minutes 07 seconds East, 212.93 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 74.57 feet; thence southwesterly, along the arc of a curve concave northwesterly and having a radius of 83.50 feet, an arc distance of 77.98 feet to the north line of Verbena Parkway Extension No. 3 as per plat thereof recorded in Plat Book 66, pages 46 through 53 of said public records, said arc being subtended by a chord bearing and distance of South 26 degrees 57 minutes 05 seconds West, 75.18 feet; thence westerly, on said north line and along the arc of a curve concave southerly and having a radius of 400.00 feet, an arc distance of 81.77 feet, said arc being subtended by a chord bearing and distance of South 84 degrees 00 minutes 55 seconds West, 81.63 feet; thence continue on the north line of said Verbena Parkway, the following 3 courses: 1) South 78 degrees 09 minutes 33 seconds West, 248.42 feet; 2) westerly, along the arc of a curve concave northerly and having a radius of 970.00 feet, an arc distance of 157.34 feet, said arc being subtended by a chord bearing and distance of South 82 degrees 48 minutes 22 seconds West, 157.17 feet; 3) northwesterly, along the arc of a curve concave northeasterly and having a radius of 30.00 feet, an arc distance of 48.55 feet to the point of beginning, said arc being subtended by a chord bearing and distance of North 46 degrees 10 minutes 57 seconds West, 43.42 feet; being 2.34 acres, more or less, in area.

MAP SHOWING ALTA/NSPS LAND TITLE SURVEY OF

Several parcels of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida

Certified to: AY Ventures, Inc., Blacksound Development Company LLC
WREG Lake Asbury Retail, LLC, a Georgia limited liability company
WWP Acquisition, LLC and Fidelity National Title Insurance Company

Scale: 1" = 60' Date of survey: July 7, 2025

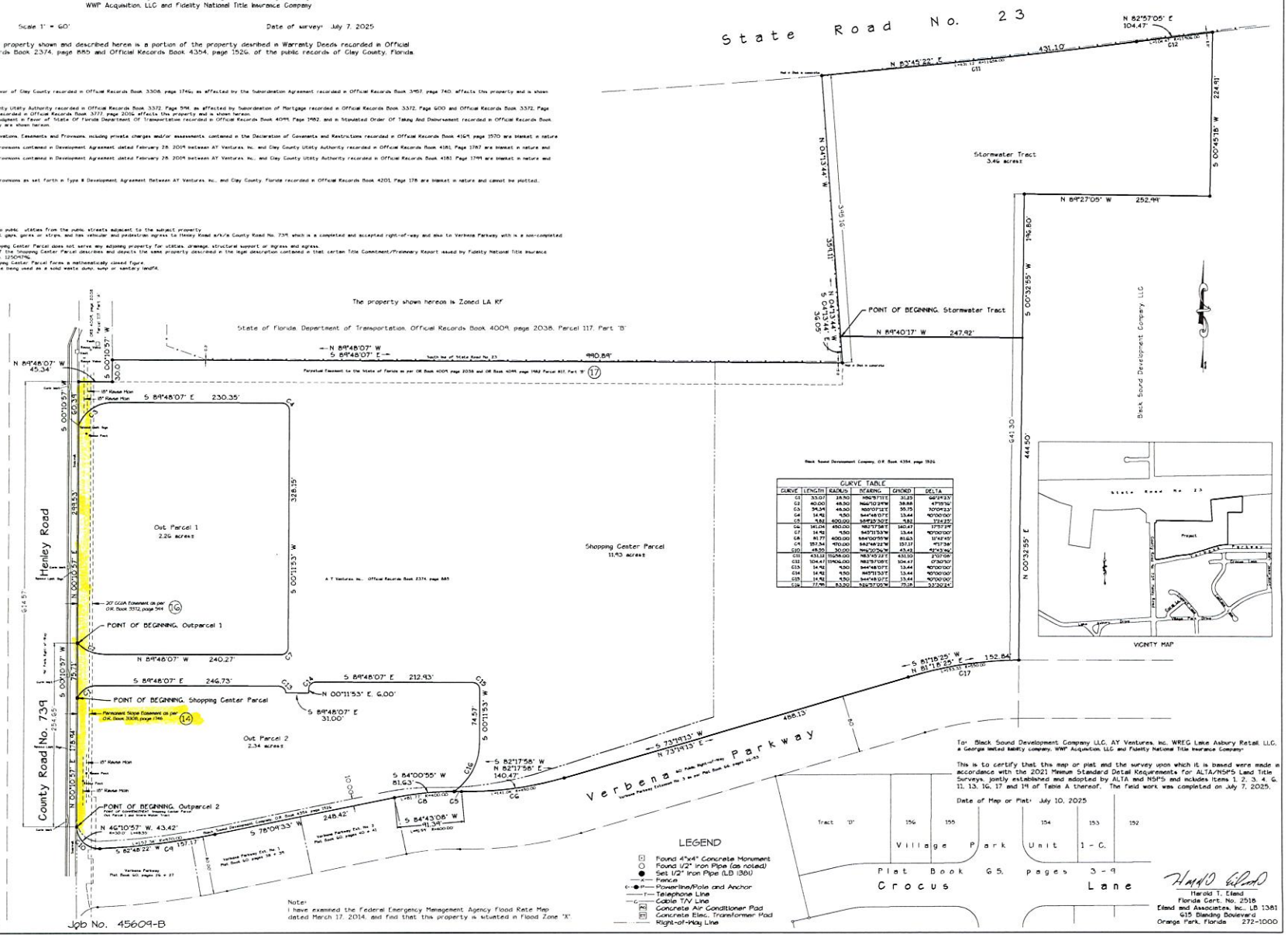
TITLE EXCEPTIONS:

The property shown and described herein is a portion of the property described in Warranty Deeds recorded in Official Records Book 2374, page 885 and Official Records Book 4354, page 1526, of the public records of Clay County, Florida.

6. Intentionally Deleted
7. Intentionally Deleted
8. Intentionally Deleted
9. Intentionally Deleted
10. Intentionally Deleted
11. Intentionally Deleted
12. Intentionally Deleted
13. Intentionally Deleted
14. Permanent Exclusive Slope Easement in favor of Clay County recorded in Official Records Book 3308, page 1746, as affected by the Subordination Agreement recorded in Official Records Book 3457, page 740; affects this property and is shown hereon.
15. Intentionally Deleted
16. Grant of Easement in favor of Clay County Utility Authority recorded in Official Records Book 3372, Page 594, as affected by Subordination of Mortgage recorded in Official Records Book 3372, Page 600 and Official Records Book 3372, Page 605; and Subordination Of Utility Interests recorded in Official Records Book 3373, page 2036; affects this property and is shown hereon.
17. Easements contained in Stipulated Final Judgment in favor of State Of Florida Department Of Transportation recorded in Official Records Book 4099, Page 1982, and in Stipulated Order Of Taking And Disbursement recorded in Official Records Book 4009, page 2038; that affect this property are shown hereon.
18. Intentionally Deleted
19. Covenants, Conditions, Restrictions, Reservations, Easements and Provisions, including private charges and/or assessments contained in the Declaration of Covenants and Restrictions recorded in Official Records Book 4169, page 1570 are blanket in nature and cannot be plotted.
20. Terms, conditions, easements and other provisions contained in Development Agreement dated February 28, 2019 between AY Ventures, Inc. and Clay County Utility Authority recorded in Official Records Book 4181, Page 1787 are blanket in nature and cannot be plotted.
21. Terms, conditions, easements and other provisions contained in Development Agreement dated February 28, 2019 between AY Ventures, Inc., and Clay County Utility Authority recorded in Official Records Book 4181, Page 1749 are blanket in nature and cannot be plotted.
22. Intentionally Deleted
23. Intentionally Deleted
24. Terms, conditions, easements, and other provisions as set forth in Type B Development Agreement Between AY Ventures Inc., and Clay County, Florida recorded in Official Records Book 4201, Page 178 are blanket in nature and cannot be plotted.
25. Intentionally Deleted
26. Intentionally Deleted
27. Intentionally Deleted
28. Intentionally Deleted
29. Intentionally Deleted

SURVEYOR'S NOTES:

a. The Shopping Center Parcel has access to public utilities from the public streets adjacent to the subject property.
b. The Shopping Center Parcel abuts, without gaps, gores or strips, and has vehicular and pedestrian egress to Henley Road a/k/a County Road No. 739, which is a completed and accepted right-of-way, and also to Verbena Parkway, with is a non-completed and accepted right-of-way.
c. Except as shown on the survey, the Shopping Center Parcel does not serve any adjoining property for utilities, drainage, structural support or ingress and egress.
d. The legal descriptions attached hereto of the Shopping Center Parcel describes and depicts the same property described in the legal description contained in that certain Title Commitment/Preliminary Report issued by Fidelity National Title Insurance Company on August 28, 2025 under Order No. 1250417NL.
e. The record legal description of the Shopping Center Parcel forms a mathematically closed figure.
f. There is no observed evidence of the site being used as a solid waste dump, sump or sanitary landfill.



CURVE TABLE					
CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA
C1	33.07'	28.50'	N86°57'11"E	31.25'	66°29'33"
C2	40.00'	48.50'	N66°10'29"W	38.88'	47°15'16"
C3	34.34'	48.50'	N65°07'12"E	33.75'	70°09'23"
C4	14.92'	9.50'	S44°48'07"E	13.44'	90°00'00"
C5	9.82'	400.00'	S89°29'30"E	9.82'	1°24'25"
C6	141.04'	450.00'	N82°17'58"E	140.47'	17°57'19"
C7	14.92'	9.50'	S45°11'53"W	13.44'	90°00'00"
C8	81.77'	400.00'	S84°02'59"W	81.63'	11°42'45"
C9	157.34'	470.00'	S82°48'22"W	157.17'	19°11'36"
C10	48.25'	30.00'	N56°02'04"W	43.43'	92°10'06"
C11	431.19'	11494.00'	N83°45'22"E	431.19'	2°07'09"
C12	104.47'	11494.00'	N82°57'05"E	104.47'	0°30'50"
C13	14.92'	9.50'	S44°48'07"E	13.44'	90°00'00"
C14	14.92'	9.50'	N45°11'53"E	13.44'	90°00'00"
C15	14.92'	9.50'	S44°48'07"E	13.44'	90°00'00"
C16	77.98'	83.00'	S56°27'05"W	75.16'	53°50'24"

GENERAL NOTES

1. Bearings shown hereon are based on the record bearing of N 00°10'57" E for the east line of County Road No. 739.
2. This survey was based on Fidelity National Title Insurance Company's Title Commitment No. 1250417NL, dated August 28, 2025.
3. Underground utilities serving or crossing this property have not been located or shown.
4. Easements shown hereon are for drainage and utilities unless noted otherwise.
5. This survey depicts visible improvements only; no underground improvements or footings were located.

LEGEND

- Found 4"x4" Concrete Monument
- Found 1/2" Iron Pipe (as noted)
- Set 1/2" Iron Pipe (LB 1381)
- Fence
- Powerline/Pole and Anchor
- Telephone Line
- Cable T/V Line
- Concrete Air Conditioner Pad
- Concrete Elec. Transformer Pad
- Right-of-Way Line

Note:
I have examined the Federal Emergency Management Agency Flood Rate Map dated March 17, 2014, and find that this property is situated in Flood Zone "X".

To: Black Sound Development Company LLC, AY Ventures, Inc. WREG Lake Asbury Retail, LLC, a Georgia limited liability company, WWP Acquisition, LLC and Fidelity National Title Insurance Company:

This is to certify that this map or plat and the survey upon which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS and includes items 1, 2, 3, 4, 6, 11, 13, 16, 17 and 19 of Table A thereof. The field work was completed on July 7, 2025.

Date of Map or Plat: July 10, 2025

Harold T. Eiland
Florida Cert. No. 2518
Eiland and Associates, Inc., LB 1381
915 Blanding Boulevard
Orange Park, Florida 272-1000

FF No. 46:113D Field Book 1686:10 Job No. 45609-B

Shopping Center Parcel

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Commence at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, pages 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 178.94 feet to the point of beginning; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 28.50 feet, an arc distance of 33.07 feet, said arc being subtended by a chord bearing and distance of North 56 degrees 07 minutes 11 seconds East, 31.25 feet; thence South 84 degrees 48 minutes 07 seconds East, 246.73 feet; thence southeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 84 degrees 48 minutes 07 seconds East, 31.00 feet; thence North 00 degrees 11 minutes 53 seconds East, 6.00 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of North 45 degrees 11 minutes 53 seconds East, 13.44 feet; thence South 84 degrees 48 minutes 07 seconds East, 212.93 feet; thence southeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 74.57 feet; thence southwesterly, along the arc of a curve concave northwesterly and having a radius of 63.50 feet, an arc distance of 77.96 feet to the north line of Verbena Parkway Extension No. 3 as per plat thereof recorded in Plat Book 66, pages 46 through 53 of said public records, said arc being subtended by a chord bearing and distance of South 26 degrees 57 minutes 05 seconds West, 73.18 feet; thence easterly, on said north line and along the arc of a curve concave southerly and having a radius of 400.00 feet, an arc distance of 9.82 feet, said arc being subtended by a chord bearing and distance of South 89 degrees 25 minutes 30 seconds East, 9.82 feet; thence continue on said north line and along the arc of a curve concave northerly and having a radius of 450.00 feet, an arc distance of 141.04 feet, said arc being subtended by a chord bearing and distance of North 82 degrees 17 minutes 56 seconds East, 140.47 feet; thence continue on said north line, North 73 degrees 19 minutes 13 seconds East, 488.13 feet; thence continue on said north line and along the arc of a curve concave southerly and having a radius of 950.00 feet, an arc distance of 150.33 feet, said arc being subtended by a chord bearing and distance of North 81 degrees 15 minutes 25 seconds East, 152.84 feet; thence North 00 degrees 32 minutes 55 seconds East, 444.50 feet; thence North 89 degrees 40 minutes 17 seconds West, 247.92 feet to the east line of State Road No. 23, Parcel 117, Part 'B'; thence on said east line, South 04 degrees 13 minutes 44 seconds East, 36.05 feet to the south line thereof; thence on said south line, North 89 degrees 48 minutes 07 seconds West, 990.84 feet; thence South 00 degrees 10 minutes 57 seconds West, 30.00 feet; thence North 89 degrees 48 minutes 07 seconds West, 45.34 feet to the east line of said County Road No. 739; thence on said east line, South 00 degrees 10 minutes 57 seconds West, 60.34 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 48.50 feet, an arc distance of 74.34 feet, said arc being subtended by a chord bearing and distance of North 55 degrees 07 minutes 12 seconds East, 66.75 feet; thence South 84 degrees 48 minutes 07 seconds East, 230.35 feet; thence southeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 328.15 feet; thence southeasterly, along the arc of a curve concave northeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 45 degrees 11 minutes 53 seconds West, 13.44 feet; thence North 84 degrees 48 minutes 07 seconds West, 240.27 feet; thence northeasterly, along the arc of a curve concave northeasterly and having a radius of 48.50 feet, an arc distance of 40.00 feet to said east line of County Road No. 739, said arc being subtended by a chord bearing and distance of North 61 degrees 10 minutes 24 seconds West, 38.88 feet; thence on said east line, South 00 degrees 10 minutes 57 seconds West, 79.71 feet to the point of beginning, being 11.93 acres, more or less, in area.

Subject to a permanent slope easement as per Official Records Book 3308, page 1746 of said public records;

Also, subject to a 20 foot wide utility easement as per Official Records Book 3372, page 544 of said public records.

Also, subject to a perpetual drainage easement as per Official Records Book 4009, page 2018 and Official Records Book 4044, page 1952, Parcel 817, Part 'B'.

Out Parcel 1

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Commence at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, page 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 254.60 feet to the point of beginning; thence continue North 00 degrees 10 minutes 57 seconds East, 298.53 feet; thence northeasterly, along the arc of a curve concave southeasterly and having radius of 48.50 feet, an arc distance of 54.34 feet, said arc being subtended by a chord bearing and distance of North 35 degrees 07 minutes 12 seconds East, 35.75 feet; thence South 84 degrees 48 minutes 07 seconds East, 230.35 feet; thence southeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 328.15 feet; thence southeasterly, along the arc of a curve concave northeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 45 degrees 11 minutes 53 seconds West, 13.44 feet; thence North 84 degrees 48 minutes 07 seconds West, 240.27 feet; thence northeasterly, along the arc of a curve concave northeasterly and having a radius of 48.50 feet, an arc distance of 40.00 feet to the point of beginning, said arc being subtended by a chord bearing and distance of North 66 degrees 10 minutes 24 seconds West, 38.88 feet; being 2.26 acres, more or less, in area.

Subject to a permanent slope easement as per Official Records Book 3308, page 1746 of said public records.

Also, subject to a 20 foot wide utility easement as per Official Records Book 3372, page 544 of said public records.

Out Parcel 2

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Begin at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, pages 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 178.94 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 28.50 feet, an arc distance of 33.07 feet, said arc being subtended by a chord bearing and distance of North 56 degrees 07 minutes 11 seconds East, 31.25 feet; thence South 84 degrees 48 minutes 07 seconds East, 246.73 feet; thence southeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 84 degrees 48 minutes 07 seconds East, 31.00 feet; thence North 00 degrees 11 minutes 53 seconds East, 6.00 feet; thence northeasterly, along the arc of a curve concave southeasterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of North 45 degrees 11 minutes 53 seconds East, 13.44 feet; thence South 84 degrees 48 minutes 07 seconds East, 212.93 feet; thence southeasterly, along the arc of a curve concave southwesterly and having a radius of 9.50 feet, an arc distance of 14.92 feet, said arc being subtended by a chord bearing and distance of South 44 degrees 48 minutes 07 seconds East, 13.44 feet; thence South 00 degrees 11 minutes 53 seconds West, 74.57 feet; thence southwesterly, along the arc of a curve concave northwesterly and having a radius of 63.50 feet, an arc distance of 77.96 feet to the north line of Verbena Parkway Extension No. 3 as per plat thereof recorded in Plat Book 66, pages 46 through 53 of said public records, said arc being subtended by a chord bearing and distance of South 26 degrees 57 minutes 05 seconds West, 73.18 feet; thence easterly, on said north line and along the arc of a curve concave southerly and having a radius of 400.00 feet, an arc distance of 81.77 feet, said arc being subtended by a chord bearing and distance of South 84 degrees 00 minutes 55 seconds West, 81.63 feet; thence continue on the north line of said Verbena Parkway, the following 3 courses: 1) South 78 degrees 04 minutes 33 seconds West, 248.42 feet; 2) westerly, along the arc of a curve concave northerly and having a radius of 970.00 feet, an arc distance of 187.34 feet, said arc being subtended by a chord bearing and distance of South 82 degrees 48 minutes 22 seconds West, 187.07 feet; 3) northwesterly, along the arc of a curve concave northeasterly and having a radius of 30.00 feet, an arc distance of 48.20 feet to the point of beginning, said arc being subtended by a chord bearing and distance of North 46 degrees 10 minutes 57 seconds West, 43.42 feet; being 2.34 acres, more or less, in area.

Subject to a permanent slope easement as per Official Records Book 3308, page 1746 of said public records.

Also, subject to a 20 foot wide utility easement as per Official Records Book 3372, page 544 of said public records.

Stormwater Tract

A parcel of land situated in Section 16, Township 5 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Commence at the northwest corner of Verbena Parkway as per plat thereof recorded in Plat Book 60, page 26 and 27 of the public records of said county, said corner being situated in the east right-of-way line of County Road No. 739 (a 94' right-of-way as presently established); thence on said east line, North 00 degrees 10 minutes 57 seconds East, 614.57 feet; thence South 89 degrees 48 minutes 07 seconds East, 45.34 feet; thence North 00 degrees 10 minutes 57 seconds East, 30.00 feet to the southwest corner of State Road No. 23, Parcel 117, Part 'B'; thence on the south line thereof, South 89 degrees 48 minutes 07 seconds East, 990.84 feet to the easterly line thereof; thence on said easterly line, North 04 degrees 13 minutes 44 seconds West, 36.05 feet to the point of beginning; thence continue on said easterly line, North 04 degrees 13 minutes 44 seconds West, 354.31 feet to the southerly line of said State Road No. 23; thence easterly, on said southerly line and along the arc of a curve concave northerly and having a radius of 11,658.00 feet, an arc distance of 431.12 feet, said arc being subtended by a chord bearing and distance of North 83 degrees 45 minutes 22 seconds East, 431.10 feet; thence continue on said southerly line and along the arc of a curve concave southerly, said having a radius of 11,906.00 feet, an arc distance of 104.47 feet, said arc being subtended by a chord bearing and distance of North 82 degrees 57 minutes 03 seconds East, 104.47 feet; thence South 00 degrees 45 minutes 18 seconds West, 224.91 feet; thence North 89 degrees 27 minutes 05 seconds West, 252.99 feet; thence South 00 degrees 32 minutes 55 seconds West, 196.80 feet; thence North 89 degrees 40 minutes 17 seconds West, 247.92 feet to the point of beginning; being 3.46 acres, more or less, in area.

Harold T. Eland
Florida Cert. No. 2518
Eland and Associates, Inc. LB 1361
615 Blanding Boulevard
Orange Park, Florida 272-1000

FF No. 46:113D Field Book 1686:10 Job No. 45609-B

CFN # 2011025765, OR BK 3308 Pages 1746 - 1749, Recorded 05/20/2011 at 09:28 AM, James B. Jett Clerk Circuit Court, Clay County, Deputy Clerk ERECORD

PERMANENT EXCLUSIVE SLOPE EASEMENT

THIS PERMANENT EASEMENT, made and executed this 10 day of May, 2011, by and between **AY Ventures, Inc., a Florida corporation**, whose mailing address is 3108 Highway 17 South, Orange Park, Florida, 32003, hereinafter called **GRANTOR**, and **Clay County**, a political subdivision of the State of Florida, hereinafter called **GRANTEE**.

WITNESSETH, that the Grantor, for and in consideration of the sum of TEN DOLLARS ($10.00) and other valuable considerations paid, the receipt of which is hereby acknowledged, does hereby grant unto the GRANTEE, its successors and assigns forever, an EXCLUSIVE PERPETUAL SLOPE EASEMENT for the purpose of modifying the elevation with the right to construct, grade, excavate and/or add fill material to the easement area in, over and upon the following described land of the GRANTOR, to-wit:

See Exhibit "A" attached hereto and made a part hereof

GRANTOR covenants with the GRANTEE that the GRANTOR is lawfully seized of said land in fee simple; that GRANTOR has good right and lawful authority to grant this easement and shall take no action to interfere with the GRANTEE'S lawful use of said easement; that the GRANTOR hereby fully warrants the easement being granted and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the GRANTOR hereunto sets their hand and seal this first date written above.

Signed and Sealed in the presence of two witnesses as required by law:

AY Ventures, Inc., a Florida corporation

BY: _____
Phillip D. Yonge, as Vice-President

_____
First Witness
Print Name: Rhonda Simmons

_____
Second Witness
Print Name: Wendy J Wood

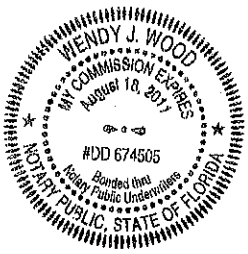
STATE OF Florida

COUNTY OF Clay

The foregoing instrument was acknowledged before me this 10 day of May, 2011, by Phillip D. Yonge, as Vice-President of AY Ventures, Inc., a Florida corporation, on behalf of said corporation, who is personally known to me or who has produced _____ as identification and did not take an oath. If no type of identification is indicated, the above-referenced person(s) are personally known to me.

Wendy J Wood
Notary Public

Wendy J Wood
Print Name
Commission No. DD 674505
Expiration Date 8/11
(SEAL)



Prepared By: D. Wade Brown
American Acquisition Group, LLC
5600 Mariner Street, Suite 104
Tampa, FL 33609

Exhibit A

Parcel 120

Being a portion of the northwest ¼ of Section 16, Township 5 South, Range 25 East, lying in Clay County, Florida, also being a portion of those lands described and recorded in Official Records Book 2374, Page 885 of the public records of said county, being further described as follows:

PARCEL 120-1804 PERMANENT SLOPE EASEMENT

Commencing at the southeast corner of said Section 16; Thence along the south line of said section, S 89° 47' 05" W a distance of 2,637.20 feet to a point; Thence S 89° S7' 48" W a distance of 1,263.91 feet to a point on the easterly Right-of-Way of Henley Road (CR 739); Thence along said Right-of-Way, N 00° 28' 46" W a distance of 1.11 feet to a point; Thence along said Right-of-Way N 00° 38' 50" W a distance of 1,148.69 feet to a point; Thence along said Right-of-Way, N 00° 44' 20" W a distance of 1,521.21 feet to a point; Thence along said Right-of-Way, N 00° 34' 06" W a distance of 631.83 feet to the southwest corner of those lands described and recorded in Official Records Book 2374, Page 885 of the public records of Clay County; Thence along the southerly line of said lands, N 88° 56' 30" E a distance of 14.00 feet to a point; Thence leaving said southerly line along a new line, N 00° 34' 06" W a distance of 255.69 feet to the Point of Beginning. Thence from the Point of Beginning, N 00° 34' 06" W a distance of 38.29 feet to a point; Thence, S 82° 48' 11" E a distance of 33.99 feet to a point; Thence, S 09° 21' 44" E a distance of 2.14 feet to a point; Thence, S 08° 59' 29" W a distance of 56.91 feet to a point; Thence, N 45° 34' 55" W a distance of 34.71 feet to the Point of Beginning.

PARCEL 120-1835 PERMANENT SLOPE EASEMENT

Commencing at the southeast corner of said Section 16; Thence along the south line of said section, S 89° 47' 05" W a distance of 2,637.20 feet to a point; Thence S 89° 57' 48" W a distance of 1,263.91 feet to a point on the easterly Right-of-Way of Henley Road (CR 739); Thence along said Right-of-Way, N 00° 28' 46" W a distance of 1.11 feet to a point; Thence along said Right-of-Way N 00° 38' 50" W a distance of 1,148.69 feet to a point; Thence along said Right-of-Way, N 00° 44' 20" W a distance of 1,521.21 feet to a point; Thence along said Right-of-Way, N 00° 34' 06" W a distance of 631.83 feet to the southwest corner of those lands described and recorded in Official Records Book 2374, Page 885 of the public records of Clay County; Thence along the southerly line of said lands, N 88° 56' 30" E a distance of 14.00 feet to a point; Thence leaving said southerly line along a new line, N 00° 34' 06" W a distance of 391.58feet to the Point of Beginning. Thence from the Point of Beginning, N 00° 34' 06" W a distance of 408.51 feet to a point; Thence, N 00° 34' 06" W a distance of 416.89 feet to a point; Thence, S 72° 28' 41" E a distance of 20.75 feet to a point; Thence, S 00° 52' 11" E a distance of 59.07 feet to a point; Thence, S 89° 25' 54" W a distance of 3.81 feet to a point; Thence, S 00° 34' 06" E a distance of 346.71 feet to a point; Thence, S 00° 29' 13" E a distance of 259.90 feet to a point; Thence, N 89° 25' 54" E a distance of 10.00 feet to a point; Thence, S 00° 29' 13" E a distance of 73.45 feet to a point; Thence, S 89° 25' 54" W a distance of 10.00 feet to a point; Thence, S 00° 29' 13" E a distance of 12.62 feet to a point; Thence, N 89° 25' 54" E a distance of 6.72 feet to a point; Thence, S 00° 34' 06" E a distance of 34.00 feet to a point; Thence, S 89° 25' 54" W a distance of 8.98 feet to a point; Thence, S 00° 34' 06" E a distance of 4.79 feet to a point; Thence, S 09° 21' 44" E a distance of 28.10 feet to a point; Thence, S 87° 21' 51" W a distance of 17.78 feet to the Point of Beginning.

PARCEL 120-1848 **PERMANENT SLOPE EASEMENT**

Commencing at the southeast corner of said Section 16; Thence along the south line of said section, S 89° 47' 05" W a distance of 2,637.20 feet to a point; Thence S 89° 57' 48" W a distance of 1,263.91 feet to a point on the easterly Right-of-Way of Henley Road (CR 739); Thence along said Right-of-Way, N 00° 28' 46" W a distance of 1.11 feet to a point; Thence along said Right-of-Way N 00° 38' 50" W a distance of 1,148.69 feet to a point; Thence along said Right-of-Way, N 00° 44' 20" W a distance of 1,521.21 feet to a point; Thence along said Right-of-Way, N 00° 34' 06" W a distance of 631.83 feet to the southwest corner of those lands described and recorded in Official Records Book 2374, Page 885 of the public records of Clay County; Thence along the southerly line of said lands, N 88° 56' 30" E a distance of 14.00 feet to a point; Thence leaving said southerly line along a new line, N 00° 34' 06" W a distance of 319.21 feet to the Point of Beginning. Thence from the Point of Beginning, N 00° 34' 06" W a distance of 48.26 feet to a point; Thence, S 68° 40' 53" E a distance of 24.81 feet to a point; Thence, S 09° 21' 44" E a distance of 43.57 feet to a point; Thence, N 82° 48' 11" W a distance of 29.96 feet to the Point of Beginning.

PARCEL 120-1854 **PERMANENT SLOPE EASEMENT**

Commencing at the southeast corner of said Section 16; Thence along the south line of said section, S 89° 47' 05" W a distance of 2,637.20 feet to a point; Thence S 89° 57' 48" W a distance of 1,263.91 feet to a point on the easterly Right-of-Way of Henley Road (CR 739); Thence along said Right-of-Way, N 00° 28' 46" W a distance of 1.11 feet to a point; Thence along said Right-of-Way N 00° 38' 50" W a distance of 1,148.69 feet to a point; Thence along said Right-of-Way, N 00° 44' 20" W a distance of 1,521.21 feet to a point; Thence along said Right-of-Way, N 00° 34' 06" W a distance of 631.83 feet to the southwest corner of those lands described and recorded in Official Records Book 2374, Page 885 of the public records of Clay County; Thence along the southerly line of said lands, N 88° 56' 30" E a distance of 14.00 feet to a point; Thence leaving said southerly line along a new line, N 00° 34' 06" W a distance of 475.58 feet to a point; Thence, N 44° 25' 54" E a distance of 14.14 feet to a point; Thence, N 00° 34' 06" W a distance of 39.75 feet to a point; Thence, N 27° 08' 00" W a distance of 22.36 feet to a point; Thence, N 00° 34' 06" W a distance of 697.95 feet to the Point of Beginning. Thence from the Point of Beginning, N 00° 34' 06" W a distance of 719.47 feet to a point; Thence, N 00° 22' 08" W a distance of 28.26 feet to a point on the northerly line of said lands; Thence along said northerly line, N 88° 56' 15" E a distance of 15.52 feet to a point; Thence leaving said northerly line, S 00° 52' 11" E a distance of 754.27 feet to a point; Thence, N 72° 28' 41" W a distance of 20.60 feet to the Point of Beginning.

All as shown on Right-of-Way Maps entitled "RIGHT OF WAY MAP – CLAY COUNTY ENGINEERING DEPARTMENT – C.R. No. 739 HENLEY ROAD", Sheets 8 and 9 of 16, dated 6/08/2010 and revised 04/05/11, as prepared by Mulkey Engineers & Consultants.

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE: 12/2/2025

FROM: Theresa Sumner

SUBJECT:

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:

James A. Jones - Mortgage in the amount of $27,310.00 was re-paid to the county in full. The homeowner is released from further liability.
John A. Pomar - Mortgage in the amount of $25,200.00 was re-paid to the county in full. The homeowner is released from further liability.
Jesus Johnny Toledo - Mortgage in the amount of $8,000.00 was re-paid to the county in full. The homeowner is released from further liability.

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Satisfaction of Mortgage Jones	Cover Memo	12/3/2025	Satisfaction_of_Mtg-Jones__James.ADA_aw.pdf
	Satisfaction of Mortgage Pomar	Cover Memo	12/3/2025	Satisfaction_of_Mtg-Pomar__J.ADA_aw.pdf
	Satisfaction of Mortgage Toledo	Cover Memo	12/3/2025	Satisfaction_of_Mtg-Toledo_and_Ramirez.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
SHIP	Stewart, Chereese	Approved	12/2/2025 - 1:38 PM	AnswerNotes

County Manager	Wanamaker, Howard	Approved	12/2/2025 - 3:38 PM	AnswerNotes

This instrument prepared by:
Clay County SHIP
Clay County, Florida

Return To:
Clay County SHIP Program
Administration Building, Third Floor
Green Cove Springs, Florida 32043

SATISFACTION OF MORTGAGE

This instrument is made and executed as of this 9th day of December, 2025, on behalf of **CLAY COUNTY, FLORIDA,** a political subdivision of the State of Florida (S.H.I.P. PROGRAM) ("Mortgagee") by which instrument the Mortgagee does intend, and by the execution hereof does evidence the full and complete satisfaction and release of that certain Mortgage, dated August 21, 2024, and executed and given by James A. Jones and Joanne E. Jones which mortgage is recorded in Official Records Book 4856, Page 756 of the public records of Clay County, Florida, encumbering the property described therein, in the amount of $27,310.00. In consideration of receipt by the Mortgagee of payment in full of the amount of the Mortgage, and by the execution of this instrument on behalf of the County, the Mortgage is hereby declared satisfied and released.

IN WITNESS WHEREOF, Clay County, a political subdivision of the State of Florida, (S.H.I.P. PROGRAM) has caused these presents to be executed in its name by its Board of County Commissioners acting by the Chairman of the Board, the day and year aforesaid.

BOARD OF COUNTY COMMISSIONERS,

CLAY COUNTY, FLORIDA

BY:

_____

Kristen Burke
Chairman

(OFFICIAL SEAL)

ATTEST:

_____

Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

This instrument prepared by:
Clay County SHIP
Clay County, Florida

Return To:
Clay County SHIP Program
Administration Building, Third Floor
Green Cove Springs, Florida 32043

SATISFACTION OF MORTGAGE

This instrument is made and executed as of this 9th day of December, 2025, on behalf of **CLAY COUNTY, FLORIDA,** a political subdivision of the State of Florida (S.H.I.P. PROGRAM) ("Mortgagee") by which instrument the Mortgagee does intend, and by the execution hereof does evidence the full and complete satisfaction and release of that certain Mortgage, dated February 8, 2022, and executed and given by John G. Pomar which mortgage is recorded in Official Records Book 4572, Page 1459 of the public records of Clay County, Florida, encumbering the property described therein, in the amount of $25,200.00. In consideration of receipt by the Mortgagee of payment in full of the amount of the Mortgage, and by the execution of this instrument on behalf of the County, the Mortgage is hereby declared satisfied and released.

IN WITNESS WHEREOF, Clay County, a political subdivision of the State of Florida, (S.H.I.P. PROGRAM) has caused these presents to be executed in its name by its Board of County Commissioners acting by the Chairman of the Board, the day and year aforesaid.

BOARD OF COUNTY COMMISSIONERS,

CLAY COUNTY, FLORIDA

BY: _____

Kristen Burke
Chairman

(OFFICIAL SEAL)

ATTEST:

_____

Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

SATISMTG-Pomar, John

This instrument prepared by:
Clay County SHIP
Clay County, Florida

Return To:
Clay County SHIP Program
Administration Building, Third Floor
Green Cove Springs, Florida 32043

SATISFACTION OF MORTGAGE

This instrument is made and executed as of this 9th day of December, 2025, on behalf of **CLAY COUNTY, FLORIDA,** a political subdivision of the State of Florida (S.H.I.P. PROGRAM) ("Mortgagee") by which instrument the Mortgagee does intend, and by the execution hereof does evidence the full and complete satisfaction and release of that certain Mortgage, dated February 12, 2010, and executed and given by Jesus Johnny Toledo and Ermel Arcila Ramirez which mortgage is recorded in Official Records Book 3184, Page 479 of the public records of Clay County, Florida, encumbering the property described therein, in the amount of $8,000.00. In consideration of receipt by the Mortgagee of payment in full of the amount of the Mortgage, and by the execution of this instrument on behalf of the County, the Mortgage is hereby declared satisfied and released.

IN WITNESS WHEREOF, Clay County, a political subdivision of the State of Florida, (S.H.I.P. PROGRAM) has caused these presents to be executed in its name by its Board of County Commissioners acting by the Chairman of the Board, the day and year aforesaid.

BOARD OF COUNTY COMMISSIONERS,

CLAY COUNTY, FLORIDA

BY:

_____
Kristen Burke
Chairman

(OFFICIAL SEAL)

ATTEST:

_____
Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

DPA/SATISMTG-Toledo, J

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: DATE:

FROM:

SUBJECT:

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Project Highlights	Backup Material	12/4/2025	Project_Highlights_for_12-2-25_final.ADA_aw.pdf
	Current Projects Milestones	Backup Material	12/4/2025	Current_Projects_Milestone__12-2-25.ADA_aw.pdf
	Board Update 12-09-2025, Final	Backup Material	12/5/2025	Board_Update_12-09-2025__Final.ADA_aw.pdf
	Engineering Project Highlights 12_09_2025	Backup Material	12/5/2025	Engineering_Project_Highlights_12_09_2025__final.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Budget Office	Streeper, Lisa	Approved	12/2/2025 - 11:30 AM	Item Pushed to Agenda

Capital Projects

Physical Address:
477 Houston Street,
Green Cove Springs,
Florida 32043

Mailing Address:
P. O. Box 1366,
Green Cove Springs,
Florida 32043

Phone: 904-529-4129

County Manager
Howard Wanamaker

Commissioners:

John Sgromolo
District 1

Alexandra Compere
District 2

Jim Renninger
District 3

Betsy Condon
District 4

Kristen Burke, DC
District 5

www.claycountygov.com

December 2, 2025

To: Clay County Board of County Commissioners

From:

Ed Dendor, Director of Capital Projects
Richard Smith, Engineering Director
Eric Pope, Public Works Director
Justin Pierce, Parks and Recreation Division Director
Gene Price, Facilities Operations and Maintenance Division Director
Eric Jones, Director of Grounds and Maintenance

Project Highlights & Updates, as of December 2, 2025

General Statistics of Workday Line-Item listing:

Count:	General Categories:
59	Direct Purchases (Items, Assessments, Services)
46	Furnish and Install (Equipment)
157	Conceptualize, Design & Construct (Projects)
262	Total Line Items in Workday Report

FY 25-26 Projects Budget: $208,456,646

Operating Department	Budget
Animal Services	$14,320,725
Building Dept	$9,332,117
CCSO	$13,546,251
Clay Behavioral	$1,713,691
Community Services	$133,273
Courthouse	$3,383,127
Economic Dev	$1,037,218
Engineering	$84,552,779
Environmental	$2,031,004
Facilities	$152,142
Grants	$3,866,698
Grounds Maint.	$544,767
Library	$3,789,992

Operating Department	Budget
Mgt Info Systems	$2,891,145
Multiple	$500,000
OMB	$100,000
Parks	$14,629,813
Personnel	$103,740
Planning	$368,493
Property Appraiser	$70,000
Pub Works	$1,772,950
Public Safety	$48,270,427
Purchasing	$774,228
Risk Management	$35,000
Tax Collector	$467,066
Tourism	$70,000
Grand Total	**$208,456,646**

Capital Projects has 78 Projects in FY 25-26 with $94,789,713 total budget:

Customer Department	Budget
Animal Services	$14,320,725
Building Dept	$9,332,117
CCSO	$5,862,816
Clay Behavioral	$1,713,691
Courthouse	$3,383,127
Environmental	$2,031,004
Facilities	$32,142
Library	$3,600,000
Multiple	$500,000
Parks	$14,510,171
Personnel	$43,740
Public Safety	$38,923,114
Tax Collector	$467,066
Tourism	$70,000
Grand Total	**$94,789,713**

Public Safety Bond:

Spend Goal: $65M by June 2027

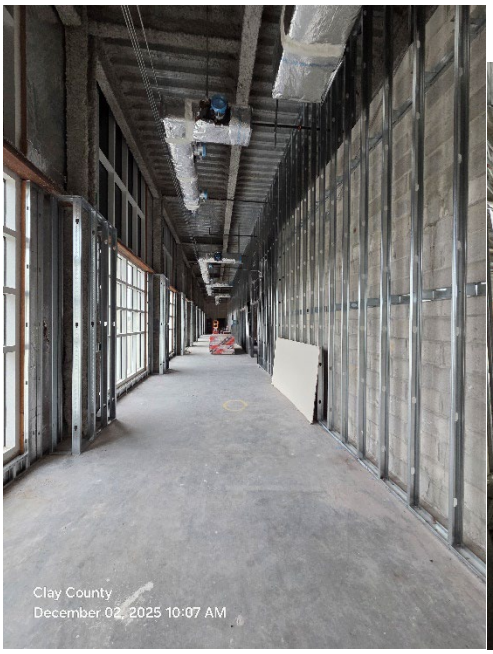
Spent to Date: $12.2M or 18% of $65M

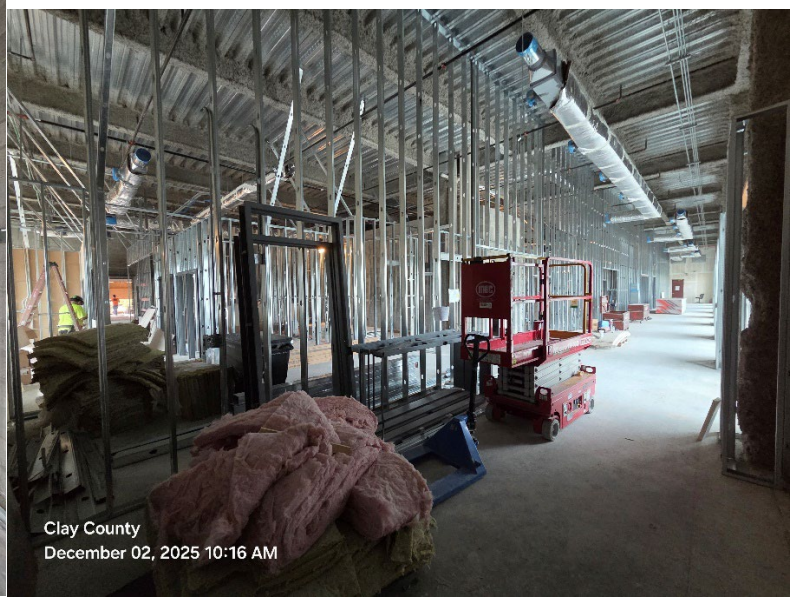
Vertical Projects- Conceptualize, Design and Construction:

- **PRJ100387 Economic Building,** District 5 – Kristen Burke. The economic building located across the street from the admin building is progressing full steam ahead. The construction crews are currently working on finishing the brick exterior, finishing drywall in the interior, installing elevators, and wrapping up the electrical system. In the next two weeks the building will receive permanent power and then start on the road work on Walburg Street which will close access to the staff parking lot. This will take a few days in January while the contractor paves and connects both entrances. (Specific date for this impact to the parking area will be released as the final logistic plan develops.) The project is currently five weeks behind schedule due to a glass manufacturing issue. The contractor is accelerating the schedule to make up some of the schedule. Current forecast completion is late March of next year.

- **PRJ100478 Black Creek Bike Trail Boardwalk Repairs**, District 1 – John Sgromolo. This project consists of repairing 6,930 linear feet of boardwalk along Hwy 17. This work consists of replacing stringers, decking, and handrails in the three separate sections of the wooden boardwalk. Sections in vicinity of CR 220 are complete. Moccasin Slough section is complete. These sections were opened to public on November 14, 2025.

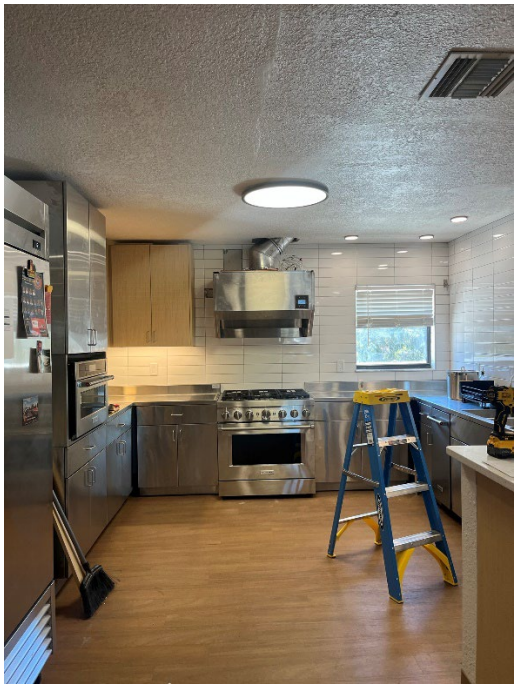
- **PRJ100558 4th Floor Entry and Design - Courthouse,** District 5 – Kristen Burke. This project comprises of building-out and renovating approximately 17,000 square-feet of the Clay County Courthouse located in Green Cove Springs, FL. The scope also includes security enhancements to the entry and exit points. Construction progress is currently at 30%, with completion anticipated in Fall 2026.





- **PRJ100563 Fire Station 1,** District 2 - Alexandra Compere. The project consists of constructing a new 5-bay Fire Station located in Middleburg off of Old Jennings Rd and Brannan Mill Blvd. Construction is 7% complete. Building footers have been poured and the stormwater pond has been installed. Ongoing work includes the installation of the stem wall, along with the under-slab plumbing and electrical rough-ins.

- **PRJ100615 Fire Station 14 Kitchen Renovation,** District 4 – Betsy Condon. This project, located at 4003 Everett Ave. in Middleburg, FL, is providing a much-needed interior facelift for Fire Station 14. The work includes removing and replacing all kitchen cabinetry and appliances, along with installing new flooring throughout the kitchen, living, and common areas. The project is currently 99% complete, with only a few final touches remaining.



Roadway and Trail Projects - Conceptualize, Design & Construct:
To be presented by Richard Smith.

FDOT Update:
To be presented by Richard Smith.

Project Name	Project Description	Project Current Phase
2nd Floor Office Remodel	To have space remodeled to accommodate current and future growth.	Design > Design
2nd Set of Bunker Gear	To provide second set of bunker gear.	Procurement/Delivery > Procurement/Delivery
4th Floor and Entry Design and Renovation	This project covers costs associated with design and reno of the 4th floor entrance	Design > Design (10/24/2023 - 04/04/2025)
ADA Compliance Program	Initiate an Americans with Disabilities compliance program for County facilities.	Scope > Scope
Administration Building - 3rd and 4th Floor Renovation	This project is for the design and renovation of the 3rd and 4th Floor Admin building.	Scope > Scope
Aging True - Green Cove Springs HVAC	Replace 20 ton unit	Post-Construction/Delivery > Post-Construction/Delivery
Aging True - Green Cove Springs Office Renovations	Project to renovate office space within the Green Cove Springs Aging True building to accommodate space for Community Services and Veteran Services	Construction/Delivery > Construction/Delivery
Aging True - Green Cove Springs Pressure Cleaning	Pressure clean building	Post-Construction/Delivery > Post-Construction/Delivery
Aging True - Keystone Heights Bathroom Renovation	Renovate bathrooms	Scope > Scope
Aging True - Keystone Heights Gutter Replacement	Replace gutters	Construction/Delivery > Construction/Delivery
Aging True - Keystone Heights Parking Lot	To repave parking lot at the Keystone Heights branch for Aging True. Getting reduced costs to pave at the same time as the Tax Collector Building renovations/parking lot project.	Construction/Delivery > Construction/Delivery
Aging True - Middleburg Building Siding	This project covers the siding replacement at the Middleburg Senior Center Building	Construction/Delivery > Construction/Delivery
Aging True - Orange Park Flooring	Replace vinyl flooring	Project Closeout > Project Closeout (07/30/2025 - 07/30/2025)
Aging True - Orange Park Fountain Upgrade	Upgrade water fountain	Pre-Construction/Procurement > Pre-Construction/Procurement
Aging True - Orange Park Parking Lot Lights	Replace exterior lights in parking lot	Scope > Scope
Air Conditioning - Ducts - Controls - Old Side	This project covers costs associated with the air conditioning and ducts at the court house	Construction/Delivery > Construction/Delivery
Ambulance Billing Office Renovations	Renovation of the the old dental building to house the Ambulance Billing staff	Construction/Delivery > Construction/Delivery
Amenity Sunshades	Installation of shade structures over various playground equipment, bleachers, and park amenities.	Pre-Construction/Procurement > Pre-Construction/Procurement
Americans with Disabilities (ADA) Plan	This project covers the ADA Plan	Construction/Delivery > Construction/Delivery
Animal Services Building	The Project shall consist of the construction of Clay County Animal Services Shelter and Care Facility (“Shelter”), which shall include, but not be limited to, kennels, offices, and medical space for veterinarian services. The Shelter will be placed on property owned by the County located at 2511 County Road 220, Middleburg, Florida 32068. The size of the Shelter is estimated to be between 28,000 and 32,000 square feet.	Construction/Delivery > Construction/Delivery (04/01/2025 - 10/29/2026)
Arbor Lift with Trailer	Purchase of a 92 foot reach arbor lift with tracks for tree maintenance. Includes a trailer.	Scope > Scope
Athletic Fields Safety Netting	This project covers Athletic Fields Safety Netting	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Barns Repairs - Gun Range	Repair and renovate two barns at the gun range.	Scope > Scope
Black Creek Bike Trail	This project covers Black Creek Bike Trail	Construction/Delivery > Construction/Delivery
Bleacher and Bench Replacement	Replacement and standardization of bleachers and benches at various diamond fields	Scope > Scope

Project Name	Project Description	Project Current Phase
Boat Ramp Storm Damage Repairs	This project is associated with boat ramp storm damage repair tasks.	Design > Design
Bridge 710048 Old Carter Road	This project is related to bridge maintenance and repairs.	Scope > Scope
Bridge 710053 North Chickory Ave	This project covers repairs and maintenance to the bridge located on N Chickory Ave	Scope > Scope
Bridge 714056 CR209 North Haven Rd	This project is related to bridge maintenance and repairs.	Scope > Scope
Bridge Maintenance	This project is related to bridge maintenance and repairs.	Scope > Scope
Brush Truck Conversions	To purchase skid packs and specialized equipment to convert old rescue units or one ton or larger pickup trucks into wild land response vehicles.	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Building Automation Controls	Install a building automation system to adjust environmental and security settings remotely or on a set schedule.	Scope > Scope
Building Department Building	items related to the new building department building	Construction/Delivery > Construction/Delivery (11/15/2024 - 01/14/2026)
Building Maintenance Equipment Storage	Storage facility to house equipment to increase longevity of the equipment	Scope > Scope
Burn Building	This project will cover the cost of securing/building a burn building. These buildings are used in training Clay County Fire Rescue members.	Design > Design
CAD Implementation	This covers the CAD Implementation project.	Construction/Delivery > Construction/Delivery (09/30/2025 - 09/30/2025)
Camera System Upgrades - Environmental Services	This project covers camera systems upgrades at the environmental services areas.	Post-Construction/Delivery > Post-Construction/Delivery (07/30/2025 - 08/01/2025)
Camp Chow Board Walk Repairs	This project covers the Camp Chow Board Walk Repairs	Scope > Scope
Camp Chow Building Repairs	This project covers building improvements at Camp Chow	Pre-Construction/Procurement > Pre-Construction/Procurement
Camp Chow Roadway Improvements	This project covers roadway improvements at Camp Chow	Post-Construction/Delivery > Post-Construction/Delivery
Camp Chow Septic Tank Stabilization	This project covers the Camp Chow Septic Tank Stabilization	Scope > Scope
Camp Chowenwaw Amphitheater	Demolition and installation of new amphitheater for events and programs	Scope > Scope (10/01/2025 - 09/30/2026)
Carl Pugh Drainage	This covers projects related to the Carl Pugh Drainage project	Design > Design
Carpenter Shop - Design, Construct	Design and construction of a carpenter workshop. Location to be determined.	Scope > Scope
Carpet Cleaning - Countywide	Coordinates and schedules for the fiscal year carpet cleanings at County facilities.	Scope > Scope
CCSO Building 500 Build Out	This project covers the CCSO Build Out of Building 500 on Town Center Blvd in Fleming Island.	Design > Design (05/15/2024 - 08/11/2025)
Cheswick Oaks Avenue Extension	Design and construction to connect Cheswick Oaks Avenue to Oakleaf Plantation Parkway.	Scope > Scope (10/01/2025 - 09/30/2026)
Chiller Coil Replacement at EOC	This project covers costs associated with replacing the chiller coil at the EOC	Construction/Delivery > Construction/Delivery
Clay County Archives Renovation	Design services to be used by Grants to request funding of renovations	Scope > Scope
Clay County Flooding Vulnerability Assessment	This project includes flooding vulnerability assessment tied to the ARPA Storm water Study	Post-Construction/Delivery > Post-Construction/Delivery
Clay County Greenways Expansion	This project code covers the Clay County Greenways expansion project.	Construction/Delivery > Construction/Delivery
College Drive Initiative (CDI) Charrette	This is related to the College Drive Initiative projects.	Pre-Construction/Procurement > Pre-Construction/Procurement

Project Name	Project Description	Project Current Phase
College Resurfacing Restoration And Rehabilitation CR220 To SR21	This project covers the RRR on College Drive from SR 21 to CR 220	Post-Construction/Delivery > Post-Construction/Delivery
Compensation Study - Personnel	This project is currently on hold.	Scope > Scope
County Building Analysis	To have subject matter experts evaluate current conditions of County buildings to determine future planned projects.	Scope > Scope
CR209 - CR315 B - Sandridge	Upgrades to CR 209 from Peters Creek to Sandridge	Construction/Delivery > Construction/Delivery
CR209 - US17 To CR315 B	This project covers the conversion to 4 lanes of CR 209 from Peters Creek S to US 17	Construction/Delivery > Construction/Delivery
CR218 Extension	This project involves the extension of CR218 in Clay County- Cathedral Oaks	Scope > Scope (03/01/2025 - 09/30/2025)
CR218 Wide Pinetree Cosmo	This projects provides roadway, utility relocation, and drainage design and construction (and other miscellaneous work) on CR 218 from Cosmos Avenue to Pine Tree Lane in Middleburg, Florida	Construction/Delivery > Construction/Delivery
CR220 - Henley Road To Knight Boxx	This projects included improvements on CR220 - Henley Road To Knight Boxx	Construction/Delivery > Construction/Delivery (01/20/2025 - 08/13/2026)
CR220 - Quadrant Intersection	This project covers the CR220 - Quadrant Intersection	Construction/Delivery > Construction/Delivery (12/18/2024 - 03/08/2026)
CR220 - SR21 To Henley	This project covers the upgrades to CR 220 from SR 21 to Henley Rd	Construction/Delivery > Construction/Delivery (12/18/2024 - 03/08/2026)
CR220 Baxley To Henley	Upgrades to CR220 - Baxley Rd. to west of Henley Rd.	Pre-Construction/Procurement > Pre-Construction/Procurement
CR220 Resurfacing Restoration And Rehabilitation Swim Pen Creek	This projects cover the RRR of CR 220 from Swimming Pen Creek to US 17	Construction/Delivery > Construction/Delivery
Doctors Lake Site Improvements	This project covers the site improvements for Doctors Lake.	Design > Design
Drain Field - Fire Station 23	This project is for the removal and replacement of the old drain field.	Construction/Delivery > Construction/Delivery (12/19/2024 - 03/20/2025)
Drainage - Breckenridge Drive	ARPA drainage project for Breckenridge Drive	Pre-Construction/Procurement > Pre-Construction/Procurement
Drainage - Capella Road	Underdrain improvement in ARPA for Capella Road	Post-Construction/Delivery > Post-Construction/Delivery
Drainage - Halperns Way	Drainage repair project in ARPA for Halperns Way	Post-Construction/Delivery > Post-Construction/Delivery
Drainage - Laurel Drive	ARPA drainage project for Laurel Dr	Post-Construction/Delivery > Post-Construction/Delivery
Drainage - Loch Rane Boulevard	Loch Rane Blvd drainage CIPP project	Post-Construction/Delivery > Post-Construction/Delivery
Drainage - Marquois Drive	ARPA drainage project for Marquois Drive	Construction/Delivery > Construction/Delivery
Drainage - Richard Lee Street	ARPA drainage project for Richard Lee St	Post-Construction/Delivery > Post-Construction/Delivery
Drainage - Robin Road	ARPA drainage project for Robin Road	Post-Construction/Delivery > Post-Construction/Delivery
Drainage - Storm Water	This project is a placeholder for various storm water drainage improvements and maintenance projects throughout the county.	Scope > Scope (10/01/2025 - 09/30/2026)
Drainage - Timberline Drive	ARPA drainage project for Timberline Dr	Post-Construction/Delivery > Post-Construction/Delivery
Drainage Oakleaf Sports Complex	This project covers Drainage Oakleaf Sports Complex	Design > Design
Emergency Management Overhang	This project covers tasks related to the emergency management overhang located at the EOC	Design > Design

Project Name	Project Description	Project Current Phase
Emergency Management Plans - Rewrite Develop and Update	For expenses/purchases needed to meet the appropriate qualifications in acquiring the Emergency Management Accreditation Program status to increase FEMA reimbursement percentages.	Construction/Delivery > Construction/Delivery
Environmental Center Compactors	This project is to replace four (4) aging 40-yard compactor receiver boxes currently in operation at each ECC.	Pre-Construction/Procurement > Pre-Construction/Procurement
Exterior Building Sealant	This project covers costs associated with the exterior building sealant	Construction/Delivery > Construction/Delivery
Exterior Painting of Emergency Operations Center (EOC)	Cleaning and painting of the exterior of the EOC including concrete fence in and out.	Scope > Scope (10/01/2024 - 10/01/2024)
Extrication Equipment	This project covers the purchasing of extraction equipment related to public safety.	Pre-Construction/Procurement > Pre-Construction/Procurement
Fairgrounds - FDACS Livestock Pavilion Infrastructure	This project covers the infrastructure for the livestock pavilion.	Construction/Delivery > Construction/Delivery (02/14/2025 - 02/01/2026)
Fairgrounds Events Center	This projects covers infrastructure improvements for the Clay County Fairgrounds	Design > Design
Fairgrounds Sewer Improvements	This project covers the improvements at the Clay County Fairgrounds, including but not limited to, sewer and water improvements.	Design > Design (03/24/2025 - 06/23/2025)
FEMA Hazard Mitigation - Indigo Branch Drainage - Design	This project covers FEMA Hazard Mitigation - Indigo Branch Drainage - Design	Design > Design
FEMA PA - Washington Avenue Cross Drain - FEMA 803155	Washington Avenue at Little Black Creek cross drain project	Post-Construction/Delivery > Post-Construction/Delivery
Fencing - Countywide	Repair, replace and install fencing throughout the County.	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Fencing - Regional Sports Complex	Installation of perimeter fencing at the Regional Sports Complex	Scope > Scope
Fire Master Plan	This project covers the cost associated with a master fire plan	Construction/Delivery > Construction/Delivery
Fire Rescue Logistics Overhang	Installation of an awning-like solid overhang at the Fire-Rescue Logistics facility.	Scope > Scope
Fire Rescue Storage Sheds	This project covers costs associated with the purchasing of storage sheds for Fire Rescue	Scope > Scope
Fire Station 1 - Branan Field	This project covers the tasks associated with Fire Station 1	Construction/Delivery > Construction/Delivery
Fire Station 13 - CR218 and CR217	This project is to cover the design and construction of Fire Station 13 in the Clay Hill area of the County - near CR218 and CR217.	Scope > Scope
Fire Station 13 Front Room Renovation	To renovate large front room to create new bunk room and storage.	Pre-Design > Pre-Design
Fire Station 14 - Kitchen Renovation	This covers tasks associated with the fire state 14 kitchen renovation project.	Post-Construction/Delivery > Post-Construction/Delivery
Fire Station 14 - Parking Lot Paving	This project covers the parking lot paving of FS 14	Post-Construction/Delivery > Post-Construction/Delivery
Fire Station 15 - Lake Asbury	This project is to cover the design and construction of fire station 15 in the Lake Asbury area of Clay County.	Design > Design (04/07/2025 - 04/07/2025)
Fire Station 16 - Penney Farms	This project is to cover the design and construction of Fire Station 16 in the Penney Farms area of the County - near CR218 and SR16.	Scope > Scope
Fire Station 17 Shower Addition	To add additional shower capacity for six person fire station.	Design > 90% Design (08/29/2025 - 10/10/2025)
Fire Station 18 - Bathroom Remodel	This project covers costs associated with remodel of the bathroom at fire station 18	Post-Construction/Delivery > Post-Construction/Delivery
Fire Station 18 Front Parking Lot Replacement	This project covers the demolition and reconstruction of the FS 18 parking lot, including, the striping of the parking lot and the Parking lot & Apparatus apron	Construction/Delivery > Construction/Delivery
Fire Station 18 HVAC Replacement	to replace and upgrade the HVAC system at station 18	Construction/Delivery > Construction/Delivery

Project Name	Project Description	Project Current Phase
Fire Station 21 - Willow Springs	This project is to cover the design and construction of Fire Station 21 near the Willow Springs development on CR315.	Scope > Scope
Fire Station 22 - Fleming Island	This project is to cover the design and construction of Fire Station 22 in the Fleming Island area of Clay County.	Design > Design
Fire Station 24 - Virginia Village	Project shall consist of the design and construction of the new Clay County Fire Station 24, located at the intersection of Sweat Road and CR 226. The total area of Fire Station 24 will be approximately 13,000 square feet.	Design > Design
Fire Station 5 - CR218 and Blue Jay	This project is to cover the design and construction of fire station 5 in the Clay Hill area of Clay County.	Scope > Scope
First Coast Connector CR315 To First Coast Expressway	Construction of the First Coast Connector CR315 To First Coast Expressway	Construction/Delivery > Construction/Delivery
First Coast Connector From US17 To CR315	Construction of the FCC from Maryland Ave. to US17	Pre-Construction/Procurement > Pre-Construction/Procurement (09/30/2024 - 09/30/2024)
Flashing Beacon Speed Indicators	This project covers purchase and installation of flashing beacon speed indicators	Pre-Construction/Procurement > Pre-Construction/Procurement
Fleming Island Library HVAC	This project covers the Fleming Island Library HVAC system.	Pre-Construction/Procurement > Pre-Construction/Procurement
Fleming Island Library Parking Lot	Resurface and stripe the existing Fleming Island Library parking lot.	Pre-Construction/Procurement > Pre-Construction/Procurement
Flock Cameras - Parks & Recreation	Placeholder to cover flock cameras for various parks throughout the county	Procurement/Delivery > Procurement/Delivery (10/01/2024 - 09/30/2025)
Flood Mitigation Assistance (FMA) 4055 Lazy Acres Rd	This project covers the Flood Mitigation projects being completed at Lazy Acres	Pre-Construction/Procurement > Pre-Construction/Procurement
Floor and Counter Replacements - Administration Building	This project covers costs associated with the floor and counter replacements in the admin building	Construction/Delivery > Construction/Delivery
Fox Meadow Playground	This project covers the purchase and installation of the fox meadow playground	Construction/Delivery > Construction/Delivery (06/28/2024 - 08/31/2025)
Front Elevators Modernization - Administration Building	This project covers costs associated with the modernization of the front elevators at the admin building	Post-Construction/Delivery > Post-Construction/Delivery
Gates Replacement and Repairs - EOC	Replacement and repairs to gates at the Emergency Operations Center.	Scope > Scope
Godbold Building Renovations and CCUA Transition	Building upgrades included kitchen for educational classes	Design > Current Status (09/16/2025 - 09/16/2025)
Godbold Building Repairs	This project covers costs associated with the repairs to the Godbold Building.	Pre-Construction/Procurement > Pre-Construction/Procurement
Governors Creek Boathouse Storage	This project covers the costs associated with the Governors Creek Boathouse Storage.	Post-Construction/Delivery > Post-Construction/Delivery
Green Cove Springs Fuel Station	This project covers costs associated with the Green Cove Springs Fuel Station	Post-Construction/Delivery > Post-Construction/Delivery
Green Cove Springs Library Roof	Roof replacement for the Green Cove Springs Library	Pre-Construction/Procurement > Pre-Construction/Procurement
Greenway Expansion	Design, Construction, and CEI of Clay County Greenway Expansion from Live Oak Lane, to Jennings State Forest. This will include parking areas, restroom facilities, trails, and other associated needs - PLACEHOLDER	Construction/Delivery > Construction/Delivery
Greenway Trail	This project includes the Design of trail from Live Oak LN to Jennings Park	Construction/Delivery > Construction/Delivery
Greenway Trail Construction Grant (FDOT)	This project includes paving Live Oak Lane, parking areas, restroom facilities, trails	Construction/Delivery > Construction/Delivery
Greenwood Drainage Improvements	Greenwood Drainage Improvements	Post-Construction/Delivery > Post-Construction/Delivery
Gun Range - Road Monument Sign	This project covers costs associated with a road monument sign for the Gun Range	Design > Design (11/26/2024 - 05/25/2025)

Project Name	Project Description	Project Current Phase
Gun Range - Shed	This project covers the shed at the gun range	Design > Design (11/25/2024 - 05/13/2025)
Gun Range - Shooting Lane Grade Work & Gutters	This project covers shooting lane grade work at the Clay County Gun Range as well as other shooting lane activities.	Design > Design (11/26/2024 - 05/25/2025)
Gun Range Office	This project covers costs associated with the Gun Range office	Scope > Scope
Hazmat Equipment	Equipment for handling hazardous materials.	Scope > Scope
Health Department Buildings Renovations-ARPA	Clay County Health Department provides a range of services to the community. Some services are free, or based on a sliding scale fee.	Post-Construction/Delivery > Post-Construction/Delivery
Historic Courthouse Roof Replacement	This covers the roof replacement of the Historic Courthouse in Green Cove Springs.	Design > Design
Homestead Road Drainage - Tanglewood	Homestead Road Drainage - Tanglewood	Post-Construction/Delivery > Post-Construction/Delivery
Hunter Douglas Playground	This project covers costs associated with the playground at Hunter Douglas Park	Post-Construction/Delivery > Post-Construction/Delivery
HVAC - Administration Building	This project covers costs associated with the Administration Building HVAC system	Post-Construction/Delivery > Post-Construction/Delivery
HVAC - Agriculture Agent	This project covers costs associated with HVAC unit at the agricultural agent facility	Post-Construction/Delivery > Post-Construction/Delivery
HVAC Replacement - Aging True - Green Cove Springs	Replacement and improvement of air conditioning equipment at the Aging True facility in Green Cove Springs.	Scope > Scope
HVAC Replacement - Aging True - Orange Park	Replacement and improvements to air conditioning equipment at the Aging True facility in Orange Park.	Scope > Scope
HVAC Replacement - EOC	Replacement and improvement of air conditioning equipment and ducts to provide cooling to the computer equipment room located on the first floor of the EOC. Proper cooling will allow the room to be secured in a high traffic area.	Scope > Scope
HVAC Replacement - Middleburg Library	Replacement and improvement of air conditioning equipment at Middleburg Library.	Scope > Scope
Image Trend Hospital Data Exchange	Software for data exchanges with hospitals while transporting patients.	Scope > Scope
Interior Renovation - Pier Station	Pier Station Park pavilion interior renovation.	Scope > Scope
Island Forest Basketball Court Demolition and Rebuild		Post-Construction/Delivery > Post-Construction/Delivery
ISO Class III Plan	Planning for International Organization for Standardization (ISO) Class III environmental cleanliness	Scope > Scope
Jail 2nd and 3rd Floor Renovations	Project shall consist of the design and construction of renovations to the Clay County Jail to provide secure inmate housing space and maximize the number of additional inmate beds for the Clay County Jail. The Project shall include the renovation of existing spaces into dormitories to provide immediate relief for additional housing. Services includes design Services and post-design Services during the construction of the Project. The design Services shall be performed by the Consultant at an accelerated pace within 3 months in accordance with Consultant's Proposal.	Design > Design (01/15/2025 - 05/07/2025)
Judicial Facility Master Plan	To create a plan for current and future Courthouse needs.	Construction/Delivery > Construction/Delivery
Keystone Heights Lakes Projects	This project is a supportive project related to restoring the lake levels in Keystone Heights.	Construction/Delivery > Construction/Delivery
Knight Boxx and CR220 Drainage Improvements	Knight Boxx and CR220 Drainage Improvements	Post-Construction/Delivery > Post-Construction/Delivery

Project Name	Project Description	Project Current Phase
Lake Brooklyn Site Improvements	Site plan and construction to include parking, and amenity improvements to Lake Brooklyn Park and boat ramp.	Scope > Scope
Lake Geneva Restoration	Cut trees down to stumps growing in Lake Geneva to expand usable waterways and remove below the surface boating hazards.	Scope > Scope
Lake Geneva Site Improvements	Design and construction to include parking improvements and restroom to Lake Geneva boat ramp.	Pre-Design > Pre-Design
LAP - CR220 Intersection Improvements - Lakeshore Dr. to Old Hard Rd.	This project includes CR220 Intersection Improvements - Lakeshore Dr. to Old Hard Rd.	Construction/Delivery > Construction/Delivery
LAP Project Management - Intersection Design CR220		Post-Construction/Delivery > Post-Construction/Delivery
LAP Project Management - Sidewalk CR218	This projects covers the installation of sidewalks from Clay Hill Elementary to Taylor Road along County Road 218.	Post-Construction/Delivery > Post-Construction/Delivery
Leachate System Improvements	This project covers the Leachate System Improvements tied to Environmental Services	Pre-Construction/Procurement > Pre-Construction/Procurement
Lighting - Walter Odum Park	Installation of light towers providing light to playing fields for activities after dusk.	Scope > Scope
Live Oak Construction	This project covers live oak construction projects	Construction/Delivery > Construction/Delivery
Main St. Park Expansion & Boat Ramp Upgrades	This project covers costs associated with the Main street park and boat ramp expansion and upgrades	Scope > Scope
Maintenance Shed Office - Fairgrounds	Installation of a shed to house maintenance machinery and provide a small office for staff.	Scope > Scope
Middleburg Colored School Grant	Middleburg Colored School Funds will be used to hire a historic preservation architect to conduct a historic structure report.	Pre-Design > Pre-Design (05/27/2025 - 10/01/2026)
Middleburg Substation Doors	Replacement doors for substation	Construction/Delivery > Construction/Delivery
Middleburg Substation Lift Station	Design and construction of lift station for Sheriff's Office Middleburg substation.	Construction/Delivery > Construction/Delivery
Mobile Command Post Refurbish	This project covers costs associated with the refurbishment of the mobile command post.	Pre-Construction/Procurement > Pre-Construction/Procurement
Mobile Radio Tower	Placeholder for tower maintenance	Post-Construction/Delivery > Post-Construction/Delivery
Mobility Project - NS3 and EW1 Project 8		Scope > Scope (10/01/2024 - 09/30/2025)
Moccasin Slough Classroom	This project is for the Nature Center with Restroom building as part of the FCT Management Plan for Moccasin Slough.	Pre-Design > Pre-Design
Moccasin Slough Tower Boardwalk	Moccasin Slough is located off of Highway 17. This 255-acre park invites you to explore the trails, one fitness trail, a playground and a covered pavillion.	Design > Design (07/07/2022 - 06/30/2025)
Monument Signs	PLACEHOLDER-This projects serves as a placeholder for various monument signs within the county	Pre-Construction/Procurement > Pre-Construction/Procurement
Moody Avenue Emergency Repair	Emergency replacement of an existing box culvert on Moody Avenue, just north of the Dye-Clay Family YMCA.	Post-Construction/Delivery > Post-Construction/Delivery
Moody Park Playground Remodel	Replacement of playground unit, drainage system and pour in place surface due to age.	Pre-Construction/Procurement > Pre-Construction/Procurement

Project Name	Project Description	Project Current Phase
Multi Factor Authentication Implementation	The Multi-Factor Authentication (MFA) project strengthens the security of our systems by requiring users to verify their identity through a second step—such as a code sent to their phone or physical key—beyond just a password. This added layer of protection helps prevent unauthorized access, even if a password is stolen or compromised. The goal is to safeguard sensitive data, improve cybersecurity resilience, and protect both employees and county services from increasing cyber threats.	Construction/Delivery > Construction/Delivery (09/30/2025 - 09/30/2025)
Multi-Agency Storage Warehouse	Storage warehouse to be used by multiple agencies within the County.	Scope > Scope
Multidisciplinary Team (MDT) Equipment	Multidisciplinary Team (MDT) equipment for first responders.	Scope > Scope
National Fitness Campaign Grant 2023	National Fitness Campaign Grant Purchase, install and launch outdoor Fitness Court.	Pre-Design > Pre-Design
Neptune Park Phase II	This phase include a new ball field, parking expansion, storage and a playground.	Construction/Delivery > Construction/Delivery
Network Security Upgrades	This project covers Cyber Security Enhancements	Post-Construction/Delivery > Post-Construction/Delivery
Oakleaf / Eagle Landing Signal	This project includes the Oakleaf / Eagle Landing Signal	Post-Construction/Delivery > Post-Construction/Delivery
Oakleaf Library	This project covers costs associated with the new library in Oakleaf	Pre-Design > Pre-Design (11/12/2024 - 08/12/2025)
Oakleaf Playground	This project covers the oakleaf playground	Construction/Delivery > Construction/Delivery
Office Space Conversion/Remodel	Project to convert/remodel an existing space into offices	Scope > Scope
Omega Park - CCUA Connection	This project covers the planning and design services for the Clay County Omega Park CCUA connection	Design > Design
Omega Park - Lighting	This project covers costs associated with lighting at Omega Park	Pre-Construction/Procurement > Pre-Construction/Procurement
Orange Park Library Improvement Plan	Increase the size and capacity of the meeting room, including an ADA compliant kitchen, and increase the size and capacity of the storytime room.	Scope > Scope
Park and Recreation Pressure Washing	Pressure washing services for park playgrounds, pavilions and courts.	Scope > Scope (10/01/2024 - 09/30/2025)
Park and Recreation Tree Removal	Various tree and limb removal at County parks.	Construction/Delivery > Construction/Delivery (10/01/2024 - 09/30/2025)
Parks - Eagle Harbor - Drainage Improvements	This project includes drainage improvements at the Eagle Harbor park- DESIGN	Construction/Delivery > Construction/Delivery
Parks - Island Forest Playground	This project includes a playground at Island Forest Park	Post-Construction/Delivery > Post-Construction/Delivery
Parks - Ronnie Van Zant - Dock Replacement & Erosion Control/Stabilization	The Ronnie Van Zant Memorial Park is a public memorial park located in Lake Asbury, Clay County, Florida. The park was built in memory of Ronnie Van Zant, vocalist of Southern rock group Lynyrd Skynyrd and is located off of Sandridge Road.	Post-Construction/Delivery > Post-Construction/Delivery

Project Name	Project Description	Project Current Phase
Parks - Walter Odum Park - Drainage Improvements	This is for DESIGN. Walter Odum Community Park is a 6.5 acre facility that is leased to the Police Athletic League of Clay County, Inc. The PAL provides; Youth Baseball Flag Football Youth Football Summer Basketball Youth Cheerleading This project is to cover drainage improvements to	Construction/Delivery > Construction/Delivery
Parks and Recreation Program Equipment	Various equipment and supplies for Parks and Recreations programs	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Parks and Recreation Special Events Equipment	Various equipment and supplies for Parks and Recreation large scale events.	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Parks System Master Plan	This project covers the implementation of the Parks System Master Plan	Post-Construction/Delivery > Post-Construction/Delivery
Paul Armstrong Park Parking Expansion	Improvements and parking expansion for park	Construction/Delivery > Construction/Delivery
PCs - Laptops - Monitors	Continuing annual project to capture funds for purchase of County wide PC's, laptops and monitors as needed	Construction/Delivery > Construction/Delivery (10/01/2024 - 09/30/2025)
Pedestrian Improvements on Evergreen Lane	This project cover the Design of Pedestrian Improvements on Evergreen Lane	Pre-Construction/Procurement > Pre-Construction/Procurement
Plantation Oaks Maintenance Shed	this project covers the Plantation Oaks Maintenance Shed	Scope > Scope
Pond to Park	Designs and construction to include walking path around College Drive.	Scope > Scope (10/01/2025 - 09/30/2026)
Portables	This project covers the portables at the gun range including the driveway installation to access designed ADA parking spaces.	Design > Design (11/26/2024 - 05/13/2025)
Program and Space Analysis for Emergency Operations Center (EOC)	Program and space analysis to be completed for Emergency Management and the EOC.	Scope > Scope (10/01/2025 - 09/30/2026)
Public Safety Training Relocation	This project covers costs associated with the relocation of Public Safety Training	Post-Construction/Delivery > Post-Construction/Delivery
Public Works Office - Sleepy Hollow	To construct an office for the Sleepy Hollow Pit site per approval at August LRP meeting	Scope > Scope
Purvis System Rollout	Multilocation and integrated communications systems for alerting and dispatching first responders.	Scope > Scope
Radar Road US17 to Town Center Boulevard	Extending Radar Road from US 17 to Town Center Blvd	Design > Design (07/26/2024 - 05/05/2025)
Radio Replacements - Motorola	Replace obsolete hand-held radio units.	Scope > Scope
Radio Tower - Sleepy Hollow	This project covers the construction of a new radio tower at Sleepy Hollow.	Construction/Delivery > Construction/Delivery (11/26/2024 - 06/30/2026)
Radio Tower Equipment Replacement	This project serves as a placeholder for radio tower equipment replacement and maintenance.	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Radio Tower Upgrades	This project includes the upgrades to the following tower: Keystone.	Construction/Delivery > Construction/Delivery (12/12/2023 - 09/30/2025)
Regional Park	This project covers costs associated with the regional sports complex	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Regional Sports Complex	This project is for the design and construction of a multi-phase regional sports park for Clay County. T	Design > Design (05/30/2025 - 05/30/2025)
Regional Sports Complex Security Measures	To allocate funds for enhancing security for the sports complex	Scope > Scope

Project Name	Project Description	Project Current Phase
Regional Sports Equipment	This project covers costs associated with the Regional Sports Equipment	Pre-Construction/Procurement > Pre-Construction/Procurement (10/01/2024 - 09/30/2025)
Relocate Girl Scout Building	This project covers the costs associated with relocating the Girl Scout building at Camp Chow	Construction/Delivery > Construction/Delivery
Remote Lighting System for Parks	Remote lighting system and software for ball fields and amenities.	Pre-Construction/Procurement > Pre-Construction/Procurement
Restroom Renovation - Orange Park Library	Renovation and improvements to restrooms at the Orange Park Library.	Scope > Scope
Restrooms - Omega Park	Renovations and improvements to restrooms at Omega Park.	Scope > Scope
Resurfacing Recreational Courts	Striping or restriping, painting or repainting, coating, sealing, or repairs to court surfaces and amenities. Demolition will be approved on a case-by-case basis.	Construction/Delivery > Construction/Delivery (10/01/2024 - 09/30/2025)
Ronnie Van Zant Court Lighting	Lighting, of basketball, tennis, and pickleball courts	Scope > Scope
Rosemary Hill HVAC Unit Upgrade	Upgrade to several components of the system to allow Facilities access for routine repairs and maintenance	Construction/Delivery > Construction/Delivery
Safe Streets and Roads for All FY2023	Funding to develop a comprehensive Safety Action Plan that will be used to identify projects aimed as reducing transportation hazards and reducing roadway-related fatalities to zero.	Pre-Construction/Procurement > Pre-Construction/Procurement
Sandridge - Henley - CR209	Upgrades to CR 739B from Henley Rd to West of CR 209	Construction/Delivery > Construction/Delivery
School Zone Beacon Time Switches	Hardware and software data support for 160 school zone beacon time switches to go automated, including the trade in allowance of the RTC time clocks	Scope > Scope
Self-Contained Breathing Apparatus	Purchase Self-Contained Breathing Apparatus (SCBA) for water rescue or recovery situations.	Scope > Scope
Self-Contained Breathing Apparatus - Compressors	Compressors 11 and 20 for Self-Contained Breathing Apparatus (SCBA).	Scope > Scope
Servers	This project covers costs associated with the county servers	Pre-Construction/Procurement > Pre-Construction/Procurement
Sidewalk - CR218 Clay Hill Elementary to Taylor Road	This projects covers the installation of sidewalks from Clay Hill Elementary to Taylor Road along County Road 218.	Post-Construction/Delivery > Post-Construction/Delivery
Sidewalk - Doctors Inlet Elementary School	This project covers costs associated with the sidewalk project at Doctors Inlet Elementary School	Post-Construction/Delivery > Post-Construction/Delivery
Sidewalk Repair Services	This project covers costs associated with various sidewalk repairs.	Construction/Delivery > Construction/Delivery (10/01/2024 - 09/30/2025)
Sidewalks - Construction	This project code covers the construction of sidewalks throughout Clay County	Construction/Delivery > Construction/Delivery (10/01/2024 - 09/30/2025)
Small Business Development Center (SBDC) - University of North Florida (UNF)	Continued funding from ARPA approved at the 4/9/24 BCC meeting	Procurement/Delivery > Procurement/Delivery
Solid Waste Class I and C&D Building Improvements	for the design and construction improvements to the Class I and C&D buildings at Rosemary Hill	Scope > Scope
Solid Waste Materials Recovery Facility Improvements	This project covers the upgrades to the solid waste materials recovery facility	Construction/Delivery > Construction/Delivery (02/04/2025 - 11/17/2025)
Solid Waste Transfer Station	Project for the design and construction of a new transfer station at Rosemary Hill	Pre-Design > Pre-Design
Spencer Industrial Complex	This project covers costs associated with spencer industrial complex	Pre-Construction/Procurement > Pre-Construction/Procurement (02/06/2025 - 03/25/2025)
Sports Venues Scoreboards	This project covers Sports Venues Scoreboards	Pre-Construction/Procurement > Pre-Construction/Procurement
SR23/Frontage Trail Ridge	This project covers the SR 23 Frontage Road at Trail Ridge.	Pre-Design > Pre-Design

Project Name	Project Description	Project Current Phase
Station 20 Green Cove Springs	This project is to design and construct Fire Station 20 in the Green Cove Springs area of Clay County.	Post-Construction/Delivery > Post-Construction/Delivery (09/26/2025 - 09/26/2025)
Storage Building - Traffic Division and Signs & Street Striping	Design and construct an equipment storage building for the Traffic Division and Signs & Street Striping. Site TBD.	Scope > Scope
Storm Water Infrastructure Study	Storm Water Infrastructure Study for Clay County	Construction/Delivery > Construction/Delivery (01/01/2025 - 06/30/2025)
Storm Water Repairs	Coordinate and schedule repairs to storm water systems for the fiscal year.	Scope > Scope
Storm Water Study	Clay County Storm Water Study	Pre-Construction/Procurement > Pre-Construction/Procurement
Substance Use Disorder Recovery Center	This project covers costs associated with SUD Recovery Center at the Bear Run Facility	Design > Design
SUNTrail Long Bay - Old Jennings to Live Oak Lane	This project covers costs associated with SUNTrail Long Bay from Old Jennings to Live Oak Lane	Design > Design
Tactical Vest Replacement	Replacement of tactical vests	Scope > Scope
Tax Collector Office - Keystone Heights	This project covers the design and construction/updates for the tax collectors office in Keystone Heights.	Construction/Delivery > Construction/Delivery (02/11/2025 - 11/28/2025)
Tax Collector Office - Orange Park	This project covers the costs related to the tax collector office in Orange Park	Construction/Delivery > Construction/Delivery (02/17/2025 - 12/15/2025)
Thunderbolt Park Playground	Installation of new exterior commercial playground equipment with shade structure.	Post-Construction/Delivery > Post-Construction/Delivery
Thunderbolt Park Well	This project covers costs associated with the well at Thunderbolt Park	Pre-Construction/Procurement > Pre-Construction/Procurement
Training Equipment - Fire Rescue	Training equipment for Fire-Rescue personnel.	Scope > Scope
Treehouse #1 Replacement	This project covers the Treehouse #1 Replacement designs	Design > Design (12/20/2024 - 07/05/2025)
Tumbleweed Drive - Tanglewood Village Drainage	Tumbleweed Drive - Tanglewood Village Drainage	Post-Construction/Delivery > Post-Construction/Delivery
Twin Lakes Lighting and Parking Improvements	Lighting of pickleball court and parking improvement	Pre-Construction/Procurement > Pre-Construction/Procurement
Upgrade Cyber Security Platform	Hardware, software and professional services upgrades	Pre-Construction/Procurement > Pre-Construction/Procurement
Urban Search and Rescue (USAR) Equipment	Urban Search and Rescue (USAR) equipment for first responders.	Scope > Scope
Vehicles for Special Response	This project covers costs associated with purchasing vehicles for special response	Pre-Construction/Procurement > Pre-Construction/Procurement
Video Storage and Camera System Upgrades - MIS	This project covers various Video Storage and Camera systems upgrades. Including, but not limited to, Cameras for the Libraries and Administration Building	Post-Construction/Delivery > Post-Construction/Delivery
W E Varnes Lighting and Parking Improvement	Lighting of pickleball court and parking improvement	Pre-Construction/Procurement > Pre-Construction/Procurement
Way Free Clinic - Mobile Medical	This project covers costs associated with the mobile unit for the Way Free Medical Clinic.	Post-Construction/Delivery > Post-Construction/Delivery
Way Free Medical Clinic Demolition	demolition of the Way Free Medical Clinic building	Construction/Delivery > Construction/Delivery (01/29/2025 - 03/15/2025)
Window Replacement - Middleburg Library	Replacement and installation of high efficiency windows at the Middleburg Library to lower utility costs and provide increased performance during storms.	Scope > Scope

Capital Projects

Mailing Address:
Post Office Box 1366
Green Cove Springs, FL 32043

Physical Address:
477 Houston Street
Admin. Bldg., 4th Floor
Green Cove Springs, FL 32043

Phone: 904-529-4260

County Manager
Howard Wanamaker

Commissioners:

John Sgromolo
District 1

Alexandra Compere
District 2

Jim Renninger
District 3

Betsy Condon
District 4

Dr. Kristen Burke
District 5

www.claycountygov.com

SUBJECT: Bonded Transportation Program (BTP) Update

DATE: December 09, 2025

SUBMITTED BY: Edwin Dendor, BTP Program Administrator

BTP MISSION STATEMENT: To design and build the safest and most efficient roadway and drainage system for the projects defined in the bonded transportation program.

Program update through **December 02, 2025**:

- **Project #1 – CR 218 from Masters Rd to Pine Tree Lane:**

The County's team and Anderson Columbia (AC) continued their bi-monthly status meetings. AC completed the installation of drainage structures, pipes, demolition of existing driveways along the south side of this project. AC finished placing sub-base, curbing, sidewalks and limestone base and placed tack coat within this area and then followed up with the first base course of asphalt. Traffic was then switched to the new asphalted section on the Southside of the corridor. AC then shifted their work efforts to the northside of the corridor by removing the old asphalt on the northside of the roadway. The project schedule is under evaluation by the project team for potential adjustments. This project is on schedule with 57% paid out (through 9/30/25, end of the fiscal year) and 91% of time used.

Asphalt Paving

Paving Aster Rd

Traffic Switch to the Southside of CR 218

- **Projects #2 - (CR209)** East of the railroad tracks traffic continued flowing on the northside of CR209 while Superior (SCC) continued the installation of sub-base and base material, installation of storm-drain pipe, as well as installation of curbing and sidewalk on the south side of this section of road. SCC finished installing the storm-drain pipe, structures, sidewalk, and curbing and placed the initial lift of asphalt along Russell Road, north of and at the CR315B intersection.

A traffic switch is anticipated the week of December 8th. This traffic shift will place traffic onto the new asphalt on CR 315B and CR 209 west of the railroad. This project is on schedule with 67% paid out and 54% of the time used.

Paving on Russell Road

Drainage Installation on Russell Road

Finishing Concrete

- **Project #3B -** (Connects the east-end of project #4 on Sandridge Road and runs through the roundabout to CR209B). The County, GAI and Kiewit held their bi-monthly status meetings. Kiewit continued the installation of stormwater structures and pipes, sub-base and base material through the corridor. Asphalt was placed on the Sandridge section and traffic was shifted to the outer lanes while the interior median section is being developed. Sub-base and base material and curbing was placed in the roundabout area and the sidewalk is being developed along the eastside of Russell Road. The contractors project schedule remains in dispute by Kiewit and the County. This project is 52.6% paid out (through 9/30/25, end of the fiscal year) and 118% of time elapsed.

Median Base Work

Curb Installation

- **Project #5 (CR220) -** The team received the USACOE permit on November 13th. Jacobs completed the new pond design while WGI reviewed and finalized the wetland impacts for the revised pond location. The designer can now request a permit modification to include the new pond location. Plan sets will be signed and sealed once the permit modifications are issued.
- **Project #6A (CR315) -** The team is finalizing updated wetland functional scores this week to submit for ACOE approval. Plans will be signed and sealed when the permits are issued. The government shut down affected the time for the permit approval.

- ***Completed BTP Projects*: #3A, #4 and #6B.**

- **Overall,** the team continued to:
    - Hold Owner Rep progress meetings covering Key Process Indicators while ramping down overall BTP Owner Rep services as the program comes to closure,
    - Receive multiple invoices and made multiple payments to various vendors as well as issued multiple new fiscal year Purchase Orders to vendors,
    - As of December 2nd, 2025, the Program has expended $142M ($131M in Bond Funds).
- **WGI continues** to work across the entire program on:
    - Refining the BTP financial forecast and tracking project risk factors,
    - Plan reviews, coordinating and guiding designs including interface discussions, and coordination with stakeholders,
    - Developing project closeout documentation as each project draws to a close in the program.

Project Information

Commissioner / District	Project Name/Location	Project Limits	Length	# Lanes	Lane Mileage	WGI Project Manager	Designer / Contractor	Project Description	Clay County Budget	Construction Start Date	Construction End Date
Betsy Condon / D4	**No. 1 CR 218 / Middleburg**	**Masters Road to Pine Tree Lane**	1.30	4.0	5.2	C. Campos	D-WGI, C-Anderson Columbia	Design and reconstruct two lane roadway section into four lanes urban section with median/turn lanes, bike lanes, curb & gutter, and sidewalks on CR218 from Masters Rd to Pine Tree Lane.	$ 26,200,205	Summer 2024	Spring 2026
Kristen Burke / D5	**No. 2 CR 209 (Russell Rd) / Lake Asbury**	**From CR 315B to US 17 and from CR 315 to South of Peter's Creek**	1.10	4.0	4.4	J. Mattox	D-Jacobs, C-Superior	Design and reconstruct two lane roadway into four lanes urban section with median/turn lanes, bike lanes, curb & gutters, and sidewalks on CR209 from Peters Creek bridge south to US 17.	$ 32,687,437	Spring 2024	Spring 2027
Kristen Burke / D5	**No. 3A & 3B CR 209 (Russell Rd) / Lake Asbury**	**From Sandridge Rd to Peter's Creek Bridge**	1.00	2.0	2.0	C. Campos	)-GAI, C-Kirby (3A)/Kiewit (3B	3A) Operational improvements at the intersection of Oak Stream Drive & CR 209 and Watkins Rd & CR 209. 3B) Sandridge widening and realignment with CR 209B. Operational improvements at the intersection of CR 209 & CR 209B.	$ 30,314,099	Summer 2024	3A) Summer 2024 Completed 3B) Spring 2026
Kristen Burke / D5	**No. 4 CR 739B (Sandridge Rd) / Lake Asbury**	**From Henley Rd to West of CR 209 (Russell Rd)**	2.80	3.0	8.4	C. Campos	D-GAI, C-Kiewit	Design and reconstruct two lane roadway section into three lanes with turn lanes, bike paths, curb & gutter, and sidewalks on CR739B from Henley Road to just west of CR209.	$ 33,057,930	Summer 2023	Summer 2025 Completed
Kristen Burke / D5	**No. 5 CR 220 / Middleburg**	**From Baxley Rd to West of Henley Rd**	1.00	4.0	4.0	J. Mattox	D-Jacobs, C-TBD	This project is being phased following the construction of the quadrant intersection at Henley Rd.	$ 4,710,898	TBD	TBD
Kristen Burke / D5	**No. 6A. Green Cove Springs / Lake Asbury – CR 216 (Cathedral Oak Parkway)**	**From Maryland Ave to US 17**	1.00	2.0	2.0	J. Mattox	D-Jacobs, C-Superior	Ultimate 4-lane section from US 17 to Maryland Ave	$ 8,007,082	TBD	TBD
Kristen Burke / D5	**No. 6B CR 216 (Cathedral Oak Parkway) / Green Cove Springs**	**From SR 23 to Maryland Ave**	3.30	2.0	6.6	T. Richards	D-RS&H, C-Superior	Design and construct two new roadway lanes with a grass median, bike lanes, and sidewalks from SR23 to Maryland Ave.	$ 43,507,932	Fall 2023	Fall 2025 Completed
			11.5		**32.6**			TOTAL BUDGET	**$ 178,485,583**		

Board Members	Project Description	Project Limits	Length	# Lanes	Lane Mileage	Project Manager	Designer / Contractor	Typical Section /Description	Clay County Budget	Construction Start Date	Construction End Date
UNDER CONSTRUCTION											
				Total Lane Miles	**0.0**			TOTAL (CONSTRUCTION)			
								GRAND TOTAL	**$ 178,485,583.00**		

Engineering Department Update

12/09/2025

- **PRJ100414 CR 220 Lakeshore Drive/Old Hard Road intersection improvements**. Substantial completion inspection passed on December 2, 2025. The FDOT contract completion date for this project is February 26, 2026.

- **PRJ100212** -Work continues on the CR 220 widening project, from Knight Box Road to Hollars Place. The project is on schedule (completion date: Summer, 2026). New pavement, and a lane shift, have been recently completed on the west side of Henley Road. Bridge construction continues with the bridge deck nearing completion. New pavement is scheduled on CR 220 near Joe Johns Road and the bridge replacement area this week. Continue to practice safe and courteous driving in the construction zones.

CR 220 Bridge Replacement: Looking west

CR 220 Bridge Replacement: Looking east

- **The Live Oak Lane/Greenway Trail project** is continuing on-schedule. The contractor has completed roadway paving to the trail crossing, located immediately north of the Park Visitor Center. Please note, the posted speed limit of Live Oak Lane is 25 mph. Excessive speed has been noted by the contractor and inspection team. The Clay County Sheriff's Office has been notified of the speeding issue. **Please drive safely.**

Live Oak Lane: Looking north from Old Jennings Road

Live Oak Lane @ Allaboard Road: Looking west from Live Oak Lane

Live Oak Lane @ Visitor Center entrance: Looking north from Live Oak Lane

- **Spencer Industrial Drive** is continuing on-schedule. The CR 218 improvements are scheduled for paving next month. The initial lift of asphalt pavement for all 4-lanes was recently completed. Project completion is early Spring, 2026.

CR 218 Lane improvements: Looking northwest (toward US 301) from Spencer Ind. Drive

Spencer Industrial Drive: Looking south (toward CR 218)

FDOT Update

- **US 17 Resurfacing, Restoration, and Rehabilitation:** -
  Despite the contractor's best efforts to complete the friction course on US 17 (Water Oak Lane to Eagle Harbor Parkway), colder nighttime temperatures have halted paving operations. Work is expected to resume in Spring 2026, when seasonal conditions are favorable.

  -In the meantime, the contractor is reallocating resources to the Green Cove Springs project (Black Creek to Oak Street), where paving activities are scheduled to begin the week of December 8. This project allows for daytime lane closures, when temperature ranges are suitable for paving.

- **Blanding Boulevard (SR 21) @ Wells Road Intersection improvements:**
  -Work continues on the project with signal pole installations and lane shifts in progress. Scheduled project completion is summer, 2026. The Orange Park Northway resurfacing project will begin the week of December 15, 2025 and should be complete in 4-5 days.

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE:

FROM:
Administrative and Contractual Services

SUBJECT:

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Upcoming Bids_December_January	Backup Material	12/5/2025	Upcoming_Bids_December_January.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Administrative and Contractural Services	Streeper, Lisa	Approved	12/3/2025 - 3:48 PM	Item Pushed to Agenda

PROJECT DESCRIPTION	DEPARTMENT	ESTIMATED BCC AWARD
ISSUED/ACTIVE		
RFB No. 24/25-086, Agronomic Services for County Parks	Grounds Maintenance	1/13/2026
RFB No. 25/26-014, Clay County Public Safety Physicals	Public Safety	1/27/2026
RFB No. 25/26-013, Lake Geneva Restoration Project	Engineering	1/27/2026
UPCOMING IN DECEMBER - JANURARY (in no certain order)		
RFB No.25/26-005, Tile Replacement - Clay County Jail	Capital Projects/CCSO	
RFB No. 25/26-015, Preventative Generator Maintenance	Public Works	
RFB No. 25/26-024, County Wide Uniform Rental and Cleaning Services	Purchasing	
RFQ No. 25/26-016, Construction Engineering and Inspection Services for SUN Trail	Engineering	
RFB No. 25/26-017, Fire Alarm Upgrade at the Jail	Facilities/CCSO	
RFP No. 25/26-018, Debris Removal Services	Emergency Management	
RFQ No. 25/26-004, Continuing General Engineering Consulting, Planning and Designing Services	Engineering/Planning	
RFP for CDBG - Sapp Lane Home Rehabilitation	Grants	
RFP for Public Safety Sheds	Capital Projects/Public Safety	
Stormwater Pond Mowing	Public Works	
P3 for Public Safety Complex	Capital Projects	

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE: 12/1/2025

FROM: Richard Smith, County Engineer

SUBJECT:

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	NFTPO 2026 Priority Projects List	Backup Material	12/5/2025	NFTPO_2026_Priority_Projects_List.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/3/2025 - 3:48 PM	Item Pushed to Agenda

Engineering Department

Post Office Box 1366
Green Cove Springs, FL
32043

Area Code: 904
Phone: 284-6301
Fax: 278-4708

County Manager
Howard Wanamaker

Commissioners:

John Sgromolo
District 1

Alexandra Compere
District 2

Jim Renninger
District 3

Betsy Condon
District 4

Dr. Kristen Burke
District 5

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MEMORANDUM

TO: Clay County Board of County Commissioners

FROM: Richard C. Smith, Jr. Engineering Director

DATE: December 9, 2025

SUBJECT: 2026 TPO Project Priority List

Issue:

The North Florida Transportation Planning Organization (TPO) is requesting Clay County submit its project priority list for 2026.

Project Priority List:

Each year the North Florida TPO requests that each County and municipality submit an updated list of priority projects. The list of priority projects identifies potential projects to be funded in the new fifth year of the FDOT Work Program. However, by creating the Strategic Intermodal System (SIS) and the Transportation Regional Incentive Program (TRIP) in Florida, the "List of Priority Projects" now includes potential projects to be funded in other years of the FDOT Work Program under the SIS and TRIP programs."

Requests from municipalities are submitted to the TPO separately. However, the TPO has requested that any project requests from municipalities be included with the County's list. Each of the municipalities' projects are included in this list but should be evaluated by the TPO on their own merits.

2026 Clay County List of Priority Projects
Adopted by Clay County Board of County Commissioners
DATE

Priority	2025 Priority	Facility	Improvement	From	To
1	1	SR 16	Widen to 4 lanes	SR 23 Interchange	Green Cove Springs (west city limits)
2	2	US 17	Widen to 6 lanes	End of exist. 6-lane south of Town Center Blvd.	CR 315
3	4	CR 315/CR 216 (Cathedral Oak Parkway)	Widen to 4 lanes	SR 23 Interchange	US 17
4	5	Old Jennings Road	Widen to 4 lanes	SR 23 Interchange	Long Bay Road
5	--	Knight Boxx Road	Safety improvements Widen to 5 lanes	CR 220	SR 21
6	6	CR 218 (west of SR 21)	Widen to 4 lanes	US 301	Masters Road
7	7	CR 209 (Russell Road)	Widen to 4 lanes and Bridge Replacement (Bridge #710014)	CR 315B	Henley Road
8	8	CR 218 (east of SR 21)	Widen to 4 Lanes	CR 216 (Cathedral Oak Parkway)	Black Creek Bridge
9	9	Cheswick Oaks Avenue	New Construction	SR 23 Interchange	Gadwall Road (Current end of Cheswick Oaks Avenue)
10	10	CR 220	Widen to 4 Lanes	SR 21	Hollars Place
11	11	SR 21	Intersection Improvements	Halprens Way	Putnam County line
12	12	SR 21	Intersection Improvements	Knight Boxx Road	Duval County line
13	13	Feed Mill Road	New 2 lane construction in 4-lane right-of-way	Sandridge Road	CR 216 (Cathedral Oak Parkway)
14	14	Canova Road	Widen to 3 lanes	CR 220	Old Hard Road
15	18	Immokalee Road	Shoulder widening, safety improvements	CR 220	SR 100 (Bradford County)
16*	16	SR 16 @ CR 218	Add turn lanes		
17	17	Long Bay Road	New Construction	Old Jennings Road	Current end of Long Bay Road
18	--	Old Hard Road Road	Shoulder widening, safety improvements	SR 21	Canova Road
19	19	CR 214	Shoulder widening, safety improvements	SR 100	SR 21 (Bradford County)
20	20	Rolling View Boulevard	New Construction	EW 1B (APF Road)	CR 216 (Cathedral Oak Parkway)

*- as recommended by Town of Penney Farms

2025 Clay County List of Priority Projects
Adopted by Clay County Board of County Commissioners
January 14, 2025

Priority	2024 Priority	Facility	Improvement	From	To
1	2	SR 16	Widen to 4 lanes	SR 23 Interchange	Green Cove Springs (west city limits)
2	3	US 17	Widen to 6 lanes	End of exist. 6-lane south of Town Center Blvd.	CR 315
3	4	CR 217	Shoulder widening, safety improvements and Bridge Replacement	CR 218	SR 228 (Duval County)
4	5	CR 315/CR 216	Widen to 4 lanes	SR 23 Interchange	US 17
5	--	Old Jennings Road	Widen to 4 lanes	SR 23 Interchange	Long Bay Road
6	6	CR 218 (west of SR 21)	Widen to 4 lanes	US 301	Masters Road
7	7	CR 209 (Russell Road)	Widen to 4 lanes and Bridge Replacement (Bridge #710014)	CR 315B	Henley Road
8	8	CR 218 (east of SR 21)	Widen to 4 Lanes	CR 216 (Cathedral Oak Parkway)	Black Creek Bridge
9	9	Cheswick Oaks Avenue	New Construction	SR 23 Interchange	Current end of Cheswick Oaks Avenue
10	1	CR 220	Widen to 4 Lanes	SR 21	Hollars Place
11*	10	SR 21	Intersection Improvements	Halprens Way	Putnam County line
12	11	SR 21	Intersection Improvements	Knight Boxx Road	Duval County line
13	12	Feed Mill Road	New 2 lane construction in 4-lane right-of-way	Sandridge Road	CR 216 (Cathedral Oak Parkway)
14	13	Canova Road	Widen to 3 lanes	CR 220	Old Hard Road
15*	--	SR 21 @ SR 100	Add turn lanes		
16**	15	SR 16 @ CR 218	Add turn lanes		
17	--	Long Bay Road	New Construction	Old Jennings Road	Current end of Long Bay Road
18	--	Immokalee Road	Shoulder widening, safety improvements	SR 21	SR 100 (Bradford County)
19	--	CR 214	Shoulder widening, safety improvements	SR 100	SR 21 (Bradford County)
20	--	Rolling View Boulevard	New Construction	EW 1B (APF Road)	CR 216 (Cathedral Oak Parkway)

*- as recommended by City of Keystone Heights
**- as recommended by Town of Penney Farms

SUN Trail Projects:
The Shared-Use Nonmotorized (SUN) Trail program provides funding to help communities develop the statewide system of high-priority (strategic) paved trail corridors for bicyclists and pedestrians. This SUN Trail network, which includes a combination of existing, planned and conceptual multiple-use trails, is a refined version of the Florida Greenways and Trails System (FGTS) Plan's Land Trails Priority Network. The FGTS defines the role of the statewide trail system in advancing Florida's economy, tourism, health, transportation choices, recreation, conservation and quality of life. Implementing projects in the SUN Trail network increases the reliability of Florida's transportation system.

Transportation Alternative Program Projects:
The Transportation Alternatives Program (TAP) provides funding for programs and projects consistent with details described under 23 U.S.C. 133(h)(3), including on- and off-road pedestrian and bicycle facilities, infrastructure projects for improving non-driver access to public transportation and enhanced mobility, community improvement activities, and environmental mitigation; recreational trail program projects and safe routes to school projects.

Congestion Management and Air Quality (CMAQ) Projects.
The CMAQ program encourages transportation projects that improve air quality. It includes efforts to enhance public transit, bicycle/pedestrian facilities, ridesharing programs and facilities, and technologies that improve traffic flow and vehicle emissions.

County staff recommends the following projects be recommended for funding. Project Priority 1 is the multi-purpose trail to connect to the Duval County trail system and eventually provide a full connection to the Palatka-Lake Butler trail and has been divided into subphases consistent with the Comprehensive Plan. The County requests that the remaining portion of this trail within the County be added to the list of Sun Trail projects. The other requested projects are possible CMAQ and TAP projects.

2025 Clay County List of Non-Roadway Capacity Projects Clay County

Priority	Project	From	To
1	Northeast Florida Greenway Trail S.R. 21 **SUNTrail**	SR 16 (Penney Farms)	Gold Head Branch State Park
2	Northeast Florida Greenway Trail S.R. 21 **SUNTrail**	Long Bay Road	SR 16 (Penney Farms) - via CR 218
3	Northeast Florida Greenway Trail Live Oak Lane/Jennings State Forest **SUNTrail**	Veterans Park	FWR (Jennings State Forest)
4	East side of U.S. 17 (CR 220) sidewalk improvements	CR 220 Copper Stone Dr.	400 feet south of East West Parkway/ 400 feet south of Water Oak
5	Sidewalk along CR 220	Lakeshore Drive East	US 17
6	Old Hard Road Sidewalk Improvements	CR 220	Trail Wood Drive
Municipality Requests – No Priority Given			
GCS	Street Lighting (Requested by City of Green Cove Springs)	US 17	Governors Creek Bridge to CR 315
GCS	S.R. 16 East Trail (Requested by City of Green Cove Springs)	West City Limits	Spring Park
GCS	S.R. 16/U.S. 17 Trail (Requested by City of Green Cove Springs)	Shands Bridge	Spring Park
OP	Doctors Lake Drive Multi-Purpose Trail Extension (Requested by Town of Orange Park)	South of Kingsley Avenue	Wells Road

Recommendation:
Staff recommends that the Board of County Commissioners:

- Approve Project Priority List for submittal to the TPO.
- Authorize staff to apply for grant opportunities that are related to any projects included on the TPO lists.
- Authorize County Manager to execute related grant applications.

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: BCC DATE: 11/18/2025

FROM: Teresa Capo

SUBJECT: Approval of BCC meeting dates of 2nd and 4th Tuesdays with the exception of no December meeting on the 4th Tuesday and discussion of elimination of a meeting in July (2nd Tuesday meeting-July 14th).

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	2026 BCC Meeting Schedule	Backup Material	12/1/2025	2026_BCC_Schedule.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Capo, Teresa	Approved	11/18/2025 - 8:57 AM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/18/2025 - 9:25 PM	AnswerNotes

NOTICE OF REGULAR MEETINGS OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA

The Board of County Commissioners (the Board) of Clay County, Florida, will hold its Regular Meetings for 2026 on the dates listed below. These meetings will be held in the Board's Meeting Room on the fourth floor of the Clay County Administration Building located at 477 Houston Street, Green Cove Springs, Florida 32043. All Regular Meetings of the Board commence at 4:00 P.M., unless otherwise posted.

All interested persons are invited to attend the meetings. Pursuant to Section 286.0105, Florida Statutes, a person deciding to appeal any decision made by the Board with respect to any matter considered at a meeting of the Board or any subsequent meeting to which the Board has continued its deliberations is advised that such person will need a record of all proceedings and may need to ensure that verbatim record of all proceeding is made, which must include the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act, any person needing accommodations to participate in this matter should contact Clay County Risk Management by mail at P.O. Box 1366, Green Cove Springs, Florida 32043, or by telephone at (904) 679-8596, no later than three (3) days prior to the hearing or proceeding for which this notice has been given. Deaf and hard of hearing persons can access the telephone number by contacting the Florida Relay Service at 1-800-955-8770 (Voice) or 1-800-955-8771 (TDD).

2026 BOARD MEETING SCHEDULE

January 13	**July 14**
January 27	**July 28**
February 10	**August 11**
February 24	**August 25**
March 10	**September 8**
March 24	**September 22**
April 14	**October 13**
April 28	**October 27**
May 12	**November 10**
May 26	**November 24**
June 9	**December 8**
June 23	

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE: 10/3/2025

FROM: Jenni Bryla, AICP, Zoning Chief

SUBJECT:
This application cannot be heard at this time as the Applicant did not advertise the item.

The application is a Rezoning request to change 2.51+/- acres from Commercial and Professional Office District (BA-2) to Community Business District (BB-2).

AGENDA ITEM TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Economic and Development Services	Streeper, Lisa	Approved	12/3/2025 - 3:52 PM	Item Pushed to Agenda

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Planning Commission DATE: 11/12/2025

FROM: Jenni Bryla, AICP, Zoning Chief

SUBJECT: An Ordinance to administratively rezone four lots within the Keystone airport from the Industrial Select (IS) zoning district to Heavy Industrial (IB) zoning district to accommodate airport uses and equipment.

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:

The Keystone Airport has been in existence in some form prior to the 1960's. The land is owned by the City of Keystone, however the land is located in unincorporated Clay County. The zoning designation for the Keystone airport is currently Industrial Select (IS), which does not allow outdoor storage or activities that are not in a fully enclosed building.

ATTACHMENTS:

Description	Type	Upload Date	File Name
Staff Report ZON 25-0033	Cover Memo	11/24/2025	PC_Staff_Report_-_ZON_jb_bc_dsada.pdf
30-day letter	Backup Material	11/24/2025	30_notice_letter_keystone_airport_final_dsada.pdf
Ordinance	Ordinance	11/24/2025	Ordinance_zon_25-0033_dsada.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Economic and Development Services	Streeper, Lisa	Approved	12/3/2025 - 3:52 PM	Item Pushed to Agenda

Staff Report and Recommendations for ZON 24-0033

Copies of the application are available at the Clay County Administration Office, 3rd floor, located at 477 Houston Street Green Cove Springs, FL 32043

Introduction:

This is an administrative re-zoning request for a Zoning Atlas change of the Zoning designation for four lots within the Keystone Airport from Industrial Select (IS) to Industrial Heavy (IB) to accommodate airport uses and equipment.

Property: **Parcel #'s 31-07-23-000742-000-00, 31-07-23-000742-003-00,31-07 23-000742-002-00, 31-27-23-000742-001-00**

Background:

The Keystone Airport has been in existence in some form prior to the 1960's. The land is owned by the City of Keystone, however the land is located in unincorporated Clay County. The western half of the property is located in Bradford County. The land in Clay County was given a zoning designation in 1991, after the County's first Comprehensive Plan was adopted. The zoning designation for the Keystone airport is currently Industrial Select (IS), which does not allow outdoor storage or activities that are not in a fully enclosed building. This requirement is not standard operating procedure for an airport that continually has planes and activities out of hangers. The IS zoning district is intended for Light Industry and office and showroom space. The request to change the IS zoning to Heavy Industrial (IB) is being requested by Staff, in order to set the airport up with the correct zoning for the activities taking place at the facility.

Figure 1 – Location Map

25

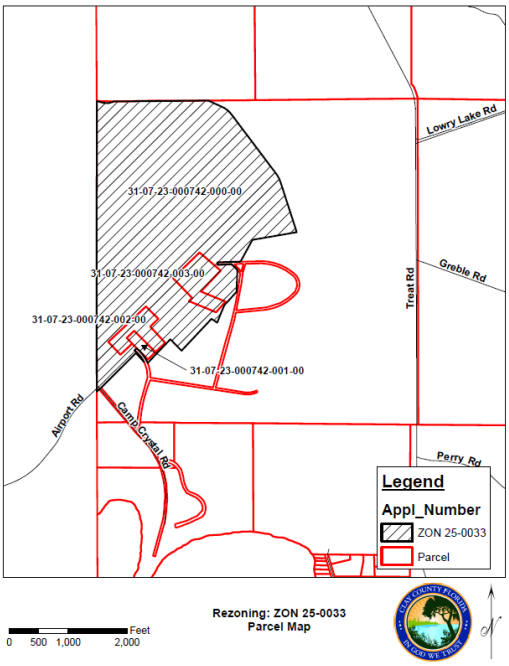

Lowry Lake Rd
31-07-23-000742-000-00
31-07-23-000742-003-00
Treat Rd
Greble Rd
31-07-23-000742-002-00
31-07-23-000742-001-00
Almond Rd
Camp Crystal Rd
Perry Rd
Legend
Appl_Number
ZON 25-0033
Parcel
0 500 1,000 2,000
Feet
Rezoning: ZON 25-0033
Parcel Map

Figure 2 - Aerial Photo

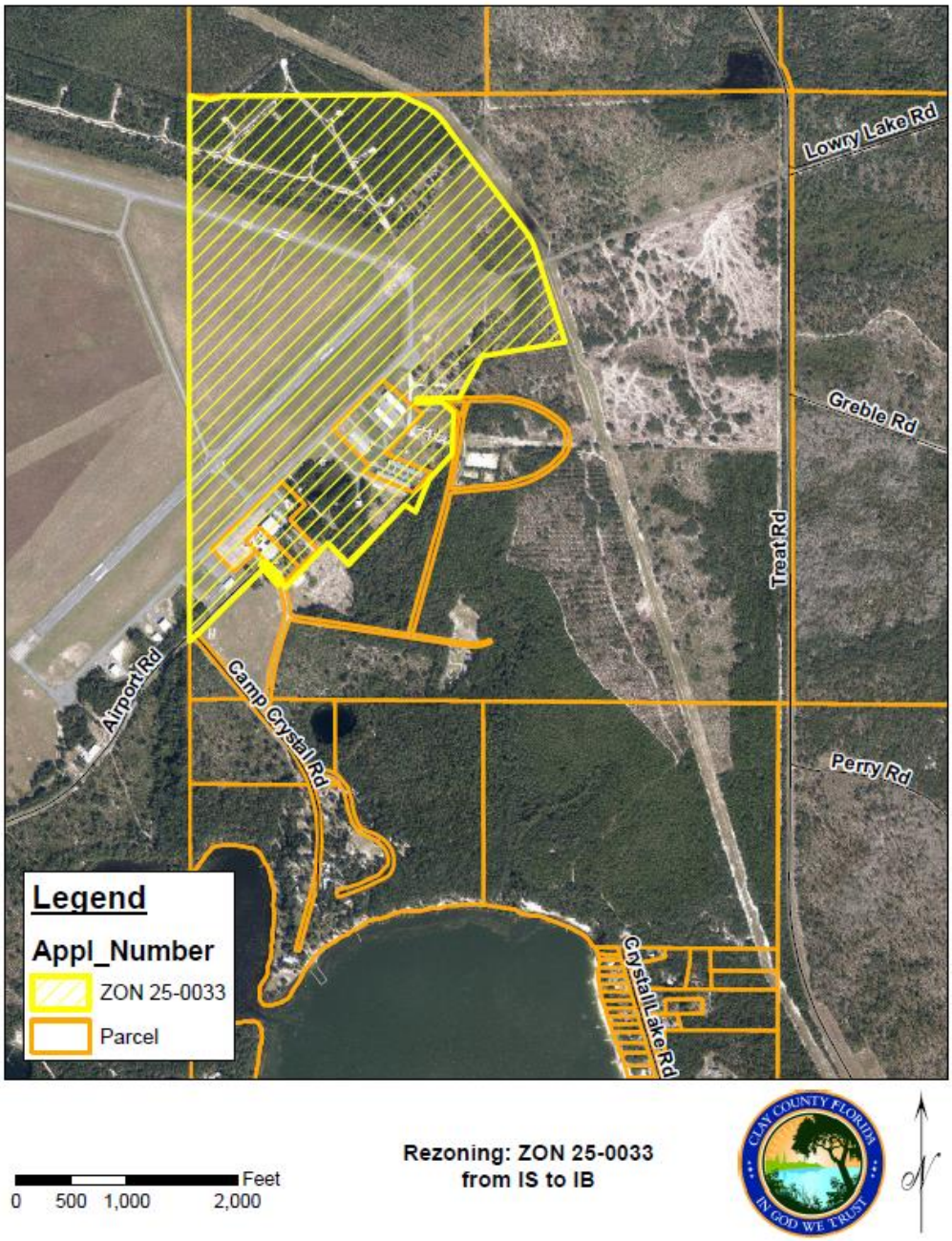


Figure 3 – Existing Zoning Map

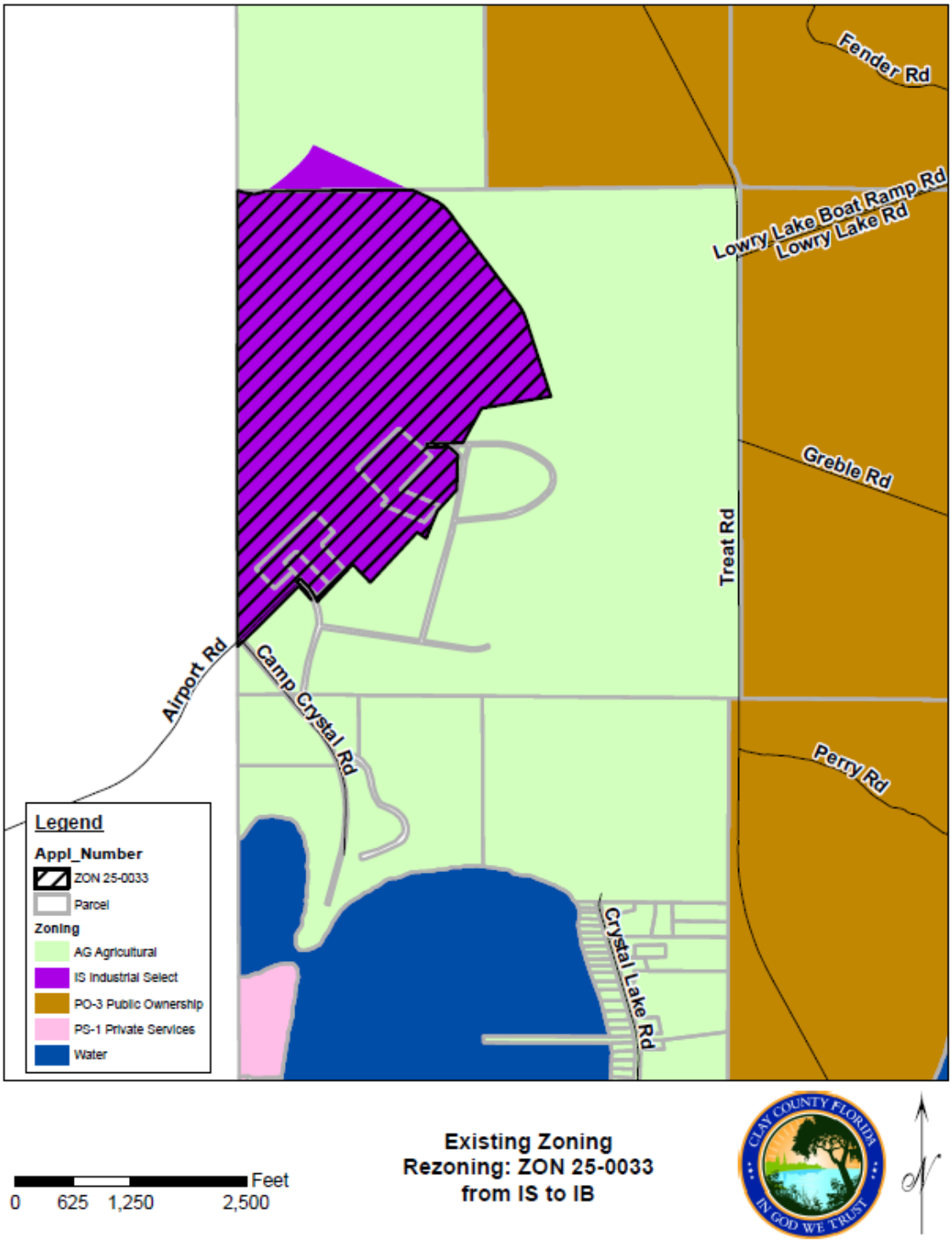
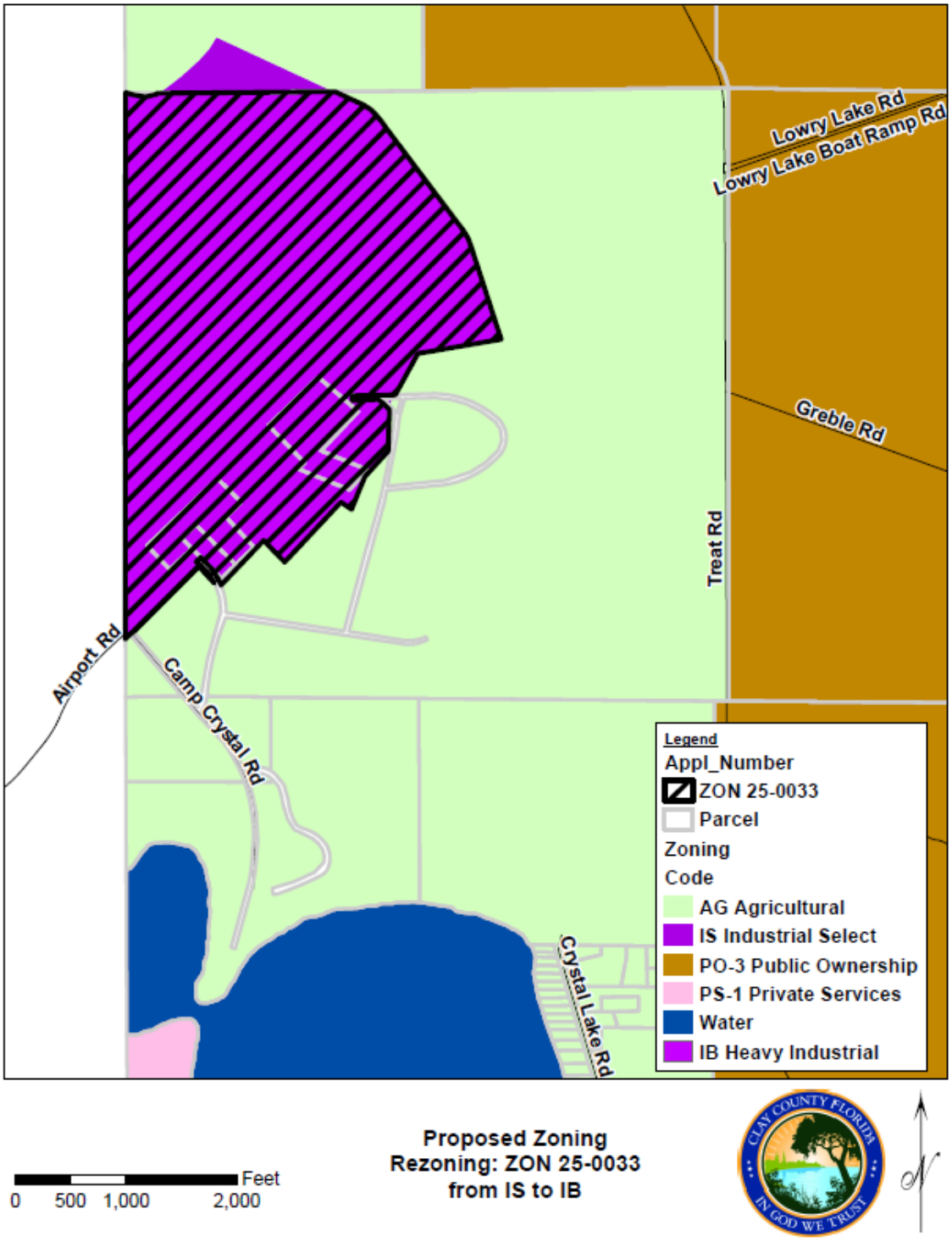


Figure 4 – Proposed Zoning Map



Analysis of Surrounding Uses

The proposed rezoning would change a portion of the total parcel acreage of a single parcel of land (247.85 acres) from Industrial Select (IS) to Heavy Industrial (IB). This change would not change the current activities of the airport but be in keeping with the happenings of the airport and their future needs. The surrounding districts surrounding the airport are shown in the table below:

	Future Land Use	Zoning District
North	Agriculture (AG)	Agriculture (AG)
South	Agriculture (AG)	Agriculture (AG)
East	Agriculture (AG)	Agriculture (AG)
West	Bradford County	Bradford County

Relevant Clay County 2045 Comprehensive Plan Policies

The following Goals/Objective/Policies relate to the proposed Comprehensive Plan Amendment:

FLU OBJ 1.4(12)

Industrial - "IND": This designation accommodates the full range of industrial activities. The specific range and intensity for uses appropriate in a particular industrial area varies by location as a function of the availability of public services and access, and compatibility with surrounding uses shown on the Future Land Use Map. Through the zoning review process the use of particular sites or areas may be limited to allowable uses specified and defined by the Land Development Regulations. Floating solar facilities on properties with an Industrial future land use shall be a permitted use on wastewater treatment ponds, abandoned limerock mine areas, stormwater treatment ponds, reclaimed water ponds, and other water storage reservoirs as regulated in the Land Development Code.

EDE OBJ 1.1

Clay County shall create a local economic development environment through a coordinated strategy that is conducive to the creation and growth of new businesses and the expansion of existing businesses.

EDE POL ICY 1.2. 1

Clay County shall prioritize the land use planning of sites meeting the locational requirements of identified targeted/key industries and basic industries uses in appropriate and compatible locations and recognize this priority during the review of plan amendments, rezoning requests, site plan approvals and permitting processes.

Analysis of Proposed Rezoning Amendment

In reviewing the proposed application for Rezoning, the following criteria may be considered along with such other matters as may be appropriate to the particular application:

(a) Whether the proposed change will create an isolated district unrelated to or incompatible with adjacent and nearby districts;

Staff Finding: This application is a rezoning that brings the airport into compliance with the industry that is ongoing there. The changes within the subject parcels would not create an isolated or unrelated district that is not currently in place.

(b) Whether the district boundaries are illogically drawn in relation to the existing conditions on the real property proposed for change;

Staff Finding: The district boundaries should have been complimentary with the airport initially when the airport was zoned administratively in 1991.

(c) Whether the conditions which existed at the time the real property was originally zoned have changed or are changing, and, to maintain consistency with the Plan, favor the adoption of the proposed Rezoning;

Staff Finding: The district boundaries were intended to support the Keystone Airport, unfortunately the IS zoning district only supports light manufacturing, showrooms and services in an enclosed building. The airport conducts operations outside of the hanger space as well as office operations. The Heavy Industrial (IB) zoning district would accommodate these operations.

(d) Whether the affected real property cannot be used in accordance with existing zoning;

Staff Finding: The existing zone does not allow the airport to operate as it was intended. The airport was established prior to the creation of zoning in the County.

(e) Whether the proposed Rezoning application is compatible with and furthers the County's stated objectives and policies of the Plan;

Staff Finding: The proposed rezoning is compatible with the Comprehensive Plan and supports the intent of the future land use designation to support economic growth.

(f) Whether maintenance of the existing zoning classification for the proposed Rezoning serves a legitimate public purpose;

Staff Finding: There is a legitimate public purpose served by changing the zoning to be consistent with the use of the property and the tenants of the Comprehensive Plan.

(g) Whether maintenance of the status quo is no longer reasonable when the proposed Rezoning is inconsistent with surrounding land use;

Staff Finding: The proposed rezoning will not be inconsistent with the surround land use. The airport will continue to develop as it has in the past.

(h) Whether there is an inadequate supply of sites in the County for the proposed intensity or density within the district already permitting such intensity or density.

Staff Finding: The intensity and density on the subject parcel will not be changed by this rezoning. The use has been established since 1958.

Recommendation

Staff recommends approval of ZON 25-0033.

NOTICE TO PROPERTY OWNERS OF A

PROPOSED REZONING

October 31, 2025

The Clay County Planning Commission and the Board of County Commissioners propose to consider ZON 25-0033 for the following item:

Application: An Ordinance to administratively rezone four lots from Industrial Select (IS) zoning district to Heavy Industrial (IB) zoning district.

Requested Action: A Zoning Atlas change of the Zoning designation for four lots within the Keystone Airport to accommodate airport uses and equipment.

Subject Property: The properties are located within the Clay County portion of the Keystone Airport that currently have a Future Land Use of Industrial (IND). A map of the parcels is set forth below.

Parcel(s): A portion of lot 31-07-23-000742-000-00, and all of lots 31-07-23-000742-001-00, 31-07-23-000742-002-00, & 31-07-23-000742-003-00

The Title for this item is as follows:

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY FLORIDA, PURSUANT TO ARTICLE III OF THE CLAY COUNTY LAND DEVELOPMENT CODE, KNOWN AS THE ZONING AND LAND USE LDRs ADOPTED PURSUANT TO ORDINANCE 93-16, AS AMENDED, PROVIDING FOR THE REZONING OF FOUR PARCELS OF LAND: A PORTION OF PARCEL ONE (TAX PARCEL IDENTIFICATION # 31-07-23-000742-000-00), TOTALING APPROXIMATELY 247.85 ACRES; AND PARCELS TWO THROUGH FOUR (TAX PARCEL IDENTIFICATION #s 31-07-23-000742-001-00, 31-07-23-000742-002-00, & 31-07-23-000742-003-00), TOTALING APPROXIMATELY 17.05 ACRES, FROM THEIR PRESENT ZONING CLASSIFICATION OF INDUSTRIAL SELECT (IS) TO HEAVY INDUSTRIAL (IB); PROVIDING A DESCRIPTION; PROVIDING AN EFFECTIVE DATE.

This item will be heard at the following public hearings. Interested persons may appear at the public hearings and be heard with respect to the proposed application.

Planning Commission:

Tuesday, December 2, 2025, at 5:00 p.m., or as soon thereafter as can be heard

Board of County Commissioners:

First Hearing Tuesday, December 9, 2025, at 5:00 p.m., or as soon thereafter as can be heard

Second Hearing Tuesday, January 13, 2026, at 5:00 p.m., or as soon thereafter as can be heard

These hearings will be held in the BCC Meeting Room, 4th Floor, Clay County Administration Building, 477 Houston St, Green Cove Springs, Florida.

OPT OUT: You may choose to opt out of this administrative zoning change. Please contact the Clay County Planning and Zoning Division, Third Floor of the County Administration Building, between the hours of 8:30 a.m. and 4:30 p.m., Monday through Friday, excluding legal holidays.

If you have any questions or need additional information regarding this application, please contact the Clay County Planning and Zoning Division at (904) 529-3830.

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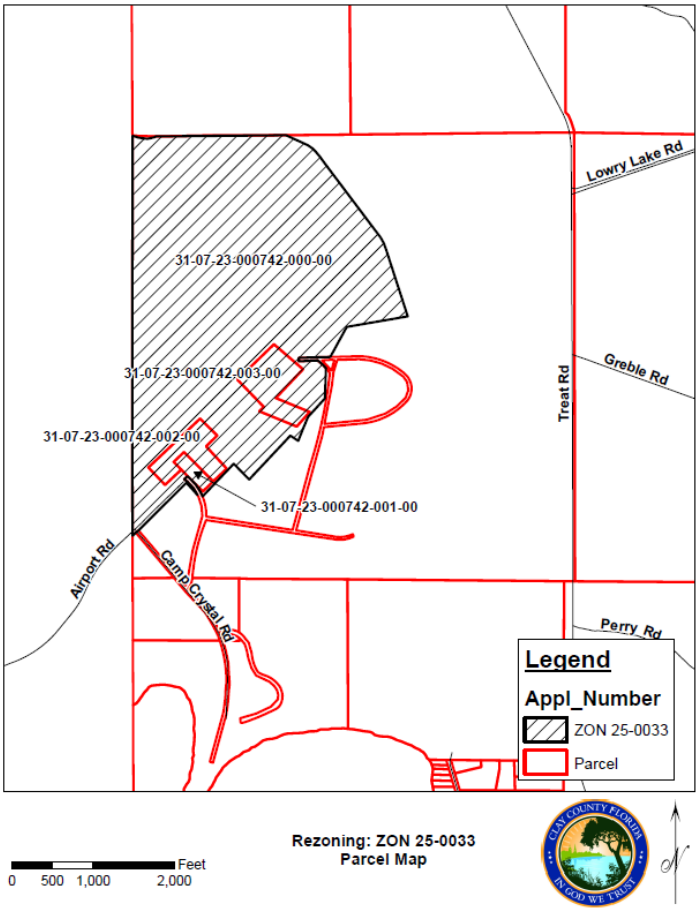
Lots included in the rezoning



ORDINANCE 2025-

Be It Ordained by the Board of County Commissioners of Clay County:

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY FLORIDA, PURSUANT TO ARTICLE III OF THE CLAY COUNTY LAND DEVELOPMENT CODE, KNOWN AS THE ZONING AND LAND USE LDRs ADOPTED PURSUANT TO ORDINANCE 93-16, AS AMENDED, PROVIDING FOR THE REZONING OF FOUR PARCELS OF LAND (TAX PARCEL IDENTIFICATION #s 31-07-23-000742-000-00, 31-07-23-000742-001-00, 31-07-23-000742-002-00, 31-07-23-000742-003-00) TOTALING APPROXIMATELY 264.9 ACRES, FROM THEIR PRESENT ZONING CLASSIFICATION OF INDUSTRIAL SELECT (IS) TO HEAVY INDUSTRIAL (IB); PROVIDING A DESCRIPTION; PROVIDING AN EFFECTIVE DATE.

Section 1. Ordinance 2025-00XX, seeks to rezone certain real property(tax parcel identification #s\31-07-23-000742-000-00, 31-07-23-000742-001-00, 31-07-23-000742-002-00, 31-07-23-000742-003-00, (the Property), depicted in Exhibit "A-1".

Section 2. The Board of County Commissioners approves the rezoning request. The zoning classifications of the Property are hereby changed from Industrial Select District (IS) to Heavy Industrial District (IB).

Section 3. Nothing herein contained shall be deemed to impose conditions, limitations or requirements not applicable to all other land in the zoning district wherein said lands are located.

Section 4. The Building Department is authorized to issue construction permits allowed by zoning classification as rezoned hereby.

Section 5. This Ordinance shall become effective as provided by law.

DULY ADOPTED by the Board of County Commissioners of Clay County, Florida, this _____ day of January ___, 2026.

BOARD OF COUNTY COMMISSIONERS

OF CLAY COUNTY, FLORIDA

By:_____

, Its Chairman

ATTEST:

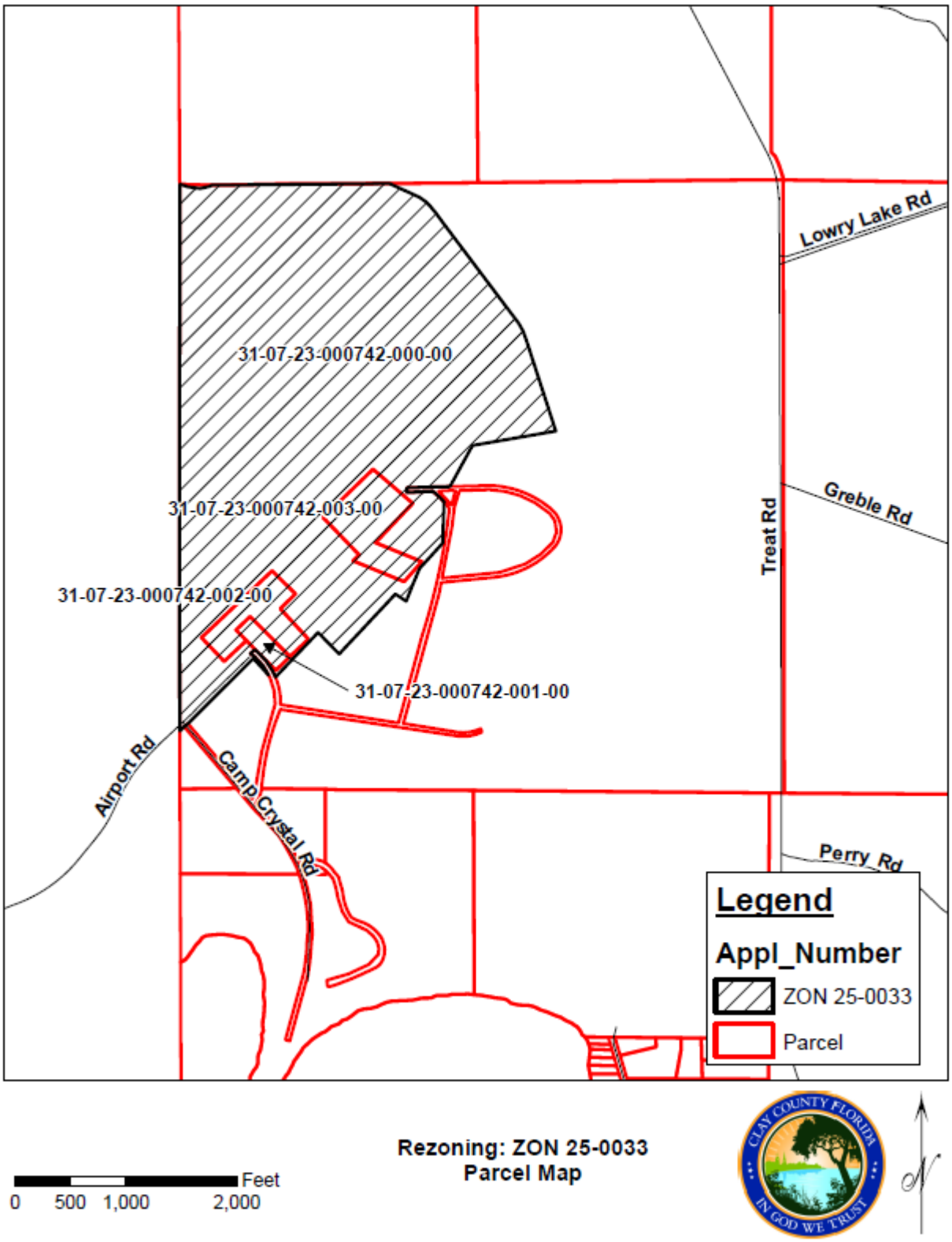
By: _____

Tara S. Green,

Clay County Clerk of Court and Comptroller

Ex Officio Clerk to the Board

Exhibit A-1


Lowry Lake Rd
Greble Rd
Treat Rd
Perry Rd
Airport Rd
Camp Crystal Rd
31-07-23-000742-000-00
31-07-23-000742-003-00
31-07-23-000742-002-00
31-07-23-000742-001-00
Legend
Appl_Number
ZON 25-0033
Parcel
Feet
0 500 1,000 2,000
Rezoning: ZON 25-0033
Parcel Map
CLAY COUNTY FLORIDA
IN GOD WE TRUST
N

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE: 11/25/2025

FROM: Dodie Selig, AICP, Chief Planner

SUBJECT:
This application (COMP 25-0013) is a Large-Scale Comprehensive Plan Amendment to the 2045 Future Land Use Map (FLUM). The application would change the future land use designation of some or all of four parcels of land, totaling 64.31 acres, from Rural Residential (RR) and Agriculture (AG) to Rural Fringe (RF). The applicant is proposing to develop a single-family subdivision consisting of 160 lots under application number PUD 25-0007 which will be heard at a later date.

AGENDA ITEM TYPE:

ATTACHMENTS:

Description	Type	Upload Date	File Name
COMP 25-0013 - Staff Report	Cover Memo	10/29/2025	PC_Staff_Report_-_COMP_25-0013_(CR_315A)dsada.pdf
COMP 25-0013 - Ordinance	Ordinance	10/30/2025	ordinance_-_COMP_25-0013.ADA_aw.pdf
PUD 25-0007 - Staff Report	Backup Material	10/30/2025	PC_Staff_Report_-_PUD_25-0007_(CR_315A)_final.ADA_aw.pdf
PUD 25-0007 - Ordinance	Ordinance	10/30/2025	Ordinance_-_PUD_25-0007.ADA_aw.pdf
PUD 25-0007 - CR 315 Turn Lane	Backup Material	10/29/2025	CR_315_AT_SR_16_TURN_LANE_EXHIBIT_(1)dsada.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Economic and Development Services	Carson, Beth	Approved	11/25/2025 - 9:17 AM	AnswerNotes
Economic and Development Services	Stewart, Chereese	Approved	11/25/2025 - 9:30 AM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/25/2025 - 10:27 AM	AnswerNotes

Staff Report and Recommendations for COMP 25-0013

Copies of the application are available at the Clay County Administration Office, 3rd floor, located at 477 Houston Street Green Cove Springs, FL 32043

Owner / Applicant Information:

Owners: Carrie Louetta Dugan, James Phoenix Dean, Selenia Phoenix Dean and the Estate of Lucy Bernice Colley

Agent: Kristen Reed
(Kimley-Horn & Associates, Inc.)

Phone: 904-828-3900

Email: Kristen.Reed@kimley-horn.com

Property Information

Parcel ID's: 08-06-26-015261-000-00, 08-06-26-015261-003-01, 08-06-26-015261-003-00 and 08-06-26-015261-004-01

Parcel Address: SE corner of CR 315 and CR 315A

Current Land Use: Rural Residential (RR) and Agriculture (AG)

Current Zoning: Agricultural/Residential (AR) and Agriculture (AG)

Proposed Land Use: Rural Fringe (RF)

Total Acres: 64.31 +/- acres

Acres affected by FLU change: 64.31+/- acres

Commission District: 5, Comm. Burke

Planning District: Springs

Introduction:

This application is a Large-Scale Comprehensive Plan Amendment to the 2045 Future Land Use Map (FLUM). The application would change the future land use designation of some or all of four parcels of land as shown in the table below. The applicant is proposing to develop a single-family subdivision, consisting of 160 lots.

The subject parcels are located on the east side of CR 315 in the area between Knowles Road and CR 315A as well as a parcel on the north side of CR 315A.

A companion Rezoning application from AR and AG to PUD follows this comprehensive plan amendment.

Parcel Number	Acreage	Existing Land Use Category	Existing Maximum Intensity	Proposed Land Use Category	Proposed Maximum Intensity	Net Change in Maximum Density
015261-000-00 015261-003-01 015261-003-00 015261-004-01	17.1 13.86 0.31 33.04	Rural Residential (RR) and Agriculture (AG)	1 du/5 net acre (base) 1 du/1 net acre (with points and clustering) AG = 1 du/20 gross acres	Rural Fringe (RF)	1 du/net acre (base) 3 du/net ac (with points and clustering) 7 du/net acre (max)	Proposed increase of 160 dwelling units

There are roughly 50 acres in RR and 14 acres in AG with 0.45 acres of preserved wetlands. The maximum density allowable under the current FLU categories for these parcels is 50 units. Applying the proposed RF FLU to the full 64 acres would allow a maximum of 192 units.

Figure 1 – Location Map

Figure 2 – Parcel Map

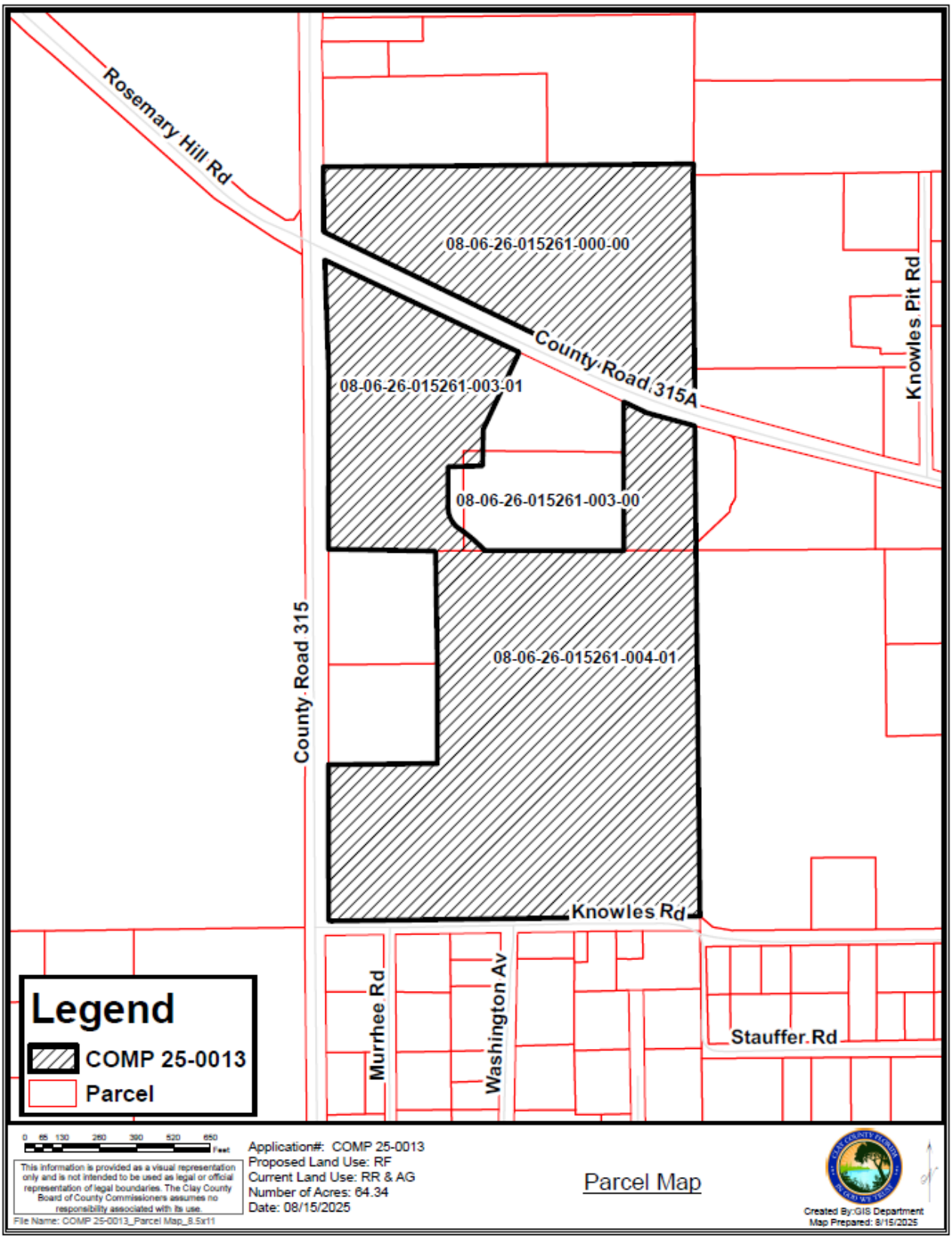


Figure 3 - Aerial Photo

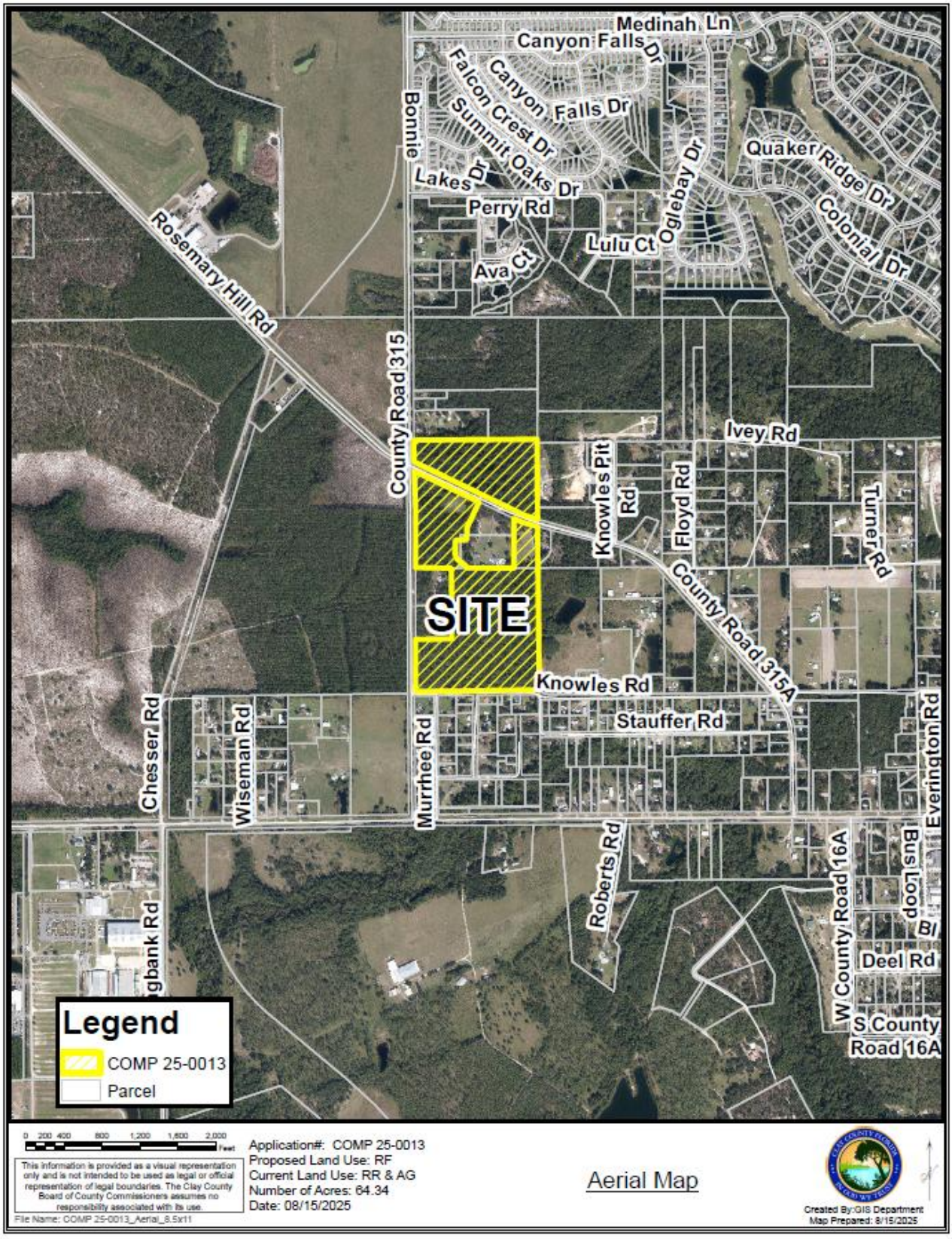


Figure 4 – Existing Future Land Use Designation Map

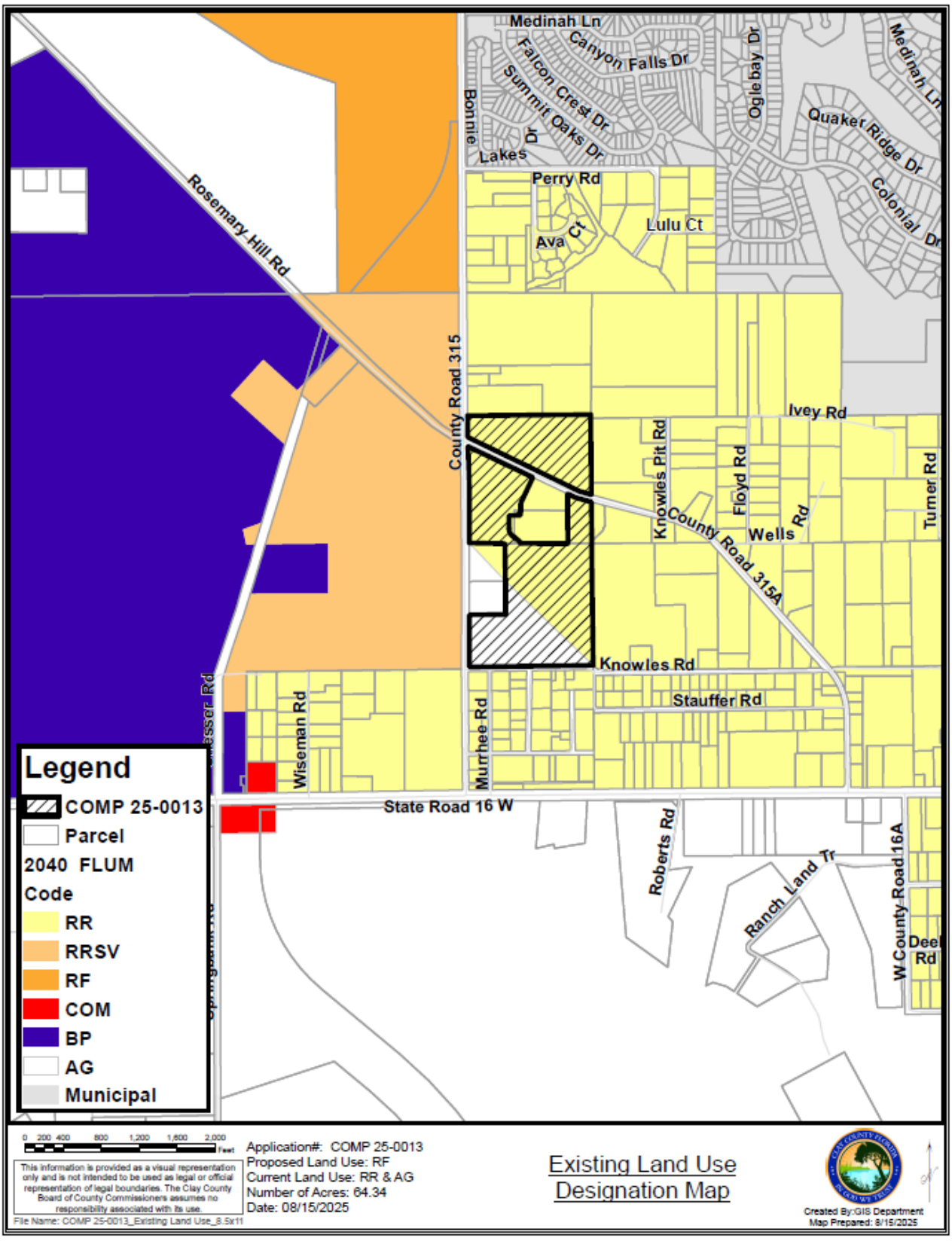


Figure 5 – Proposed Future Land Use Designation Map

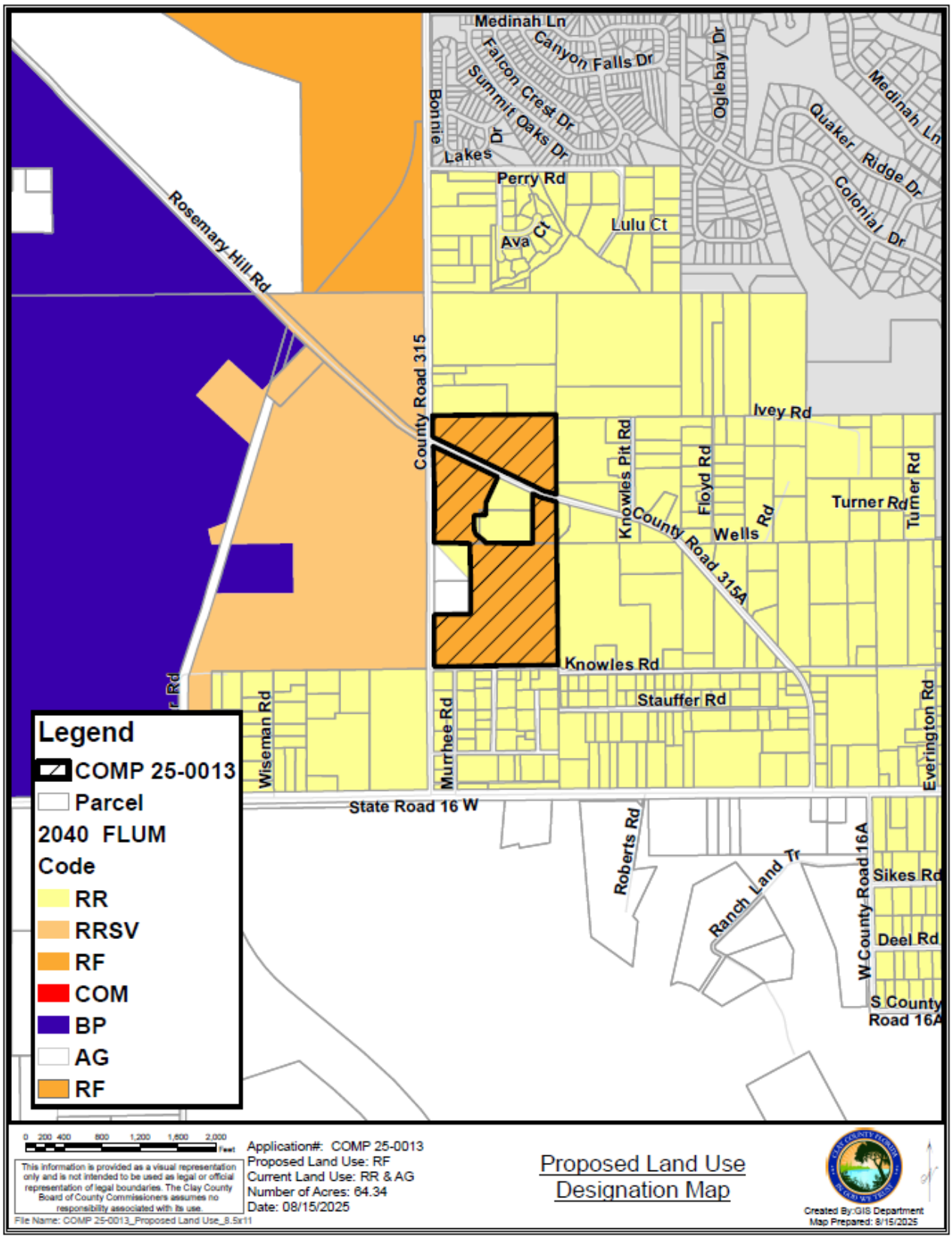
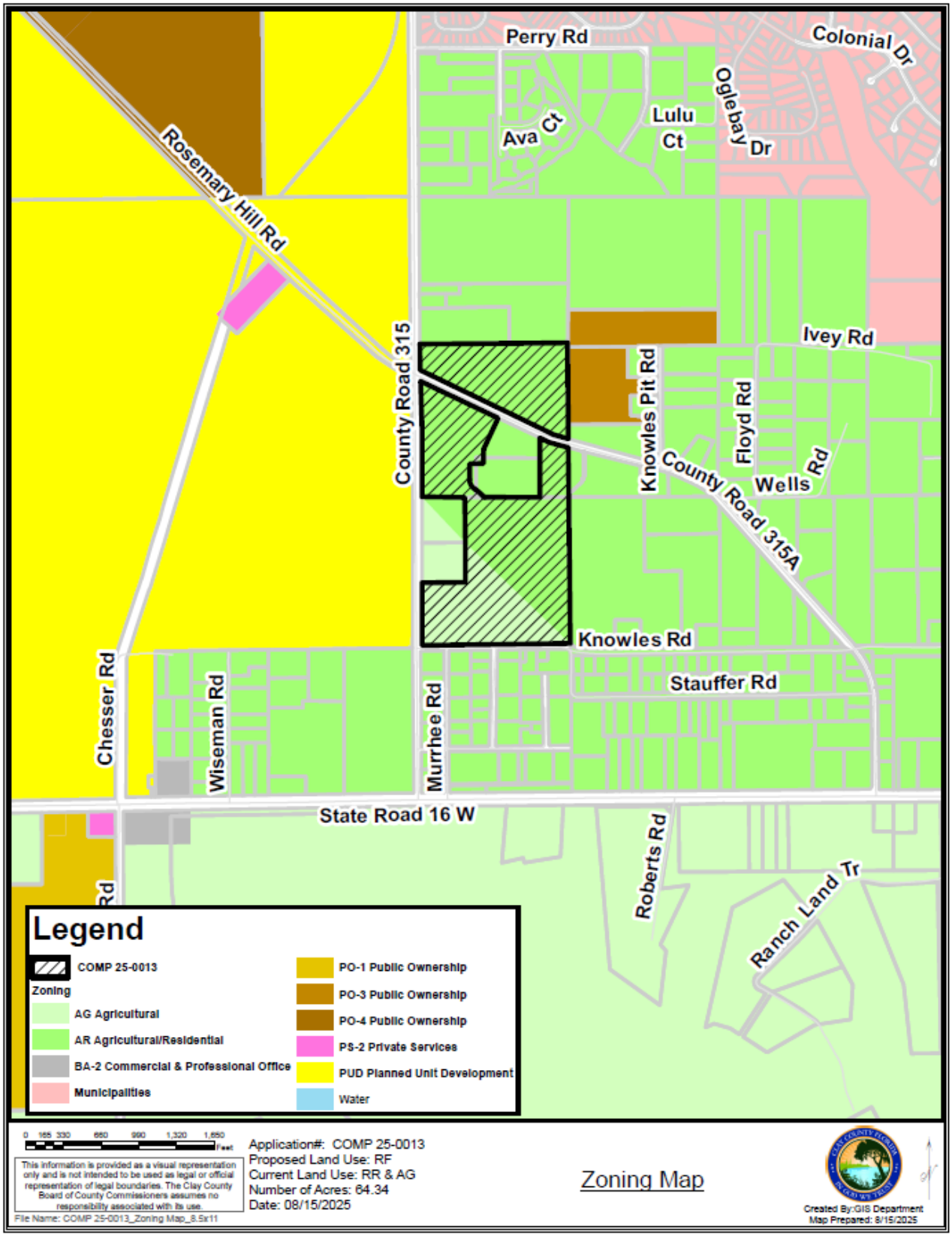


Figure 6 – Zoning Map



Availability of Services

The County's Mobility Fee will apply to development of this property.

Trip Generation calculated as: Single-Family Detached Housing (ITE 210)

P.M. Peak Hour of Generator Average Rate = .94 x 160 = 150 trips

The average daily trip count for CR 315 pre-pandemic in 2019 was 5,100 trips per day. The most recent data from 2024 show that number is now at 4,700 trips.

Schools:
The project will need to meet school concurrency requirements for this project.

Recreation:
Recreation amenities will be provided on-site for the residents.

Water and Wastewater:
The nearest water and sewer service is on Rosemary Hill Road at the Environmental Services facility.

Stormwater/Drainage:
Stormwater management for any new construction will need to meet County and Water Management District standards.

Solid Waste:
Clay County has existing solid waste capacity to service to the area.

Chesser Island Road Regional Landfill Capacity

Remaining Capacity ---------- 55,565,151 cubic yards

Daily Tons ----------4,537 tons

Rate of Fill ----------5,041 cubic yards per day

Estimated Fill Date ----------01/04/55

Years Remaining ----------38 years

Source: Environmental Protection Division, Georgia Department of Natural Resources,

Land Suitability:

Soils:
See Figure 7.

Flood Plain:
Development impacts within any floodplain area on the subject parcel will be required to be mitigated. See Figure 8.

Topography:
The subject parcel has roughly five feet of slope from a high on the western side of the subject parcel sloping down to the east and to the north. See Figure 9.

Regionally Significant Habitat:
There have been black bear sightings to the northeast, northwest and southwest of the subject parcel. See Figure 10.

Historic Resources:
There are no historic resource structures on the subject parcel although historic structure locations have been mapped to the west and the southeast of the subject parcel. See Figure 11.

Compatibility with Military Installations:
The subject property is not located near Camp Blanding.

Analysis of Surrounding Uses

The proposed future land use amendment would change three (3) parcels of land from Rural Residential (RR) to Rural Fringe (RF) and one parcel of land from Rural Residential (RR) and Agricultural (AG) to Rural Fringe (RF). This change would be in keeping with the evolving character of the CR 315 corridor as shown in the table below:

	Future Land Use	Zoning District
North	Rural Residential (RR)	Agricultural Residential (AR)
South	Rural Residential (RR)	Agricultural Residential (AR)
East	Rural Residential (RR)	Agricultural Residential (AR) and Public Services (PO-3)
West	Rural Reserve (RRSV)	Planned Unit Development (PUD)

Figure 7 – Soil Map

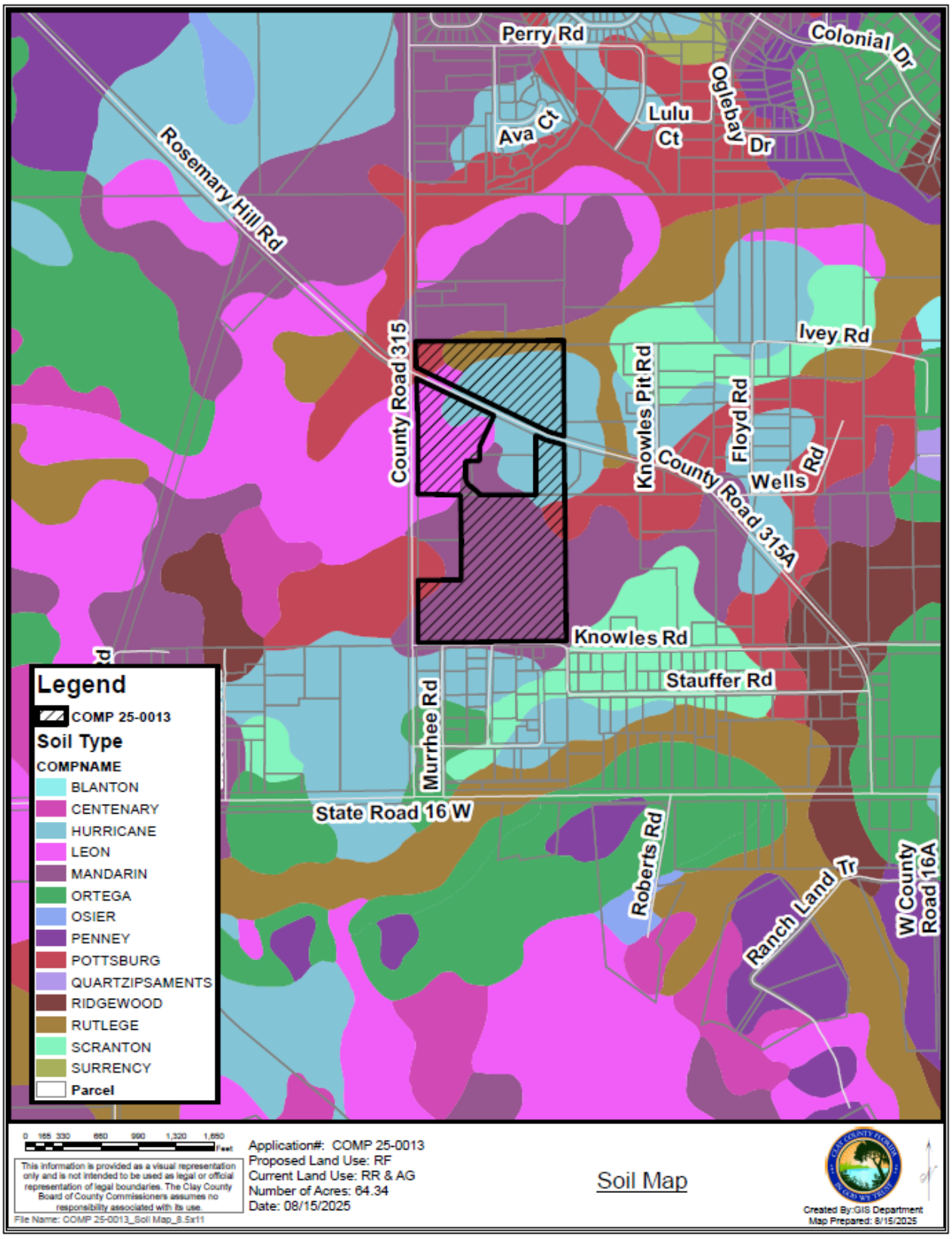


Figure 8 – Flood Zone Map

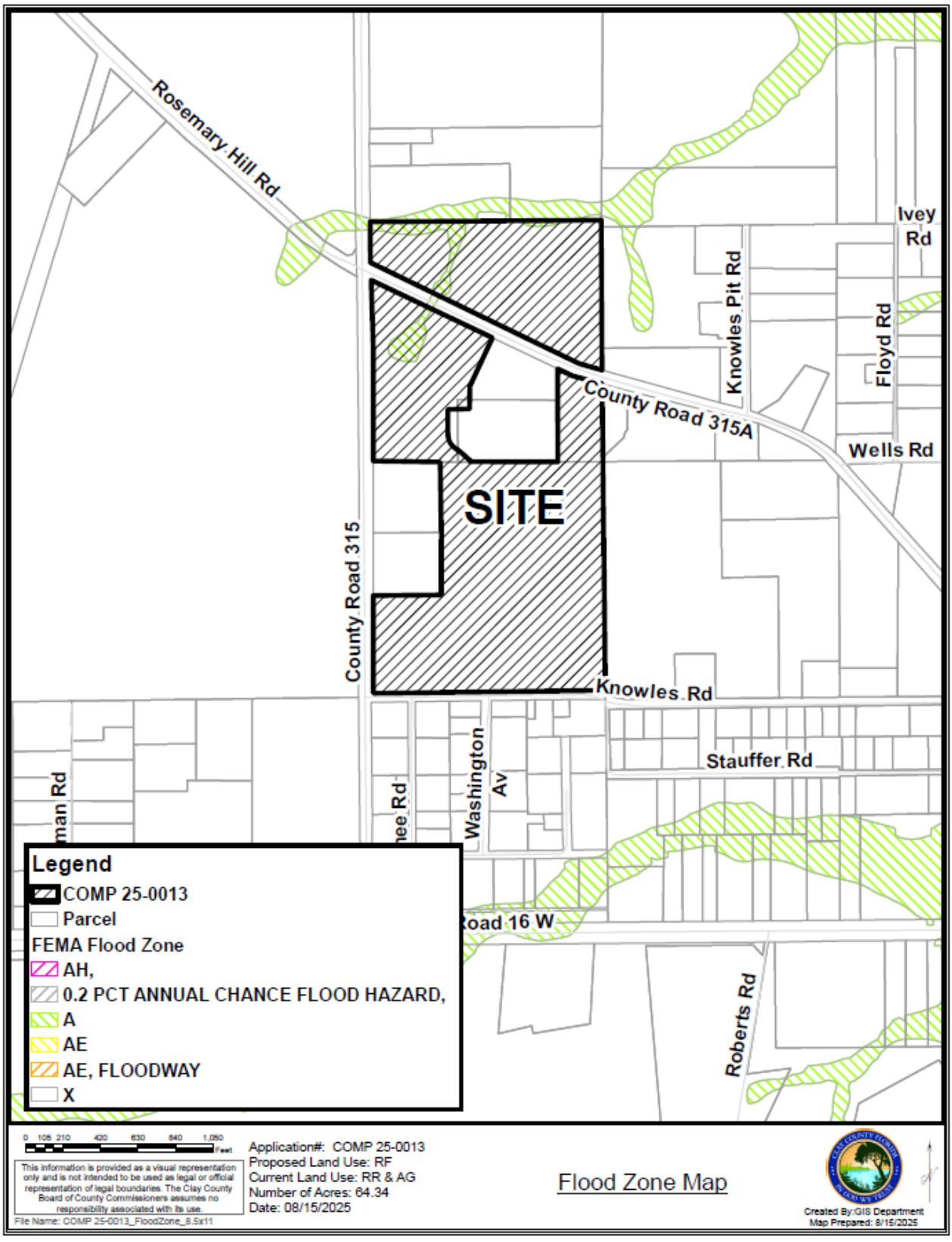


Figure 9 – Topography Map

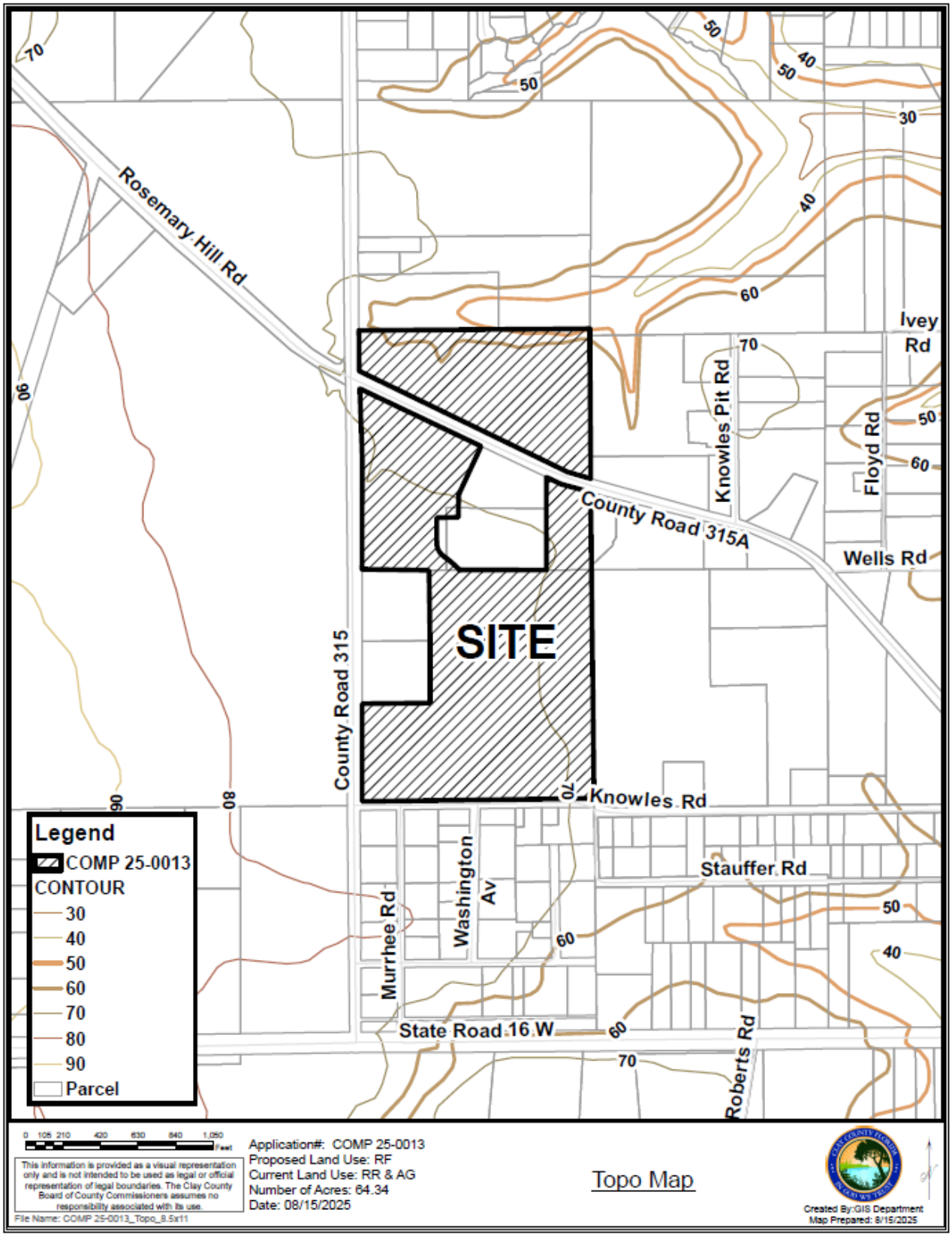


Figure 10 – Habitat Value Map

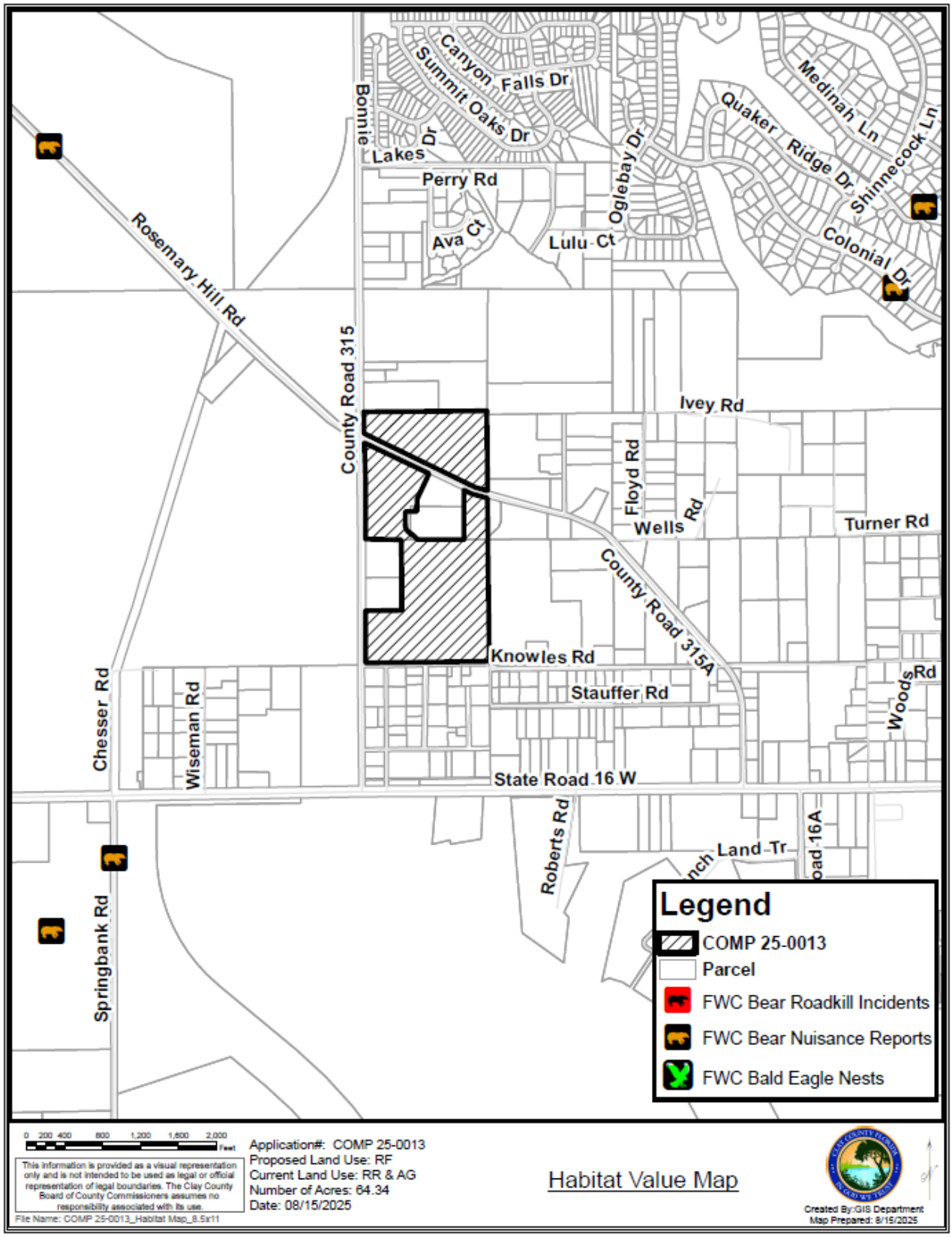
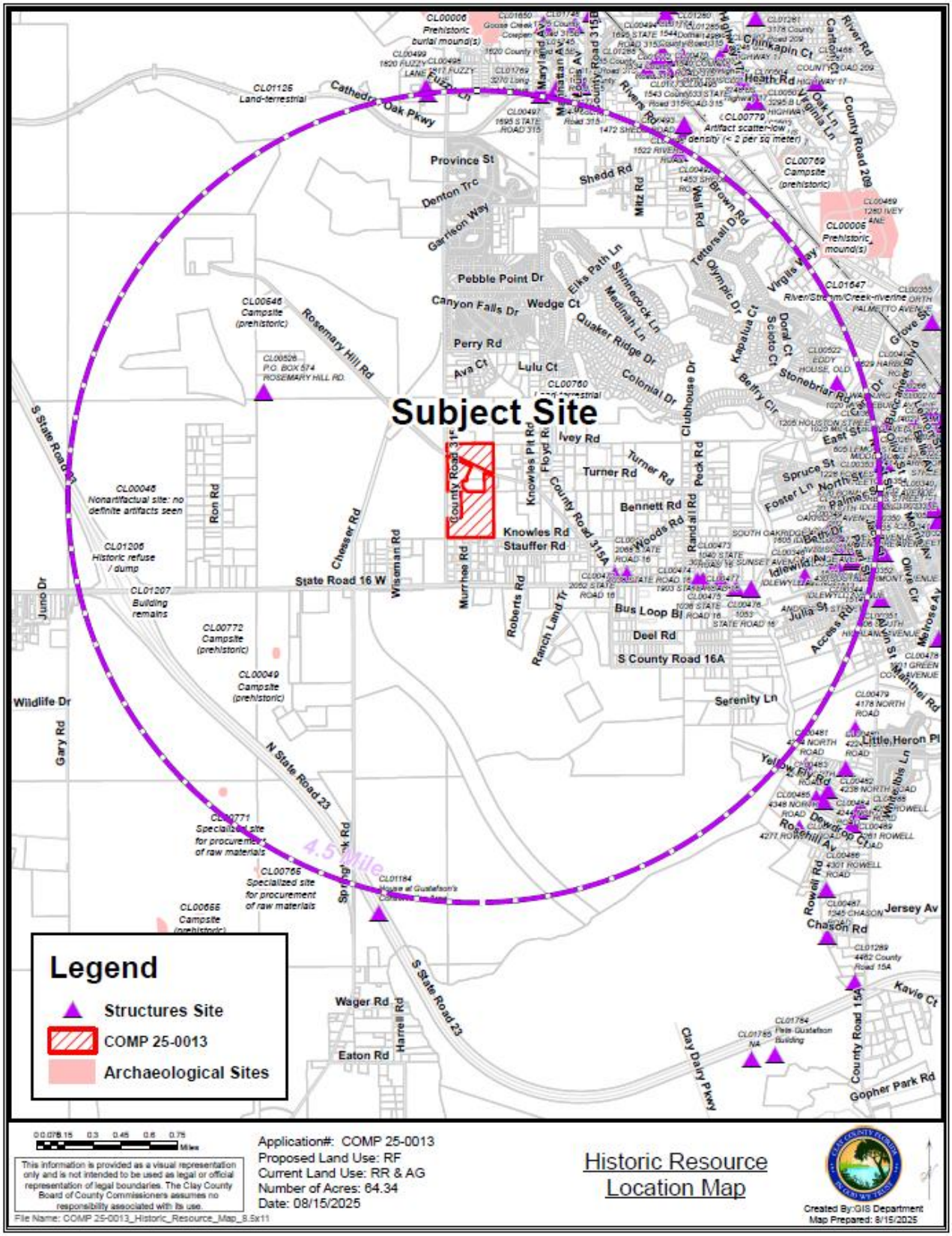


Figure 11 - Historical Resources



Relevant Clay County 2045 Comprehensive Plan Policies

The following Goals/Objective/Policies relate to the proposed Comprehensive Plan Amendment:

FLU Policy 1.4.1.1 Agricultural (AG)

This classification is intended for those areas of the County designated as appropriate locations for all types of agricultural pursuits including crop production, pasture land for grazing cattle and horse farming, timber production, and cover crops for soil regeneration. Agricultural lands account for an important segment of the Clay County economy and play a vital role in the conservation of the County's natural resources.

These uses are generally characterized by being situated in areas removed from urban services, having very sparse densities and exhibiting a rural character. The Plan recognizes the value of these lands for agricultural and silvicultural activities, at both a small and large scale, and, therefore, recognizes their potential suitability for limited residential development at a density of one unit per twenty gross acres.

FLU Policy 1.4.1.3 Rural Residential (RR)

These areas will serve as a transition between areas with planned urban services, agriculture/residential areas, and environmentally sensitive areas. The new growth in these areas may include central sewer or water systems or other urban level public services if feasible. Rural residential areas will provide a low density residential character.

Designation of these areas on the Future Land Use Map is based on recognizing a number of existing and future development factors. These include areas with soil conditions suitable for individual wells and septic systems; existing rural subdivisions with little or no infrastructure improvements, including unpaved roads; small farm or recreational and low intensity institutional uses; and areas which are in close proximity to but outside of, planned urban services and are not anticipated to develop at an intensity to require significant urban services within the planning period.

Allowable residential density under this category shall be one dwelling unit per 5 net acres. Implementation of this land use designation shall occur in accordance with the Land Development Regulations. Some locations in Rural Residential may qualify for a density of one unit per acre, but only if the requirements of tract size, clustering and points in Future Land Use Objective 1.4 and its policies are met.

FLU Policy 1.4.1.5 Rural Fringe (RF)

This designation is reserved for land accessible to existing Urban Services and located in the areas where extension of central water and (where applicable) sewer service can be easily provided. Densities in this area shall be a maximum of three units per net acre and a minimum of one unit per

net acre. This density category is almost exclusively characterized by single-family detached housing units but may also include two and three family residential developments.

A maximum density of 7 units per net acre may be allowed within the Rural Fringe designation on the Future Land Use Map for the provision of housing for the elderly or handicapped and housing for very low, low income and moderate income households. Location shall be based on need and criteria assessing proximity to the following: employment, mass transit, health care, parks, commercial services, and central utility services, as detailed in the Housing Element and land development regulations.

Analysis Regarding Urban Sprawl

It is the intent of Clay County to discourage the proliferation of Urban Sprawl. As required by FS 163.3177, all proposed comprehensive plan amendments are to be analyzed to ensure that urban sprawl and its negative impacts are not promoted. A future land use plan amendment shall be determined to discourage the proliferation of urban sprawl if it incorporates a development pattern or urban form that achieves four or more of the following:

1. *Promotes, allows, or designates for development substantial areas of the jurisdiction to develop as low-intensity, low-density, or single-use development or uses.*

   Staff Finding: The proposed future land use change would allow the property to be developed with a higher density than is currently allowed and is in keeping with the intent of the Rural Fringe land use which is "reserved for land accessible to existing Urban Services and located in the areas where extension of central water and (where applicable) sewer services can be easily provided".

2. *Promotes, allows, or designates significant amounts of urban development to occur in rural areas at substantial distances from existing urban areas while not using undeveloped lands that are available and suitable for development.*

   Staff Finding: The subject property is located in an area transitioning from rural to suburban character and is in close proximity to existing service facilities. The parcels are undeveloped lands that are available and suitable for development.

3. *Promotes, allows, or designates urban development in radial, strip, isolated, or ribbon patterns generally emanating from existing urban developments.*

   Staff Finding: The proposed amendment does not create a radial, strip, isolated or ribbon pattern.

4. *Fails to adequately protect and conserve natural resources, such as wetlands, floodplains, native vegetation, environmentally sensitive areas, natural groundwater aquifer recharge areas, lakes, rivers, shorelines, beaches, bays, estuarine systems, and other significant natural systems.*

   Staff Finding: Future development of the subject parcels will be required to ensure that no natural systems are negatively impacted by the development.

5. *Fails to adequately protect adjacent agricultural areas and activities, including silviculture, active agricultural and silvicultural activities, passive agricultural activities, and dormant, unique, and prime farmlands and soils.*

   Staff Finding: The surrounding properties are residential or wooded and there are no immediately adjacent agricultural areas or activities. The existing timber use on the parcel on the west side of CR 315 across from the subject parcels was zoned PUD and approved for a single-family residential subdivision.

6. *Fails to maximize use of existing public facilities and services.*

Staff Finding: There are existing public facilities and services available just to the west which will serve this property. In addition, the property is just south of the new elementary school on CR 315.

7. *Fails to maximize use of future public facilities and services.*

Staff Finding: Residential development of the subject parcel will be able to benefit from the recently completed Cathedral Oak Blvd. roadway to the north and the adjoining commercial development that will follow.

8. *Allows for land use patterns or timing which disproportionately increase the cost in time, money, and energy of providing and maintaining facilities and services, including roads, potable water, sanitary sewer, stormwater management, law enforcement, education, health care, fire and emergency response, and general government.*

Staff Finding: The subject parcel is already connected to all local services except water and sewer which are available on the other side of CR 315.

9. *Fails to provide a clear separation between rural and urban uses.*

Staff Finding: The property is in an area transitioning from rural to suburban development and will be a similar density to that which has been approved on the parcel at the northwest corner of CR 315 and CR 315A/Rosemary Hill.

10. *Discourages or inhibits infill development or the redevelopment of existing neighborhoods and communities.*

Staff Finding: The proposed amendment will not discourage or inhibit infill development.

11. *Fails to encourage a functional mix of uses.*

Staff Finding: The proposed FLU will not change the type of use of the property, only the density.

12. *Results in poor accessibility among linked or related land uses.*

Staff Finding: The proposed change will not negatively affect accessibility among related land uses.

13. *Results in the loss of significant amounts of functional open space.*

Staff Finding: The proposed amendment will not result in the loss of significant amounts of functional open space.

Recommendation

Staff recommends approval of COMP 25-0013.

Ordinance No. 2025 - _____

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA, AMENDING THE CLAY COUNTY 2045 COMPREHENSIVE PLAN INITIALLY ADOPTED PURSUANT TO THE REQUIREMENTS OF SECTION 163.3184, FLORIDA STATUTES, UNDER ORDINANCE NO. 2025-10, AS SUBSEQUENTLY AMENDED, IN ORDER TO AMEND THE FUTURE LAND USE MAP TO CHANGE THE FUTURE LAND USE DESIGNATION OF FOUR PARCELS OF LAND: PARCEL ONE (TAX PARCEL IDENTIFICATION #: 08-06-26-015261-000-00) TOTALING APPROXIMATELY 17.1 ACRES FROM RURAL RESIDENTIAL (RR) TO RURAL FRINGE (RF); A PORTION OF PARCEL TWO (TAX PARCEL IDENTIFICATION # 08-06-26-015261-003-01), TOTALING APPROXIMATELY 13.86 ACRES FROM RURAL RESIDENTIAL (RR) TO RURAL FRINGE (RF); A PORTION OF PARCEL THREE (TAX PARCEL IDENTIFICATION # 08-06-26-015261-003-00), TOTALING APPROXIMATELY 0.31 ACRES FROM RURAL RESIDENTIAL (RR) TO RURAL FRINGE (RF); AND A PORTION OF PARCEL FOUR (TAX PARCEL IDENTIFICATION # 08-06-26-015261-004-01), TOTALING APPROXIMATELY 33.04 ACRES, FROM RURAL RESIDENTIAL (RR) AND AGRICULTURE (AG) TO RURAL FRINGE (RF); PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, on March 25, 2025, the Board of County Commissioners of Clay County, Florida (the "Board"), adopted Ordinance No. 2025-10, which adopted the Clay County 2045 Comprehensive Plan (the "Plan"); and,

WHEREAS, Section 163.3184, Florida Statutes, outlines the process for the adoption of comprehensive plans or amendments thereto; and,

WHEREAS, Application COMP 25-0013 requests an amendment to the Plan; and,

WHEREAS, the Board desires to amend the Plan as provided for below.

Be It Ordained by the Board of County Commissioners of Clay County:

Section 1. Clay County Ordinance No. 2025-10, as amended, is amended as provided in Section 2 hereof.

Section 2. The adopted Future Land Use Map of the Plan is hereby amended such that the Future Land Use designation for four parcels of land (tax parcel identification # 08-06-26-015261-000-00 and portions of tax parcel identification #s 08-06-26-015261-003-01, 08-06-26-015261-003-00 and 08-06-26-

015261-004-01), totaling approximately 64.31 acres, described in Exhibit "A-1", and depicted in Exhibit "A-2" is hereby changed as shown.

Section 3. If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 4. The Planning and Zoning staff are authorized and directed within 10 days of the date of adoption of this Ordinance to transmit the proposed amendment package to the Florida Department of Commerce, and to other reviewing agencies, as specified in Section 163.3184, Florida Statutes.

Section 5. In accordance with Section 163.3184, Florida Statutes, if the Plan amendment provided by this Ordinance is not timely challenged, then the effective date of said Plan shall be the 31st day after the date the Department of Commerce notifies the County that the Plan amendment is complete. If the Plan amendment is timely challenged, however, said effective date shall be the date a final order is entered by the Department of Commerce or the Administrative Commission determining the amendment to be in compliance. No development orders, development permits or land uses dependent on this Plan amendment may be issued or commence before they have become effective.

DULY ADOPTED by the Board of County Commissioners of Clay County, Florida, this _____ day of December 2025.

BOARD OF COUNTY COMMISSIONERS
OF CLAY COUNTY, FLORIDA

By:_____
Its Chairman

ATTEST:

By: _____
Tara S. Green,
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

PARCEL A:

DESCRIPTION AS FURNISHED:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST; CLAY COUNTY, FLORIDA; SAID PARCEL BEING THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 (SW 1/4 OF NW 1/4), LYING NORTH OF COUNTY ROAD C-315-A WITH THE SOUTH 66.0 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 (NW 1/4 OF NW 1/4) AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SECTION 8 AND RUN S 00 DEG 08 MIN 30 SEC E, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 1328.11 FEET TO THE NORTHWEST CORNER OF SAID SW 1/4 OF NW 1/4; THENCE RUN EAST ALONG THE NORTH LINE THEREOF, 33.97 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315; THENCE RUN N 00 DEG 06 MIN 30 SEC E, ALONG SAID RIGHT OF WAY LINE, 66.0 FEET TO AN IRON PIPE AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 66.0 FEET OF SAID NW 1/4 OF NW 1/4 AND THE POINT OF BEGINNING; THENCE RUN S 89 DEG 50 MIN 22 SEC E, ALONG SAID NORTH LINE, 1294.23 FEET TO AN IRON PIPE AT THE NORTHEAST CORNER OF SAID SOUTH 66.0 FEET; THENCE RUN S 00 DEG 04 MIN 09 SEC E, ALONG THE EAST LINE OF SAID NW 1/4 OF NW 1/4 AND THE SW 1/4 OF NW 1/4, A DISTANCE OF 861.42 FEET TO AN IRON PIPE ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315- A; THENCE RUN NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE WITH A CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING AN ARC LENGTH OF 388.55 FEET, A RADIUS OF 2824.79 FEET AND A CHORD BEARING AND DISTANCE OF N 68 DEG 11 MIN 33 SEC W, 388.25 FEET TO AN IRON ROD; THENCE RUN N 64 DEG 15 MIN 07 SEC W, ALONG SAID RIGHT OF WAY LINE, 975.49 FEET TO AN IRON ROD; THENCE RUN NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE WITH A CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING AN ARC LENGTH OF 112.33 FEET, A RADIUS OF 100.0 FEET AND A CHORD BEARING AND DISTANCE OF N 32 DEG 04 MIN 19 SEC W, 106.52 FEET TO AN IRON ROD ON THE EASTERLY RIGHT OF WAY LINE OF SAID COUNTY ROAD C-315; THENCE RUN N00 DEG 06 MIN 30 SEC E, ALONG SAID RIGHT OF WAY LINE, 206.80 FEET TO THE POINT OF BEGINNING.

PARCEL B:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37'E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N00°18'27"W, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 956.69 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 50.00 FEET; THENCE ALONG THE ARC OF LAST SAID CURVE AND LAST SAID EASTERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 100.94 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N57°31'31"E, 84.65 FEET TO A POINT OF TANGENCY OF SAID CURVE, SAID POINT ALSO LYING ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE S64°38'31"E, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 671.19 FEET; THENCE S25°21'29"W, DEPARTING LAST SAID RIGHT OF WAY LINE, A DISTANCE 330.49 FEET; THENCE S00°31'22"E, A DISTANCE OF 127.11 FEET; THENCE S89°28'16"W, A DISTANCE OF 124.99 FEET; THENCE S00°31'44"E, A DISTANCE OF 121.77 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE TO THE EAST, AND HAVING A RADIUS OF 135.00 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 105.77 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S22°58'23"E, 103.08 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE S50°23'43"E, A DISTANCE OF 104.35 FEET TO SAID SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE S89°30'16"W, ALONG THE SAID SOUTH LINE, A DISTANCE OF 529.20 FEET TO SAID EASTERLY RIGHT OF WAY LINE AND THE POINT OF BEGINNING.

PARCEL C:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N89°30'16"E, CONTINUING ALONG SAID SOUTH LINE, SAID SOUTH LINE ALSO BEING THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, A DISTANCE OF 1019.25 FEET TO THE POINT OF BEGINNING; THENCE N00°28'16"W, DEPARTING LAST SAID LINES, A DISTANCE OF 546.92 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°50'15"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE EASTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 297.35 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S70°05'42"E, 297.22 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE, SAID POINT ALSO LYING ON THE EAST LINE OF SAID LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, THENCE S00°29'01"E, ALONG LAST SAID EAST LINE, A DISTANCE OF 443.33 FEET TO THE SOUTH LINE OF LAST SAID LANDS; THENCE S89°30'16"W, ALONG LAST SAID SOUTH LINE, A DISTANCE OF 278.72 FEET TO THE POINT OF BEGINNING

PARCEL D:

DESCRIPTION AS FURNISHED:

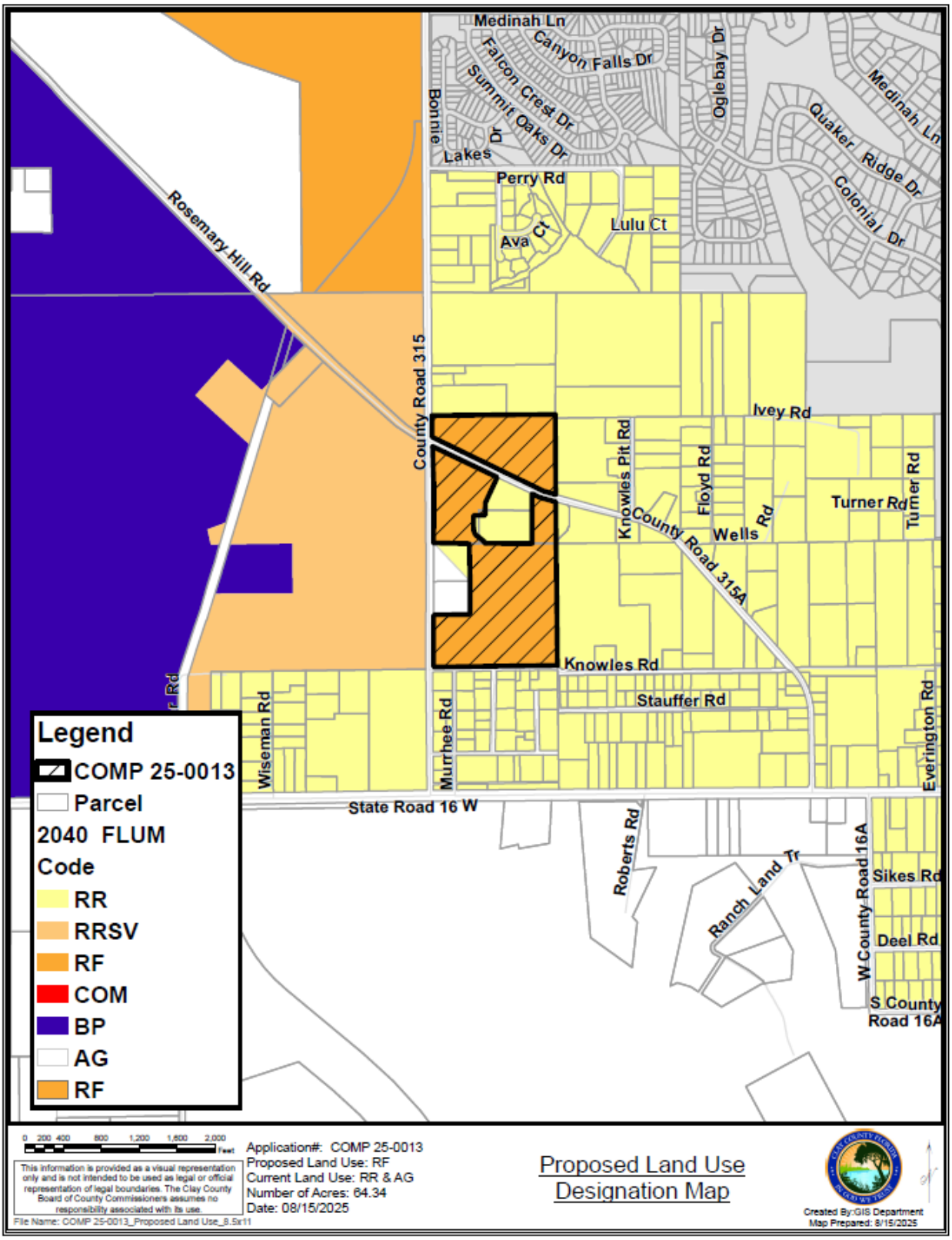
THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, LESS AND EXCEPTION ANY PART RECORDED IN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1463, PAGE 1610 AND WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 3943, PAGE 2108, AND ANY PART LYING IN COUNTY ROAD 315A, ALL IN SAID COUNTY.

LESS AND EXCEPT:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, AND A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 2795, PAGE 79, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N89°30'16"E, CONTINUING ALONG SAID SOUTH LINE, SAID SOUTH LINE ALSO BEING THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, A DISTANCE OF 535.14 FEET TO THE POINT OF BEGINNING; THENCE S00°23'31"W, A DISTANCE OF 4.93 FEET TO A POINT OF NON-TANGENCY OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 285.00 FEET, AND BEARING A RADIAL LINE OF S47°07'41"W; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 26.11 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S40°14'51"E, 26.10 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE AND TO A LINE 25.00 FEET SOUTH OF AND PARALLEL TO SAID SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8; THENCE N89°30'16"E, CONTINUING ALONG LAST PARALLEL LINE, A DISTANCE OF 497.42 FEET; THENCE N00°28'22"W, DEPARTING LAST SAID LINE, A DISTANCE OF 559.21 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°11'42"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE WESTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 160.36 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N66°13'24"W, 160.34 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE N64°38'31"W, CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 249.30 FEET; THENCE S25°20'59"W, DEPARTING SAID RIGHT OF WAY LINE, A DISTANCE OF 330.59 FEET; THENCE S00°32'15"E, A DISTANCE OF 411.30 FEET TO THE POINT OF BEGINNING.

Exhibit “A-2”


Medinah Ln
Canyon Falls Dr
Falcon Crest Dr
Summit Oaks Dr
Oglebay Dr
Medinah Ln
Quaker Ridge Dr
Colonial Dr
Bonnie Lakes Dr
Perry Rd
Ava Ct
Lulu Ct
Rosemary Hill Rd
County Road 315
Ivey Rd
Knowles Pit Rd
Floyd Rd
Wells Rd
Turner Rd
Turner Rd
County Road 315A
Knowles Rd
Stauffer Rd
Wiseman Rd
Murrhee Rd
Everington Rd
State Road 16 W
Roberts Rd
Ranch Land Tr
W County Road 16A
Sikes Rd
Deel Rd
S County Road 16A
Legend
COMP 25-0013
Parcel
2040 FLUM Code
RR
RRSV
RF
COM
BP
AG
RF
0 200 400 800 1,200 1,600 2,000 Feet
This information is provided as a visual representation only and is not intended to be used as legal or official representation of legal boundaries. The Clay County Board of County Commissioners assumes no responsibility associated with its use.
File Name: COMP 25-0013_Proposed Land Use_8.5x11
Application#: COMP 25-0013
Proposed Land Use: RF
Current Land Use: RR & AG
Number of Acres: 64.34
Date: 08/15/2025
Proposed Land Use Designation Map
Created By:GIS Department
Map Prepared: 8/15/2025

Staff Report and Recommendations for PUD 25-0007

Copies of the application are available at the Clay County Administration Office, 3rd floor, located at 477 Houston Street Green Cove Springs, FL 32043

Owner / Applicant Information:

Owners: Carrie Louetta Dugan, James Phoenix Dean, Selenia Phoenix Dean and Estate of Lucy Bernice Colley
Agent: Kristen Reed
(Kimley-Horn & Associates, Inc.)
Phone: 904-828-3900

Property Information

Parcel ID's: 08-06-26-015261-000-00, 08-06-26-015261-003-01, 08-06-26-015261-003-00 and 08-06-26-015261-004-01

Parcel Address: SE corner of CR 315 and CR 315-A

Current Zoning: Agricultural (AG) and Agricultural Residential (AR)

Current Land Use: Rural Residential (RR) and Agricultural (AG)

Proposed Zoning: Planned Unit Development (PUD)

Total Acres: 64.31 +/- acres

Acres affected by Zoning change: 64.31 +/- acres

Commission District: 5, Comm. Burke

Planning District: Springs

Introduction:

This application is a Rezoning of some or all of four parcels of land as described in the table below. The applicant is proposing to develop a single-family subdivision, consisting of 160 lots.

The subject parcels are located on the east side of CR 315 in the area between Knowles Road and CR 315A as well as a parcel on the north side of CR 315A.

A companion Future Land Use change from Rural Residential (RR) and Agriculture (AG) to Rural Fringe (RF) precedes this rezoning.

Parcel Number	Acres	Existing Land Use Category	Proposed Land Use Category	Existing Zoning	Proposed Zoning
015261-000-00	17.1	Rural Residential (RR)	Rural Fringe (RF)	Agricultural / Residential (AR)	Planned Unit Development (PUD)
015261-003-01	13.86	Rural Residential (RR)	Rural Fringe (RF)	Agricultural / Residential (AR)	Planned Unit Development (PUD)
015261-003-00	0.31	Rural Residential (RR)	Rural Fringe (RF)	Agricultural / Residential (AR)	Planned Unit Development (PUD)
015261-004-01	33.04	Rural Residential (RR) and Agriculture (AG)	Rural Fringe (RF)	Agricultural / Residential (AR) and Agricultural (AG)	Planned Unit Development (PUD)

Summary of the proposed PUD

Existing vs. Proposed regulations:	AR Zoning	PUD Zoning
Density Allowed	1 unit/acre	3 units/acre
Density Proposed		2.48 units/acre
Minimum Lot Width	100 feet	60 feet
Front Setback	30 feet	25 feet
Rear Setback	35 feet	10 feet
Visitor Parking	not required	28 spaces
Perimeter Buffer (adjacent to residential)	not required	25-30 feet
Right of Way Buffer	10 feet	20-30 feet
Recreation/Open Space	6.4 acres	15 acres

Additional improvements:

- The applicant proposes to design and construct a southbound right turn lane on CR 315 for motorists turning west onto Highway 16. A separate exhibit is provided depicting this improvement.
- The applicant proposes to deed a 60 foot wide portion across the southern portion of the subject property to the County for the continued use of the dirt roadway known as Knowles Road. This is important as at present the portion of Knowles Road from CR 315 to Stauffer Road lies on the applicant's property.

Figure 1 – Location Map

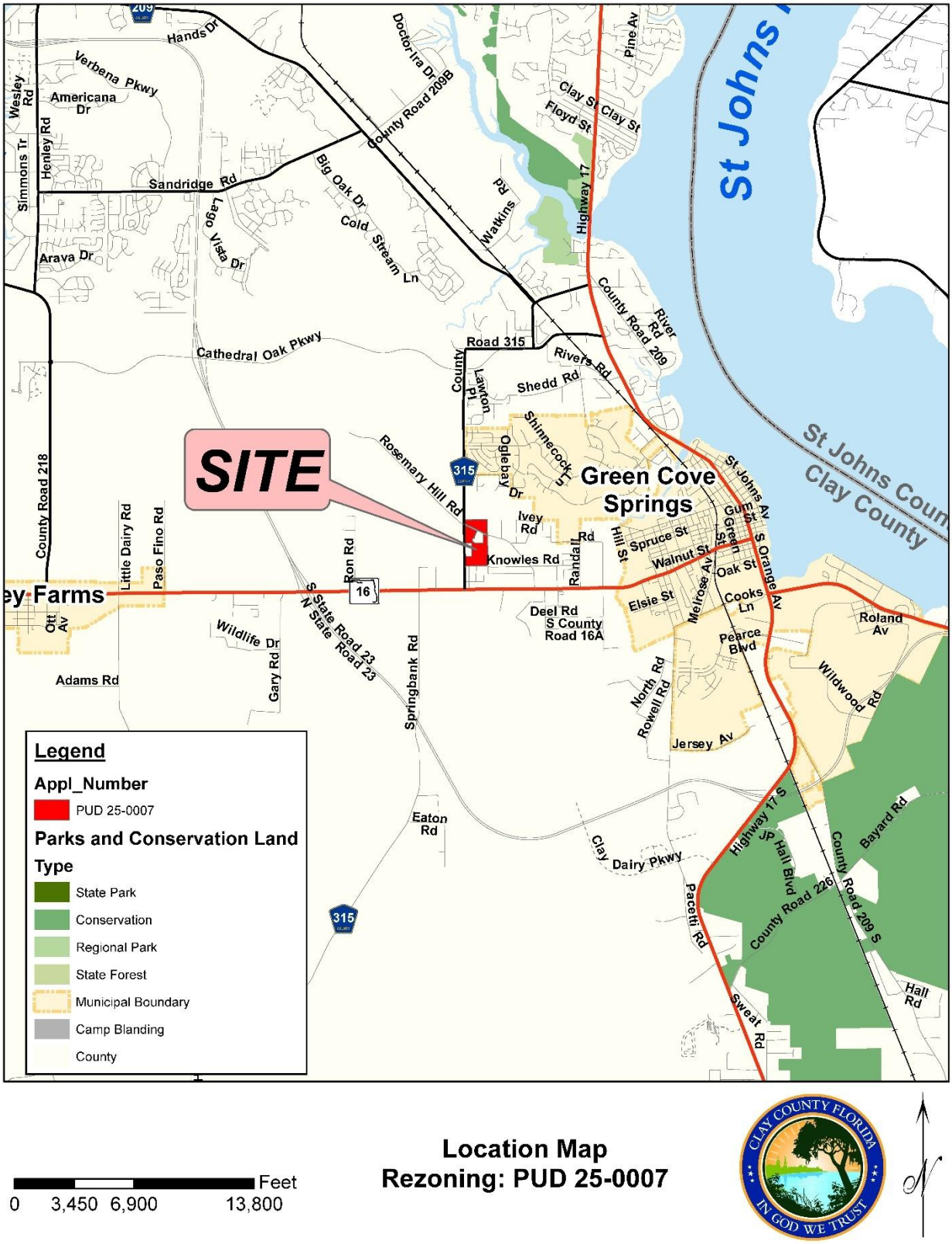


Figure 2 – Parcel Map

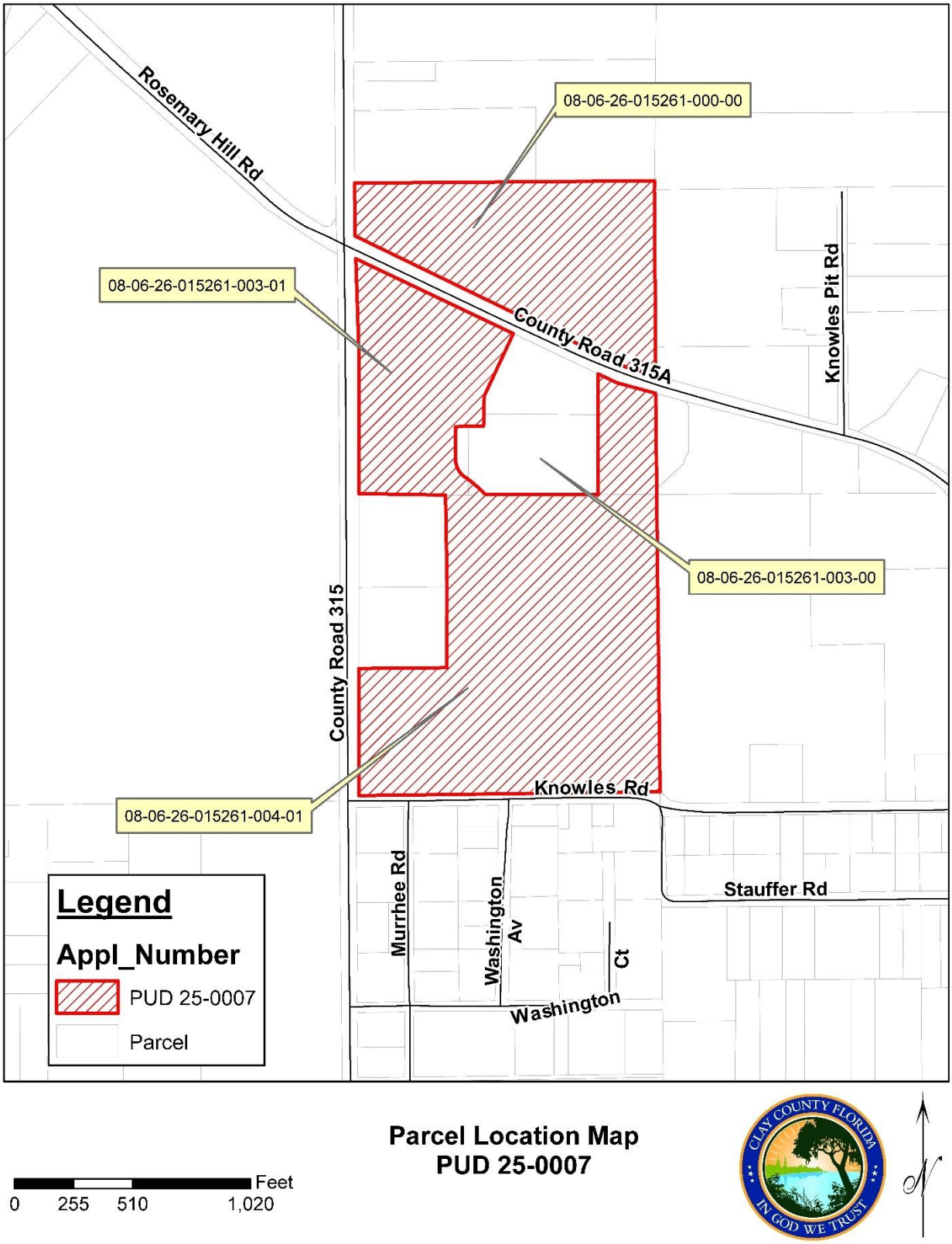


Figure 3 – Aerial Photo

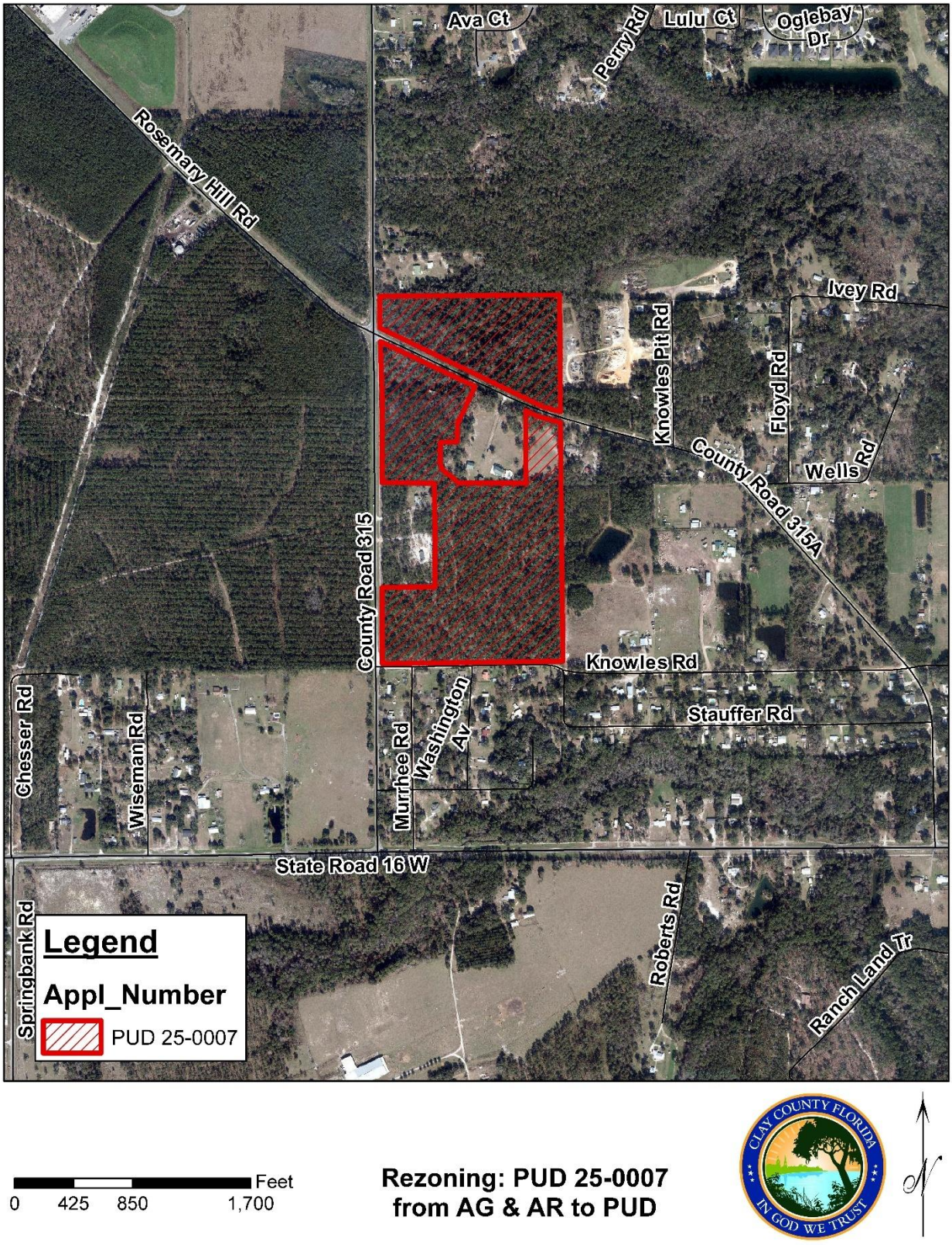


Figure 3 – Existing Zoning Map

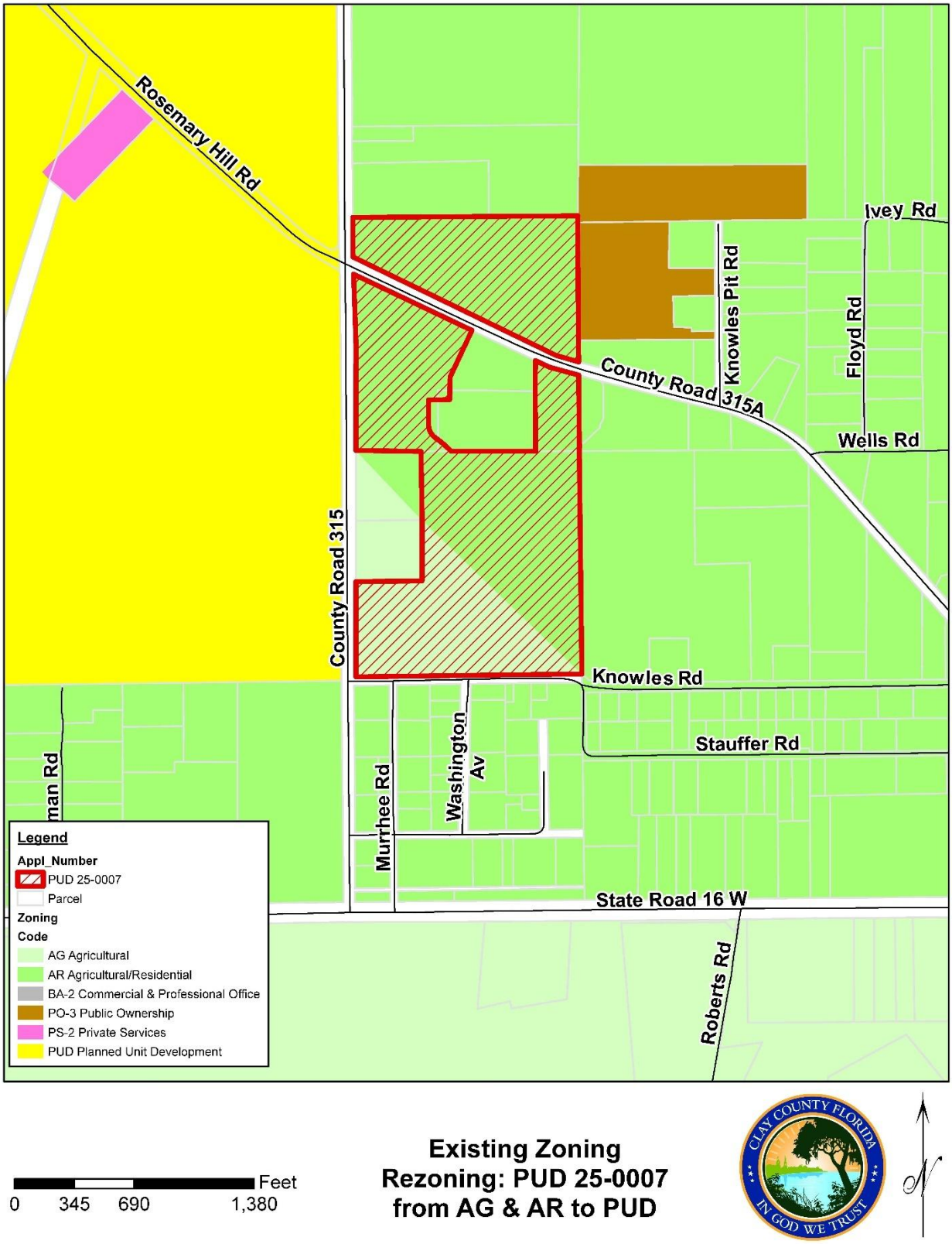


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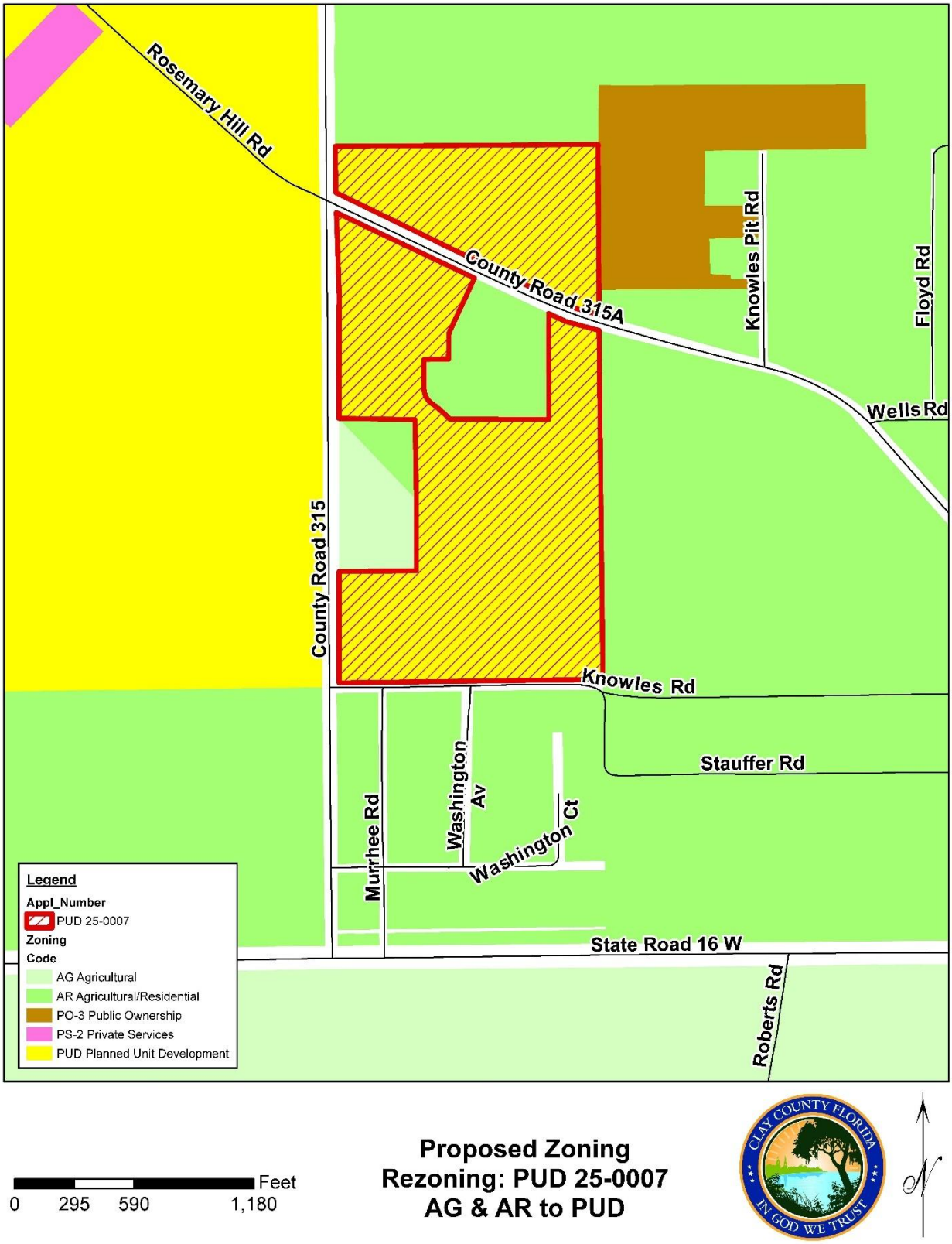
Figure 4 – Proposed Zoning Map



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Relevant Clay County 2045 Comprehensive Plan Policies

The following Goals/Objective/Policies support the proposed Rezoning Amendment to the Code:

FLU Policy 1.4.1.1 Agricultural (AG)

This classification is intended for those areas of the County designated as appropriate locations for all types of agricultural pursuits including crop production, pasture land for grazing cattle and horse farming, timber production, and cover crops for soil regeneration. Agricultural lands account for an important segment of the Clay County economy and play a vital role in the conservation of the County's natural resources.

These uses are generally characterized by being situated in areas removed from urban services, having very sparse densities and exhibiting a rural character. The Plan recognizes the value of these lands for agricultural and silvicultural activities, at both a small and large scale, and, therefore, recognizes their potential suitability for limited residential development at a density of one unit per twenty gross acres.

FLU Policy 1.4.1.3 Rural Residential (RR)

These areas will serve as a transition between areas with planned urban services, agriculture/residential areas, and environmentally sensitive areas. The new growth in these areas may include central sewer or water systems or other urban level public services if feasible. Rural residential areas will provide a low density residential character.

Designation of these areas on the Future Land Use Map is based on recognizing a number of existing and future development factors. These include areas with soil conditions suitable for individual wells and septic systems; existing rural subdivisions with little or no infrastructure improvements, including unpaved roads; small farm or recreational and low intensity institutional uses; and areas which are in close proximity to but outside of, planned urban services and are not anticipated to develop at an intensity to require significant urban services within the planning period.

Allowable residential density under this category shall be one dwelling unit per 5 net acres. Implementation of this land use designation shall occur in accordance with the Land Development Regulations. Some locations in Rural Residential may qualify for a density of one unit per acre, but only if the requirements of tract size, clustering and points in Future Land Use Objective 1.4 and its policies are met.

FLU Policy 1.4.1.5 Rural Fringe (RF)

This designation is reserved for land accessible to existing Urban Services and located in the areas where extension of central water and (where applicable) sewer service can be easily provided.

Densities in this area shall be a maximum of three units per net acre and a minimum of one unit per net acre. This density category is almost exclusively characterized by single-family detached housing units but may also include two and three family residential developments.

A maximum density of 7 units per net acre may be allowed within the Rural Fringe designation on the Future Land Use Map for the provision of housing for the elderly or handicapped and housing for very low, low income and moderate income households. Location shall be based on need and criteria assessing proximity to the following: employment, mass transit, health care, parks, commercial services, and central utility services, as detailed in the Housing Element and land development regulations.

Analysis of Proposed Rezoning Amendment

In reviewing the proposed application for Rezoning, the following criteria may be considered along with such other matters as may be appropriate to the particular application:

(a) Whether the proposed change will create an isolated district unrelated to or incompatible with adjacent and nearby districts;

Staff Finding: The proposed change will not create an isolated district as the property immediately to the west of the subject property is also zoned PUD for a residential subdivision. Subdivisions similar in use and density exist or are under development to the north and northwest of the site.

(b) Whether the district boundaries are illogically drawn in relation to the existing conditions on the real property proposed for change;

Staff Finding: The Agricultural district boundary is illogically drawn as it cuts across the subject parcel in a diagonal line which serves no apparent purpose.

(c) Whether the conditions which existed at the time the real property was originally zoned have changed or are changing, and, to maintain consistency with the Plan, favor the adoption of the proposed Rezoning;

Staff Finding: This rezoning application is in response to changing housing market conditions which have created a much greater demand for residential home sites than can be provided under the present zoning designations.

(d) Whether the affected real property cannot be used in accordance with existing zoning;

Staff Finding: The subject parcel can be used for the currently allowed residential use but the allowed density limit is no longer the highest and best use.

(e) Whether the proposed Rezoning application is compatible with and furthers the County's stated objectives and policies of the Plan;

Staff Finding: The proposed rezoning is compatible with the objectives and policies of the Rural Fringe Future Land Use proposed in the companion Comprehensive Plan Amendment.

(f) Whether maintenance of the existing zoning classification for the proposed Rezoning serves a legitimate public purpose;

Staff Finding: There is no public purpose served by maintaining the existing split zoning.

(g) Whether maintenance of the status quo is no longer reasonable when the proposed Rezoning is inconsistent with surrounding land use;

Staff Finding: Maintaining the split zoning is not a reasonable course in this location as it hinders the full use of the parcel.

(h) Whether there is an inadequate supply of sites in the County for the proposed intensity or density within the district already permitting such intensity or density.

Staff Finding: The high market demand for the proposed residential density is reflective of an inadequate supply of sites in this area of the County.

The proposed future land use amendment would change three (3) parcels of land from Rural Residential (RR) to Rural Fringe (RF) and one parcel of land from Rural Residential (RR) and Agricultural (AG) to Rural Fringe (RF). This change would be in keeping with the evolving character of the CR 315 corridor as shown in the table below:

	Future Land Use	Zoning District
North	Rural Residential (RR)	Agricultural Residential (AR)
South	Rural Residential (RR)	Agricultural Residential (AR)
East	Rural Residential (RR)	Agricultural Residential (AR) and Public Services (PO-3)
West	Rural Reserve (RRSV)	Planned Unit Development (PUD)

Recommendation

Staff recommend approval of PUD 25-0007.

Ordinance No. 2025 - _____

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY FLORIDA, PURSUANT TO ARTICLE III OF THE CLAY COUNTY LAND DEVELOPMENT CODE, KNOWN AS THE ZONING AND LAND USE LDRs ADOPTED PURSUANT TO ORDINANCE 93-16, AS AMENDED, PROVIDING FOR THE REZONING OF FOUR PARCELS OF LAND: PARCEL ONE (TAX PARCEL IDENTIFICATION # 08-06-26-015261-000-00) TOTALING APPROXIMATELY 17.1 ACRES, FROM ITS PRESENT ZONING CLASSIFICATION OF AGRICULTURAL RESIDENTIAL DISTRICT (AR) TO PLANNED UNIT DEVELOPMENT (PUD); A PORTION OF PARCEL TWO (TAX PARCEL IDENTIFICATION # 08-06-26-015261-003-01), TOTALING APPROXIMATELY 13.86 ACRES, FROM ITS PRESENT ZONING CLASSIFICATION OF AGRICULTURAL/RESIDENTIAL DISTRICT (AR) TO PLANNED UNIT DEVELOPMENT (PUD); A PORTION OF PARCEL THREE (TAX PARCEL IDENTIFICATION # 08-06-26-015261-003-00), TOTALING APPROXIMATELY 0.31 ACRES, FROM ITS PRESENT ZONING CLASSIFICATION OF AGRICULTURAL/RESIDENTIAL DISSTRICT (AR) TO PLANNED UNIT DEVELOPMENT (PUD); AND A PORTION OF PARCEL FOUR (TAX PARCEL IDENTIFICATION # 08-06-26-015261-004-01), TOTALING APPROXIMATELY 33.04ACRES, FROM ITS PRESENT ZONING CLASSIFICATION OF AGRICULTURAL DISTRICT (AG) AND AGRICULTURAL/RESIDENTIAL DISTRICT (AR) TO PLANNED UNIT DEVELOPMENT (PUD); PROVIDING A DESCRIPTION; PROVIDING AN EFFECTIVE DATE.

Be It Ordained by the Board of County Commissioners of Clay County:

Section 1. Application PUD 25-0007seeks to rezone four parcels of land (tax parcel identification #s: 08-06-26-015261-000-00, 08-06-26-015261-003-01, 08-06-26-015261-003-00 and 08-06-26-015261-004-01) (the Property), described in Exhibit "A-1", and depicted in Exhibit "A-2".

Section 2. The Board of County Commissioners approves the rezoning request. The zoning classification of the Property is hereby changed from Agricultural District (AG) and Agricultural/Residential District (AR) to Planned Unit Development (PUD), subject to the conditions outlined in the Written Statement attached as Exhibit "B-1" and the Site Plan attached as Exhibit "B-2".

Section 3. Nothing herein contained shall be deemed to impose conditions, limitations or requirements not applicable to all other land in the zoning district wherein said lands are located.

Section 4. The Building Department is authorized to issue construction permits allowed by zoning classification as rezoned hereby.

Section 5. This Ordinance shall become effective upon the Ordinance adopting the comprehensive plan amendment requested in Application COMP 25-0013 becoming effective.

DULY ADOPTED by the Board of County Commissioners of Clay County, Florida, this _____ day of December 2025.

BOARD OF COUNTY COMMISSIONERS
OF CLAY COUNTY, FLORIDA

By:_____
, Its Chairman

ATTEST:

By: _____
Tara S. Green,
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

Legal Description – Attachment A-3

PARCEL A:

DESCRIPTION AS FURNISHED:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST; CLAY COUNTY, FLORIDA; SAID PARCEL BEING THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 (SW 1/4 OF NW 1/4), LYING NORTH OF COUNTY ROAD C-315-A WITH THE SOUTH 66.0 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 (NW 1/4 OF NW 1/4) AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SECTION 8 AND RUN S 00 DEG 08 MIN 30 SEC E, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 1328.11 FEET TO THE NORTHWEST CORNER OF SAID SW 1/4 OF NW 1/4; THENCE RUN EAST ALONG THE NORTH LINE THEREOF, 33.97 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315; THENCE RUN N 00 DEG 06 MIN 30 SEC E, ALONG SAID RIGHT OF WAY LINE, 66.0 FEET TO AN IRON PIPE AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 66.0 FEET OF SAID NW 1/4 OF NW 1/4 AND THE POINT OF BEGINNING; THENCE RUN S 89 DEG 50 MIN 22 SEC E, ALONG SAID NORTH LINE, 1294.23 FEET TO AN IRON PIPE AT THE NORTHEAST CORNER OF SAID SOUTH 66.0 FEET; THENCE RUN S 00 DEG 04 MIN 09 SEC E, ALONG THE EAST LINE OF SAID NW 1/4 OF NW 1/4 AND THE SW 1/4 OF NW 1/4, A DISTANCE OF 861.42 FEET TO AN IRON PIPE ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315- A; THENCE RUN NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE WITH A CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING AN ARC LENGTH OF 388.55 FEET, A RADIUS OF 2824.79 FEET AND A CHORD BEARING AND DISTANCE OF N 68 DEG 11 MIN 33 SEC W, 388.25 FEET TO AN IRON ROD; THENCE RUN N 64 DEG 15 MIN 07 SEC W, ALONG SAID RIGHT OF WAY LINE, 975.49 FEET TO AN IRON ROD; THENCE RUN NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE WITH A CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING AN ARC LENGTH OF 112.33 FEET, A RADIUS OF 100.0 FEET AND A CHORD BEARING AND DISTANCE OF N 32 DEG 04 MIN 19 SEC W, 106.52 FEET TO AN IRON ROD ON THE EASTERLY RIGHT OF WAY LINE OF SAID COUNTY ROAD C-315; THENCE RUN N00 DEG 06 MIN 30 SEC E, ALONG SAID RIGHT OF WAY LINE, 206.80 FEET TO THE POINT OF BEGINNING.

PARCEL B:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37'E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N00°18'27"W, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 956.69 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 50.00 FEET; THENCE ALONG THE ARC OF LAST SAID CURVE AND LAST SAID EASTERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 100.94 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N57°31'31"E, 84.65 FEET TO A POINT OF TANGENCY OF SAID CURVE, SAID POINT ALSO LYING ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE S64°38'31"E, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 671.19 FEET; THENCE S25°21'29"W, DEPARTING LAST SAID RIGHT OF WAY LINE, A DISTANCE 330.49 FEET; THENCE S00°31'22"E, A DISTANCE OF 127.11 FEET; THENCE S89°28'16"W, A DISTANCE OF 124.99 FEET; THENCE S00°31'44"E, A DISTANCE OF 121.77 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE TO THE EAST, AND HAVING A RADIUS OF 135.00 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 105.77 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S22°58'23"E, 103.08 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE S50°23'43"E, A DISTANCE OF 104.35 FEET TO SAID SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE S89°30'16"W, ALONG THE SAID SOUTH LINE, A DISTANCE OF 529.20 FEET TO SAID EASTERLY RIGHT OF WAY LINE AND THE POINT OF BEGINNING.

PARCEL C:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N89°30'16"E, CONTINUING ALONG SAID SOUTH LINE, SAID SOUTH LINE ALSO BEING THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, A DISTANCE OF 1019.25 FEET TO THE POINT OF BEGINNING; THENCE N00°28'16"W, DEPARTING LAST SAID LINES, A DISTANCE OF 546.92 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°50'15"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE EASTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 297.35 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S70°05'42"E, 297.22 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE, SAID POINT ALSO LYING ON THE EAST LINE OF SAID LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, THENCE S00°29'01"E, ALONG LAST SAID EAST LINE, A DISTANCE OF 443.33 FEET TO THE SOUTH LINE OF LAST SAID LANDS; THENCE S89°30'16"W, ALONG LAST SAID SOUTH LINE, A DISTANCE OF 278.72 FEET TO THE POINT OF BEGINNING

PARCEL D:

DESCRIPTION AS FURNISHED:

THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, LESS AND EXCEPTION ANY PART RECORDED IN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1463, PAGE 1610 AND WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 3943, PAGE 2108, AND ANY PART LYING IN COUNTY ROAD 315A, ALL IN SAID COUNTY.

LESS AND EXCEPT:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, AND A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 2795, PAGE 79, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N89°30'16"E, CONTINUING ALONG SAID SOUTH LINE, SAID SOUTH LINE ALSO BEING THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, A DISTANCE OF 535.14 FEET TO THE POINT OF BEGINNING; THENCE S00°23'31"W, A DISTANCE OF 4.93 FEET TO A POINT OF NON-TANGENCY OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 285.00 FEET, AND BEARING A RADIAL LINE OF S47°07'41"W; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 26.11 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S40°14'51"E, 26.10 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE AND TO A LINE 25.00 FEET SOUTH OF AND PARALLEL TO SAID SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8; THENCE N89°30'16"E, CONTINUING ALONG LAST PARALLEL LINE, A DISTANCE OF 497.42 FEET; THENCE N00°28'22"W, DEPARTING LAST SAID LINE, A DISTANCE OF 559.21 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°11'42"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE WESTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 160.36 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N66°13'24"W, 160.34 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE N64°38'31"W, CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 249.30 FEET; THENCE S25°20'59"W, DEPARTING SAID RIGHT OF WAY LINE, A DISTANCE OF 330.59 FEET; THENCE S00°32'15"E, A DISTANCE OF 411.30 FEET TO THE POINT OF BEGINNING.

MAP SHOWING LEGAL DESCRIPTION & SKETCH OF

PARCEL A:

DESCRIPTION AS FURNISHED:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST; CLAY COUNTY, FLORIDA; SAID PARCEL BEING THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 (SW 1/4 OF NW 1/4), LYING NORTH OF COUNTY ROAD C-315-A WITH THE SOUTH 66.0 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 (NW 1/4 OF NW 1/4) AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SECTION 8 AND RUN S 00 DEG 08 MIN 30 SEC E, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 1328.11 FEET TO THE NORTHWEST CORNER OF SAID SW 1/4 OF NW 1/4; THENCE RUN EAST ALONG THE NORTH LINE THEREOF, 33.97 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315; THENCE RUN N 00 DEG 06 MIN 30 SEC E, ALONG SAID RIGHT OF WAY LINE, 66.0 FEET TO AN IRON PIPE AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 66.0 FEET OF SAID NW 1/4 OF NW 1/4 AND THE POINT OF BEGINNING; THENCE RUN S 89 DEG 50 MIN 22 SEC E, ALONG SAID NORTH LINE, 1294.23 FEET TO AN IRON PIPE AT THE NORTHEAST CORNER OF SAID SOUTH 66.0 FEET; THENCE RUN S 00 DEG 04 MIN 09 SEC E, ALONG THE EAST LINE OF SAID NW 1/4 OF NW 1/4 AND THE SW 1/4 OF NW 1/4, A DISTANCE OF 861.42 FEET TO AN IRON PIPE ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315- A; THENCE RUN NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE WITH A CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING AN ARC LENGTH OF 388.55 FEET, A RADIUS OF 2824.79 FEET AND A CHORD BEARING AND DISTANCE OF N 68 DEG 11 MIN 33 SEC W, 388.25 FEET TO AN IRON ROD; THENCE RUN N 64 DEG 15 MIN 07 SEC W, ALONG SAID RIGHT OF WAY LINE, 975.49 FEET TO AN IRON ROD; THENCE RUN NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE WITH A CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING AN ARC LENGTH OF 112.33 FEET, A RADIUS OF 100.0 FEET AND A CHORD BEARING AND DISTANCE OF N 32 DEG 04 MIN 19 SEC W, 106.52 FEET TO AN IRON ROD ON THE EASTERLY RIGHT OF WAY LINE OF SAID COUNTY ROAD C-315; THENCE RUN N00 DEG 06 MIN 30 SEC E, ALONG SAID RIGHT OF WAY LINE, 206.80 FEET TO THE POINT OF BEGINNING.

PARCEL B:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N00°18'27"W, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 956.69 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 50.00 FEET; THENCE ALONG THE ARC OF LAST SAID CURVE AND LAST SAID EASTERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 100.94 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N57°31'31"E, 84.65 FEET TO A POINT OF TANGENCY OF SAID CURVE, SAID POINT ALSO LYING ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE S64°38'31"E, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 671.19 FEET; THENCE S25°21'29"W, DEPARTING LAST SAID RIGHT OF WAY LINE, A DISTANCE 330.49 FEET; THENCE S00°31'22"E, A DISTANCE OF 127.11 FEET; THENCE S89°28'16"W, A DISTANCE OF 124.99 FEET; THENCE S00°31'44"E, A DISTANCE OF 121.77 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE TO THE EAST, AND HAVING A RADIUS OF 135.00 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 105.77 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S22°58'23"E, 103.08 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE S50°23'43"E, A DISTANCE OF 104.35 FEET TO SAID SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE S89°30'16"W, ALONG THE SAID SOUTH LINE, A DISTANCE OF 529.20 FEET TO SAID EASTERLY RIGHT OF WAY LINE AND THE POINT OF BEGINNING.

PARCEL C:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N89°30'16"E, CONTINUING ALONG SAID SOUTH LINE, SAID SOUTH LINE ALSO BEING THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, A DISTANCE OF 1019.25 FEET TO THE POINT OF BEGINNING; THENCE N00°28'16"W, DEPARTING LAST SAID LINES, A DISTANCE OF 546.92 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°50'15"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE EASTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 297.35 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S76°05'42"E, 297.22 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE, SAID POINT ALSO LYING ON THE EAST LINE OF SAID LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, THENCE S00°29'01"E, ALONG LAST SAID EAST LINE, A DISTANCE OF 443.33 FEET TO THE SOUTH LINE OF LAST SAID LANDS; THENCE S89°30'16"W, ALONG LAST SAID SOUTH LINE, A DISTANCE OF 278.72 FEET TO THE POINT OF BEGINNING

PARCEL D:

DESCRIPTION AS FURNISHED:

THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, LESS AND EXCEPTION ANY PART RECORDED IN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1463, PAGE 1610 AND WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 3943, PAGE 2108, AND ANY PART LYING IN COUNTY ROAD 315A, ALL IN SAID COUNTY.

LESS AND EXCEPT:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, AND A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 2795, PAGE 79, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE POINT OF BEGINNING; THENCE S00°23'31"W, A DISTANCE OF 4.93 FEET TO A POINT OF NON-TANGENCY OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 285.00 FEET, AND BEARING A RADIAL LINE OF S47°07'41"W; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 26.11 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S40°14'51"E, 26.10 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE AND TO A LINE 25.00 FEET SOUTH OF AND PARALLEL TO SAID SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8; THENCE N89°30'16"E, CONTINUING ALONG LAST PARALLEL LINE, A DISTANCE OF 497.42 FEET; THENCE N00°28'22"W, DEPARTING LAST SAID LINE, A DISTANCE OF 559.21 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°11'42"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE WESTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 160.36 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N66°13'24"W, 160.34 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE N64°38'31"W, CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 249.30 FEET; THENCE S25°20'59"W, DEPARTING SAID RIGHT OF WAY LINE, A DISTANCE OF 330.59 FEET; THENCE S00°32'15"E, A DISTANCE OF 411.30 FEET TO THE POINT OF BEGINNING.

REMAINDER PARCEL:

A PARCEL OF LAND SITUATED IN SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF SAID COUNTY, AND A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 2795, PAGE 79, OF THE PUBLIC RECORDS OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA, THENCE N89°33'37"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, A DISTANCE OF 27.97 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD 315 (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED); THENCE N89°30'16"E, CONTINUING ALONG SAID SOUTH LINE, SAID SOUTH LINE ALSO BEING THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4323, PAGE 1832, OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, A DISTANCE OF 529.20 FEET TO THE POINT OF BEGINNING; THENCE S50°23'43"E, A DISTANCE OF 7.66 FEET TO A POINT OF NON-TANGENCY OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 285.00 FEET, AND BEARING A RADIAL LINE OF S47°07'41"W; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 26.11 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S40°14'51"E, 26.10 FEET TO A POINT OF NON-TANGENCY OF SAID CURVE AND TO A LINE 25.00 FEET SOUTH OF AND PARALLEL TO SAID SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8; THENCE N89°30'16"E, ALONG LAST PARALLEL LINE, A DISTANCE OF 467.49 FEET; THENCE N00°28'16"W, DEPARTING LAST SAID LINE, A DISTANCE OF 571.94 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-315-A (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED), SAID POINT ALSO LYING ON A NON-TANGENT CURVE HAVING A RADIAL BEARING OF N22°50'15"E, BEING CONCAVE TO THE NORTH, AND HAVING A RADIUS OF 2904.79 FEET; THENCE WESTERLY, ALONG THE ARC OF LAST SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC DISTANCE OF 127.78 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N65°54'08"W, 127.77 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE N64°38'31"W, CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 249.30 FEET; THENCE S25°21'29"W, DEPARTING LAST SAID RIGHT OF WAY LINE, A DISTANCE 330.49 FEET; THENCE S00°31'22"E, A DISTANCE OF 127.11 FEET; THENCE S89°28'16"W, A DISTANCE OF 124.99 FEET; THENCE S00°31'44"E, A DISTANCE OF 121.77 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE TO THE EAST, AND HAVING A RADIUS OF 135.00 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 105.77 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S22°58'23"E, 103.08 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE S50°23'43"E, A DISTANCE OF 104.35 FEET TO SAID SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8 AND THE POINT OF BEGINNING.

GENERAL NOTES:

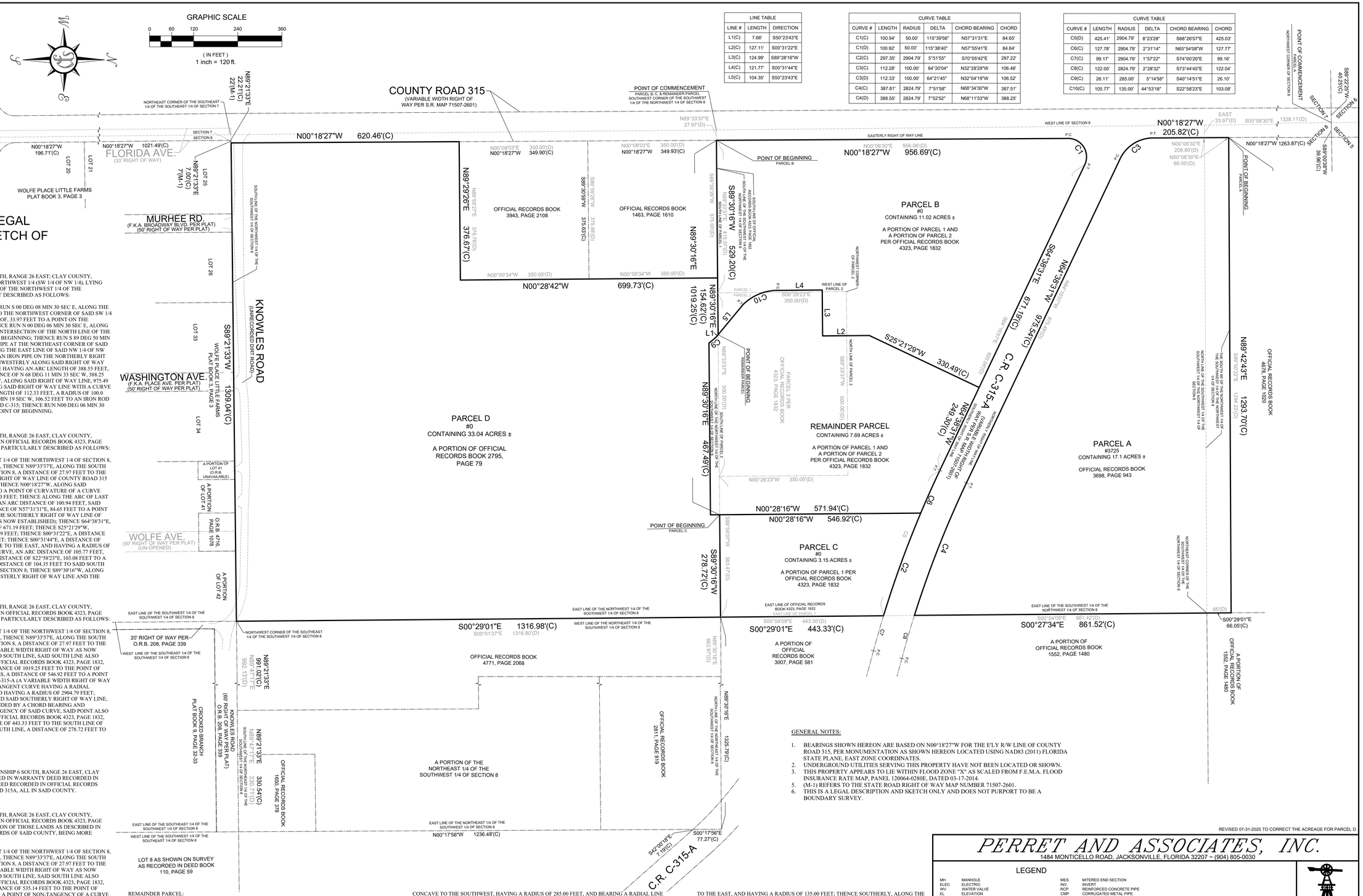
1. BEARINGS SHOWN HEREON ARE BASED ON N00°18'27"W FOR THE E'LY R/W LINE OF COUNTY ROAD 315, PER MONUMENTATION AS SHOWN HEREON LOCATED USING NAD83 (2011) FLORIDA STATE PLANE, EAST ZONE COORDINATES.
2. UNDERGROUND UTILITIES SERVING THIS PROPERTY HAVE NOT BEEN LOCATED OR SHOWN.
3. THIS PROPERTY APPEARS TO LIE WITHIN FLOOD ZONE "X" AS SCALED FROM F.E.M.A. FLOOD INSURANCE RATE MAP, PANEL 120064-0280E, DATED 03-17-2014.
5. (M-1) REFERS TO THE STATE ROAD RIGHT OF WAY MAP NUMBER 71507-2601.
6. THIS IS A LEGAL DESCRIPTION AND SKETCH ONLY AND DOES NOT PURPORT TO BE A BOUNDARY SURVEY.

REVISED 07-31-2025 TO CORRECT THE ACREAGE FOR PARCEL D.

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1(C)	7.66'	S50°23'43"E
L2(C)	127.11'	S00°31'22"E
L3(C)	124.99'	S89°28'16"W
L4(C)	121.77'	S00°31'44"E
L5(C)	104.35'	S50°23'43"E

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C1(C)	100.94'	50.00'	115°39'56"	N57°31'31"E	84.65'
C1(D)	100.92'	50.00'	115°38'40"	N57°55'41"E	84.64'
C2(C)	297.35'	2904.79'	5°51'55"	S70°05'42"E	297.22'
C3(C)	112.28'	100.00'	64°20'04"	N32°28'29"W	106.48'
C3(D)	112.33'	100.00'	64°21'45"	N32°04'19"W	106.52'
C4(C)	387.81'	2824.79'	7°51'58"	N68°34'30"W	387.51'
C4(D)	388.55'	2824.79'	7°52'52"	N68°11'33"W	388.25'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C5(D)	425.41'	2904.79'	8°23'28"	S68°26'57"E	425.03'
C6(C)	127.78'	2904.79'	2°31'14"	N65°54'08"W	127.77'
C7(C)	99.17'	2904.79'	1°57'22"	S74°00'20"E	99.16'
C8(C)	122.05'	2824.79'	2°28'32"	S73°44'45"E	122.04'
C9(C)	26.11'	285.00'	5°14'58"	S40°14'51"E	26.10'
C10(C)	105.77'	135.00'	44°53'18"	S22°58'23"E	103.08'


GRAPHIC SCALE
0 60 120 240 360
(IN FEET)
1 inch = 120 ft.
STATE ROAD NO. 16
(120' RIGHT OF WAY)
COUNTY ROAD 315
(VARIABLE WIDTH RIGHT OF WAY PER S.R. MAP 71507-2601)
POINT OF COMMENCEMENT
PARCEL B, C, & REMAINDER PARCEL
SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8
POINT OF COMMENCEMENT
NORTHWEST CORNER OF SECTION 8
POINT OF BEGINNING
PARCEL B
POINT OF BEGINNING
PARCEL C
POINT OF BEGINNING
PARCEL A
POINT OF BEGINNING
PARCEL D
NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7
SECTION 7
SECTION 8
SECTION 18
SECTION 17
FLORIDA AVE.
(33' RIGHT OF WAY)
WOLFE PLACE LITTLE FARMS
PLAT BOOK 3, PAGE 3
MURHEE RD.
(F.K.A. BROADWAY BLVD. PER PLAT)
(50' RIGHT OF WAY PER PLAT)
WASHINGTON AVE.
(F.K.A. PLACE AVE. PER PLAT)
(50' RIGHT OF WAY PER PLAT)
KNOWLES ROAD
(UNRECORDED DIRT ROAD)
WOLFE AVE.
(50' RIGHT OF WAY PER PLAT)
(UN-OPENED)
A PORTION OF LOT 41 (O.R.B. UNAVAILABLE)
A PORTION OF LOT 41
O.R.B. 4716, PAGE 1078
A PORTION OF LOT 42
LOT 20
LOT 21
LOT 25
LOT 26
LOT 33
LOT 34
OFFICIAL RECORDS BOOK 3943, PAGE 2108
OFFICIAL RECORDS BOOK 1463, PAGE 1610
OFFICIAL RECORDS BOOK 4771, PAGE 2068
OFFICIAL RECORDS BOOK 281, PAGE 819
OFFICIAL RECORDS BOOK 1650, PAGE 378
OFFICIAL RECORDS BOOK 4678, PAGE 1020
OFFICIAL RECORDS BOOK 3698, PAGE 943
OFFICIAL RECORDS BOOK 1552, PAGE 1480
OFFICIAL RECORDS BOOK 3007, PAGE 581
PARCEL 2 PER OFFICIAL RECORDS BOOK 4323, PAGE 1832
PARCEL 1 PER OFFICIAL RECORDS BOOK 4323, PAGE 1832
PARCEL B
#0
CONTAINING 11.02 ACRES ±
A PORTION OF PARCEL 1 AND A PORTION OF PARCEL 2 PER OFFICIAL RECORDS BOOK 4323, PAGE 1832
PARCEL D
#0
CONTAINING 33.04 ACRES ±
A PORTION OF OFFICIAL RECORDS BOOK 2795, PAGE 79
REMAINDER PARCEL
CONTAINING 7.69 ACRES ±
A PORTION OF PARCEL 1 AND A PORTION OF PARCEL 2 PER OFFICIAL RECORDS BOOK 4323, PAGE 1832
PARCEL C
#0
CONTAINING 3.15 ACRES ±
A PORTION OF PARCEL 1 PER OFFICIAL RECORDS BOOK 4323, PAGE 1832
PARCEL A
#3725
CONTAINING 17.1 ACRES ±
OFFICIAL RECORDS BOOK 3698, PAGE 943
A PORTION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 8
C.R. C-315-A
(VARIABLE WIDTH RIGHT OF WAY PER S.R. MAP 71507-2601)
20' RIGHT OF WAY PER O.R.B. 208, PAGE 339
(60' RIGHT OF WAY PER PLAT)
CROOKED BRANCH
PLAT BOOK 9, PAGE 32-33
LOT 8 AS SHOWN ON SURVEY AS RECORDED IN DEED BOOK 110, PAGE 59
N00°18'27"W 620.46'(C)
N00°18'27"W 1021.49'(C)
N00°18'27"W 196.71'(C)
N89°21'33"E 1309.04'(C)
N89°29'26"E 376.67'(C)
N00°28'42"W 699.73'(C)
N89°30'16"E 1019.25'(C)
N89°30'16"E 154.62'(C)
N89°30'16"E 467.49'(C)
S89°30'16"W 529.20'(C)
S89°30'16"W 278.72'(C)
S25°21'29"W 330.49'(C)
N64°38'31"W 249.30'(C)
N64°38'31"W 975.49'(C)
S64°38'31"E 671.19'(C)
N00°18'27"W 956.69'(C)
N00°18'27"W 205.82'(C)
N00°18'27"W 1263.87'(C)
N89°42'43"E 1293.70'(C)
N00°28'16"W 571.94'(C)
N00°28'16"W 546.92'(C)
S00°29'01"E 1316.98'(C)
S00°29'01"E 443.33'(C)
S00°27'34"E 861.52'(C)
S00°29'01"E 66.05'(C)
N89°21'33"E 991.02'(C)
N89°21'33"E 330.54'(C)
N00°17'56"E 1236.48'(C)
S00°17'56"E 77.27'(C)
S40°00'19"E 7.18'(C)
N00°08'03"E 350.00'(D)
N00°18'27"W 349.90'(C)
N00°08'03"E 350.00'(D)
N00°18'27"W 349.93'(C)
S89°30'16"W 375.00'(D)
S89°30'16"W 375.63'(C)
N00°00'34"W 350.00'(D)
N00°26'23"W 350.00'(D)
S89°33'37"W 500.00'(D)
N00°06'30"E 904.06'(D)
N00°06'30"E 206.80'(D)
N00°06'30"E 66.00'(D)
EAST 33.97'(D)
S00°08'30"E 1328.11'(D)
S89°22'25"W 40.23'(D)
S89°00'38"W 39.96'(C)
S00°04'09"E 443.50'(D)
S00°04'09"E 861.42'(D)
N89°30'16"E 1325.79'(C)
S89°00'22"E 1294.21'(D)
N89°30'16"E 529.20'(C)
N89°33'37"E 27.97'(D)
N89°21'33"E 330.71'(D)
N89°59'22"E 376.76'(D)
N89°21'33"E 991.47'(C)
N89°21'33"E 330.54'(C)
N89°33'37"E 27.97'(D)
N89°30'16"E 529.20'(C)
N89°30'16"E 1325.79'(C)
N89°30'16"E 1293.70'(C)
N89°30'16"E 1325.79'(C)
S89°59'22"W 375.76'(D)
S89°30'16"W 375.00'(D)
S89°30'16"W 415.00'(D)
S89°33'37"W 500.00'(D)
S89°03'27"W 383.47'(D)
S89°30'16"W 278.72'(C)
S89°30'16"W 529.20'(C)
S89°30'16"W 1325.79'(C)
S89°30'16"W 1325.79'(C)
S89°30'16"W 1325.79

Exibit "B-1"

WRITTEN DESCRIPTION
For
County Road 315 Residential PUD
September 23, 2025

I. PROJECT DESCRIPTION

A. This application seeks the approval of a proposed single-family development east of County Road 315 (CR 315) and is bifurcated by County Road 315A (CR-315A) in Clay County, Florida. The Applicant proposes to rezone approximately 64.34 +/- acres from Agriculture/Residential (AR) and Agriculture (AG) to Planned Unit Development (PUD).

The site is north of State Road 16 W and east of the proposed First Coast Expressway. The subject parcels (PIN 08-06-26-015261-004-01; 08-06-26-015261-000-00; 08-06-26-015261-003-01; and 08-06-015261-003-00) are approximately 64.34 +/- acres located along CR 315A in Green Cove Springs, Florida. The property is currently used as single-family residences.

The project proposes a maximum of 160 single-family residential units, for a proposed maximum density of three units per acre. The proposed PUD will emulate the Single-Family Residential District (RB). The development will be served by the Peter's Creek Wastewater Treatment Plant (1.5 million gallons) which recently underwent a ~55 million dollar upgrade to support development in the immediate area of the plant such as Governors Park, Saratoga Springs, and infill developments. The proposed development will provide single-family housing in a compatible location that has existing single-family development and subdivisions in proximity. Additionally, the proposed single-family detached housing will provide much-needed single-family housing in this growing part of the County and will do so without the implementation of a CDD. The First Coast Expressway and associated infrastructure improvements continue to support growth trends in the project area. The proposed PUD will contribute to satisfying the housing demand resulting from both the infrastructure improvements and the County's population growth.

This rezoning application has a companion land use amendment application from Rural Residential (RR) and Agriculture (AG) land uses to the Rural Fringe (RF) land use category.

Project Team

Applicant	Engineer	Planning & Traffic
Pulte Home Company, LLC 12742 Gran Bay Parkway W, Ste 200 Jacksonville, FL 32258	Kimley-Horn & Associates, Inc. 12740 Gran Bay Pkwy W, Ste 2350 Jacksonville, FL 32258	Kimley-Horn & Associates, Inc. 12740 Gran Bay Pkwy W, Ste 2350 Jacksonville, FL 32258

A. Current Zoning District: Agriculture/Residential (AR) & Agriculture (AG)

B. Requested Zoning District: Planned Unit Development (PUD)

C. Current Land Use Category: Rural Residential (RR) & Agriculture (AG)

D. Proposed Land Use Category: Rural Fringe (RF)

E. Parcel Identification Number (PIN): 08-06-26-015261-004-01
08-06-26-015261-000-00
08-06-26-015261-003-01
08-06-26-015261-003-00

II. QUANTITATIVE DATA

A. Total Acreage: ±64.34

B. Total number of proposed dwelling units: Up to 160 units

C. Max Density Allowed in RF: 3 units per acre

D. Proposed Density: 2.5 +\- units per acre

E. Required open space: 10% of gross acreage

F. Required recreation space: 4% of the 10% open space

G. Phase schedule of construction (include initiation dates and completion dates): Notwithstanding the time limitations in Section 3-33 of the LDC, construction will commence within five (5) years and be completed within ten (10) years of the approval of this PUD.

III. STATEMENTS

A. How does the proposed PUD differ from the usual application of the Zoning Code?

The Proposed PUD provides for flexibility in site design that could otherwise not be accomplished through conventional zoning.

The proposed PUD if approved will bind the applicant and successors to the conditions of the PUD Written Description and Site Plan that the Board of County Commissioners ultimately votes on. The proposed PUD conditions may bind the applicant to certain items above and beyond the current provisions of the code including but not limited to: enhanced buffers, increased/park open space area, certain on-street improvements such as guest parking, and any agreed upon off-site improvements such as turn lanes to support the project or surrounding area.

The table below compares Land Development Code (LDC) standard provisions to how the proposed PUD differs through the provision of alternate standards and through commitments to exceed LDC standards.

LDC Section Reference	***LDC Requirement***	***PUD Provided***
Recreation and Open Space LDC Sec. 3-33(d)(2)(iii)	*6.43 +/- Acres (10%)*	*15.04 +/- Acres (23%)*
On-Street Parking LDC Sec. Sec. 8-12	*None*	*28 Spaces*
Perimeter Buffers Single-Family to Single-Family LDC Sec. 6-8	*0'*	*20'-30'* **Buffers shall meet the requirements of "Type A" per Clay County LDC and shall match those shown on the Conceptual Site Plan.*
Right of Way Buffers LDC Sec. 6-7	*10'*	*25' – 30' (see plan)*
Transportation Improvements - N/A	*N/A*	In addition to the contribution of mobility and impact fees, the applicant shall construct, at its sole expense, a southbound right turn lane on CR 315 at SR 16.
Circulation Improvements - N/A	*N/A*	In good faith, the applicant intends to grant a 1,300+/- foot portion of Knowles Road to the County. This dedication ensures residents of the area maintain access to Knowles Road without interruption.
RB Zoning Master Plan - N/A	*N/A*	Binding Plan Required and Provided with the PUD Application

B. Describe the intent for the continued operation and maintenance of those areas and functions described herein and facilities which are not to be provided, operated, or maintained by the County.

All facilities on this site will be privately owned, operated, and managed with the exception of common/park areas which will be controlled by the property owner's association and the lift station. It is anticipated that Clay County Utility Authority (CCUA) will own and maintain the lift station.

IV. USES AND RESTRICTIONS

A. Permitted Uses:

All permitted uses and conditional uses shall be consistent with Article III Section 3-17 of the Clay County Land Development Code Single-Family Residential District (RB) or as otherwise provided in this PUD.

1. Single-family dwellings, including accessory uses and buildings.
2. No accessory structure or use may be constructed or established on any lot prior to the issuance of a building permit for the principal structure. Accessory structures are prohibited within the side and front yards.
3. Satellite dish receivers to serve the development in which located.
4. Garage sales will be allowed up to a maximum of two garage sales within any calendar year. The duration of each garage sale shall be a maximum of 72 hours and may be conducted only within daylight hours. No sign advertising a garage sale may be placed on any public right-of-way.
5. Community mailboxes.
6. The keeping of domesticated cats and dogs with a limit of six total per household over six months in age.

B. Conditional Uses. The following uses are generally permitted subject to the conditions provided in Sec. 3.5 of the LDC.
   1. Home occupations.
   2. Swimming pools.
   3. Temporary buildings or structures.
   4. Fences.
   5. Public and/or private water and sewer facilities.

C. Permitted Accessory Uses and Structures:

Permitted accessory uses and structures shall be consistent with Article III Section 3.17 of the Clay County Land Development Code. Minimum rear setbacks for accessory structures shall be five (5) feet from side and rear property lines.

V. DESIGN GUIDELINES

A. Lot Requirements:

1. Minimum lot width at building line:
   a. Width—60 feet

2. Minimum lot depth:
    a. 100 feet
3. Minimum lot size with Central Water/Sewer:
    a. 6,000 square feet
4. Maximum lot coverage by all buildings and structures:
    a. 60%
5. Maximum percentage of rear yard coverage (building coverage):
   The rear yard shall be defined as the yard extending across the entire width of the lot between the rear lot line and each side wall corner of the principal building.
    a. 30%
6. Minimum setbacks (as measured from the overall property boundary):
    a. Front – 25 feet
    b. Side – 5 feet
    c. Rear – 10 feet
    d. Where a lot is located on a corner and therefore has two fronts, the secondary front setback may be reduced to 10 feet
7. Minimum setback from all lot lines of accessory structures, excluding fences:
    a. 7.5 feet
8. Minimum living area:
    a. 1,000 square feet
9. Maximum height of structures
    a. 35 feet
10. Minimum distance between buildings:
    a. 10 feet

B. Ingress, Egress, Circulation, and Transportation Improvements:

1. Parking Requirements.

   The vehicle parking requirement shall be consistent with the current Clay County Land Development Code requirements of 2 spaces per single-family (1, 2, and 3 bedroom) unit. As depicted on the site plan, the proposed development will provide additional guest parking, therefore exceeding the code requirement.

2. Circulation

    a. The property subject to this application currently possesses a portion of Knowles Road approximately 1,300 feet in length. The applicant understands that the County currently maintains Knowles Road, but in good faith will formally grant this portion of the property to the County. The dedication of Knowles Road is to ensure that the residents of the area who utilize Knowles Road may continue to do so in perpetuity and without interruption.

3. Vehicular Access

    a. The project will have access at the following locations: along CR 315; north of Knowles Road, and two entrances along CR 315-A (one to access the northern “pod” and one to access the southern “pod”) as generally depicted on the site plan submitted with this application. Any modifications to the site access locations shall

be reviewed and approved through an administrative modification by the Clay County Planning and Development Department.

4. Transportation Improvements

   a. In addition to payment of mobility fee's which, per Clay County Mobility Fee Ordinance, require "New Construction to contribute its fair share to the cost of required vehicular and multi-modal additions" and serve to "fund transportation improvements that will increase the capacity and efficiency of the County Transportation System by mitigating the impacts of New Growth", the applicant is proposing to construct, at its sole expense, a southbound right turn lane at CR 315 and SR 16. The improvement is currently identified on the county's Capital Improvement Plan (CIP) (reference "Future56") as part of Section II Table 2. The project as defined in the CIP does not have allocated or planned funding and therefore is not anticipated to be constructed until minimum FY2034. Further, the turn lane was recommended to be installed as part of FDOT's most recent study performed at the intersection (FDOT Report 2020-0057). The applicant is proposing to construct the turn lane in general accordance with the provided exhibit "CR 315 AT SR 16 TURN LANE EXHIBIT". Construction of the turn lane shall commence as part of the first phase of site development of the subject project.

5. Pedestrian Access

   Pedestrian access shall be provided by sidewalks installed throughout the development and along CR-315A, as specified by LDC Sec.8-14:

   (1) Separation of Vehicular Traffic and Non-motorized Access Paths – Parking and loading areas, as well as driveways and other vehicular circulation areas, shall be clearly identified and separated from sidewalks and pedestrian/bicycle paths through the use of curbs, pavement markings, planting areas, fences or similar features designed to promote non-motorized access safety.

   (2) Sidewalks

      (a) Minimum Requirements – The placement of sidewalks in the county shall be in accordance with the minimum requirements herein. All sidewalks must be constructed in compliance with the current American Disability Act (ADA) and/or the Florida Accessibility Code.

         1. Sidewalks shall be provided along one side of all local roadways and both sides of all residential collector roadways, which shall be installed by the builder, from lot line to lot line.

         2. Sidewalks shall be provided on both sides of all minor collectors, major collectors, and arterial roadways.

         3. Sidewalks shall be required within commercial or service-oriented developments having more than two hundred total parking spaces.

         4. Sidewalks or crosswalks shall be required where deemed necessary to provide circulation or access to schools, playgrounds, shopping centers, or other community facilities.

5. The design and construction of sidewalks shall conform to the requirements of the FDOT Standards, including provisions for access by physically disabled persons.

(b) Location – All sidewalks shall be constructed within the right-of-way or within an easement along the entire frontage of a development so that the outer edge of the sidewalk corresponds to the right-of-way line. In the event that inadequate right-of-way width exists, the sidewalk shall then be constructed in an easement that is dedicated to the county prior to the approval of a final plat or issuance of a certificate of occupancy.

(c) Size – Sidewalks shall be a minimum of five feet in width along all roadways except that they may be reduced to 42" wide, with the approval of the County Engineer, where necessary to preserve trees on the adjacent lot or grass strip.

(d) Installation –Installation shall not be required until a dwelling, other approved permanent building, or structure is constructed unless no such structure is intended for construction upon the lot or parcel. All sidewalks shall be installed from lot line to lot line.

C. Signs:

All signs will comply with Article VII of the Clay County Land Development Code (LDC).

D. Landscaping:

Perimeter landscaping, buffers, and screening shall be consistent with LDC perimeter buffer requirements as currently stated in Article VI Section 6-8.

In addition, perimeter buffers shown on the conceptual site plan will be provided consistent with the LDC “Type A” standard and fencing will be constructed as depicted on the conceptual site plan. Perimeter buffer areas which are to remain natural and accomplish the screening intent of the LDC shall not be subject to additional plantings.

Right of Way landscaping, buffers, and screening shall be consistent with LDC Right of Way buffer requirements as currently stated in Article VI Section 6-7.

E. Recreation and Open Space:

The Property shall be developed in accordance with Clay County 2040 Comprehensive Plan Recreation and Open Space Element (Exhibit I) and Article III, Sec 3.33.(d.2.iii.) of the current Clay County Land Development Code (Planned Unit Developments (PUD) Zoning).

LDC Article III, Sec 3.33(d.2.iii): Recreation space must be equal to or greater than 10 percent of the gross acreage. Of this 10 percent, 4 percent must be for usable recreation purposes as defined by the growth management plan and shown on the conceptual site plan.

F. Utilities:

Water and Sanitary Sewer will be provided to the project by the Clay County Utility Authority (CCUA). Electric will be provided to the project by Clay Electric Cooperative Utilities are currently available in the area to serve the project and its anticipated demand.

G. Wetlands:

The Property will be developed in accordance with the permit requirements of the St. Johns River Water Management District, ACOE, and all other local, state, and federal requirements.

The proposed development includes approximately +/- 0.45 acres of contiguous wetland preservation with approximately +/- 2.98 acres of isolated impacted wetlands.

H. Stormwater:

The project will follow the requirements of the St Johns River Water Management District's permitting process and requirements set forth during the permitting process.

I. Phasing:

Project development is anticipated to begin in 2027, and the entire project is expected to be completed within ten (10) years.

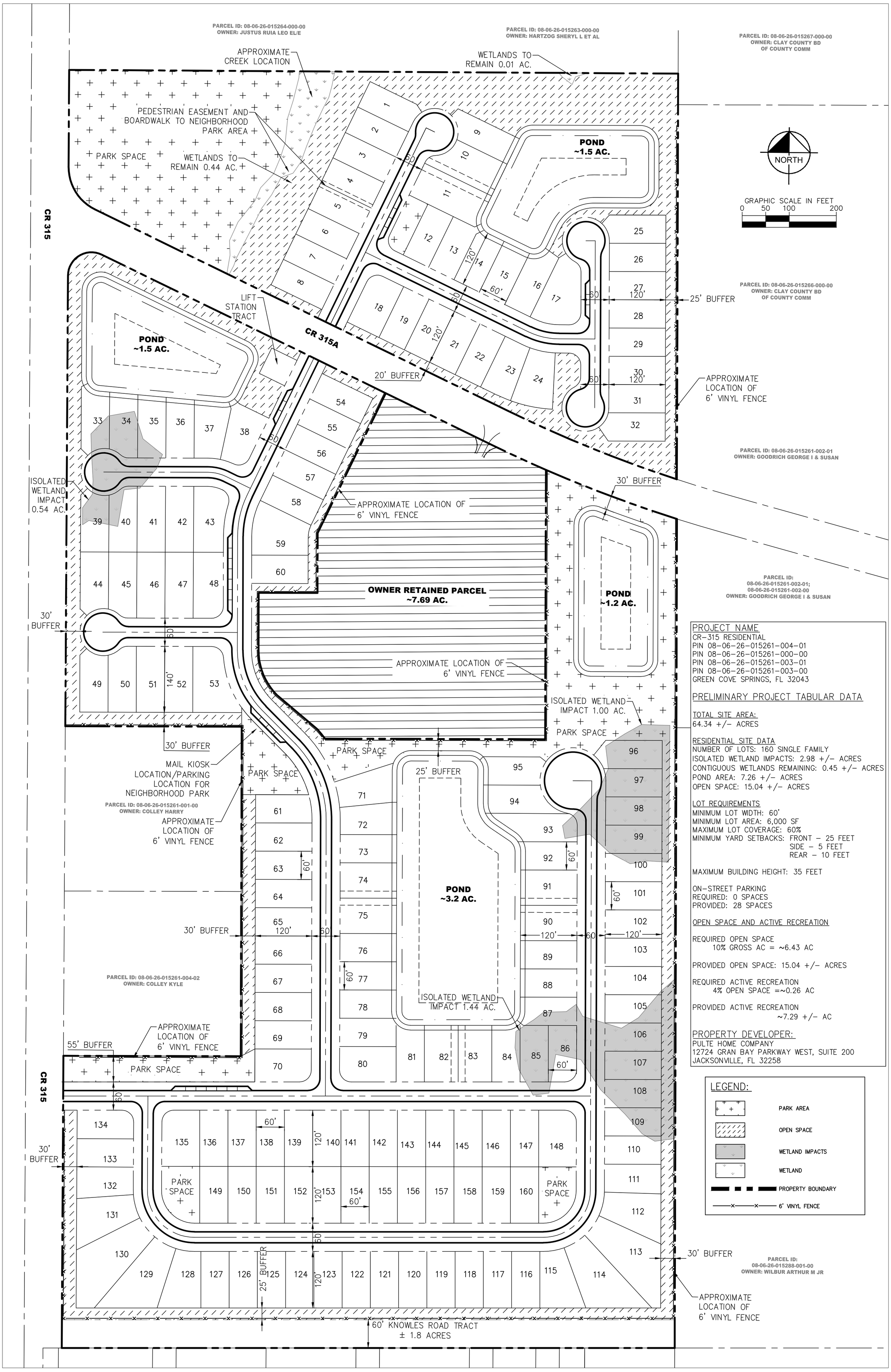
VI. TRAFFIC IMPACT ANALYSIS

Based on the Trip Generation, 11th Edition, published by the Institute of Transportation Engineers, the maximum 160 single-family detached units are anticipated to generate 114 AM peak hour trips (29 inbound trips, 86 outbound trips), and 155 PM peak hour trips (97 inbound trips, 58 outbound trips). County Road 315 is a major arterial with available capacity to handle the trips generated by the proposed development. In addition to the payment of impact and mobility fees, the Applicant is proposing to construct, at its sole expense, a southbound right turn lane on CR 315 at SR 16. The aforementioned is currently an item the Clay County Capital Improvement Plan, and is "unfunded" meaning, the county has no mechanism to undertake construction of said improvement until at a minimum 2034. The applicant is proposing to accelerate the improvement as part of the subject project. Further, FDOT recommended that a southbound right turn lane (consistent with the above) be constructed at the intersection of CR-315 and SR-16 (Per Report Number 2020-0057). The applicant believes that construction of the aforementioned turn lane accomplishes the goals of Clay County, and completes the improvement recommended by FDOT.

VII. DEVELOPMENT PLAN APPROVAL

The development plan approval process of this project will be consistent with the Clay County LDC Section 2-9 Planned Development Review Process. Provided the proposed changes still meet code, minor changes to the CR 315 Residential PUD site plan can be approved administratively.

Exhibit "B-2"



PROJECT NAME
CR-315 RESIDENTIAL
PIN 08-06-26-015261-004-01
PIN 08-06-26-015261-000-00
PIN 08-06-26-015261-003-01
PIN 08-06-26-015261-003-00
GREEN COVE SPRINGS, FL 32043

PRELIMINARY PROJECT TABULAR DATA

TOTAL SITE AREA:
64.34 +/- ACRES

RESIDENTIAL SITE DATA
NUMBER OF LOTS: 160 SINGLE FAMILY
ISOLATED WETLAND IMPACTS: 2.98 +/- ACRES
CONTIGUOUS WETLANDS REMAINING: 0.45 +/- ACRES
POND AREA: 7.26 +/- ACRES
OPEN SPACE: 15.04 +/- ACRES

LOT REQUIREMENTS
MINIMUM LOT WIDTH: 60'
MINIMUM LOT AREA: 6,000 SF
MAXIMUM LOT COVERAGE: 60%
MINIMUM YARD SETBACKS: FRONT – 25 FEET
SIDE – 5 FEET
REAR – 10 FEET

MAXIMUM BUILDING HEIGHT: 35 FEET

ON-STREET PARKING
REQUIRED: 0 SPACES
PROVIDED: 28 SPACES

OPEN SPACE AND ACTIVE RECREATION

REQUIRED OPEN SPACE
10% GROSS AC = ~6.43 AC

PROVIDED OPEN SPACE: 15.04 +/- ACRES

REQUIRED ACTIVE RECREATION
4% OPEN SPACE =~0.26 AC

PROVIDED ACTIVE RECREATION
~7.29 +/- AC

PROPERTY DEVELOPER:
PULTE HOME COMPANY
12724 GRAN BAY PARKWAY WEST, SUITE 200
JACKSONVILLE, FL 32258

LEGEND:
PARK AREA
OPEN SPACE
WETLAND IMPACTS
WETLAND
PROPERTY BOUNDARY
6' VINYL FENCE

CR-315 CONCEPTUAL SITE PLAN

Kimley»Horn

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

COUNTY ROAD 315
VARIABLE WIDTH
RIGHT-OF-WAY

EDGE OF PAVEMENT

ROW LINE

~14.5'
2' 4.5' 3' 3' 2'
1:1 MAX
3:1 MAX
3% MAX
1'
SWALE BOTTOM
SECTION A-A
NOT TO SCALE

75.42 EG
75.15 EG
75.10 EG
76.00 EG
75.92 EG
75.91 EG
75.47 EG
72.00 EG
75.13 EG
72.55 EG
73.09 EG

74.97 EG
74.00 EG
74.00 EG
74.00 EG
73.27 EG
73.00 EG
73.00 EG
72.65 EG
71.00 EG
70.50 EG
72.00 EG

2' 10.5' 2'
12' 12' 12'

A C-705
A C-705

ROW LINE

EXISTING STORM CROSSING

STATE ROAD 16
120' RIGHT-OF-WAY

CR 315 AT SR 16 TURN LANE EXHIBIT

Kimley»Horn

Drawing name: K:\JAX_Civil\047897075 - Goodrich Estates\Cadd\References\Turn Lane Exhibits\Option 2.dwg Layout1 Mar 12, 2025 10:42am by Amos.Jouquin

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners DATE: 11/6/2025

FROM: Dodie Selig, AICP, Chief Planner

SUBJECT: Staff requests a continuation of this item to the February 24, 2026 in order to match up with the adoption hearing for the companion COMP 25-0013 application.

AGENDA ITEM TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Economic and Development Services	Carson, Beth	Approved	11/25/2025 - 9:10 AM	AnswerNotes
Economic and Development Services	Stewart, Chereese	Approved	11/25/2025 - 9:24 AM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/25/2025 - 10:24 AM	AnswerNotes

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE: 11/12/2025

FROM: Courtney K. Grimm

SUBJECT:

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	BCC Memo	Cover Memo	12/4/2025	BCC_Memo_-_12.01.25.ADA_aw.pdf
	Resolution of Intent	Resolution Letter	12/4/2025	Resolution_of_Intent-FINAL.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Attorney	Streeper, Lisa	Approved	12/3/2025 - 3:49 PM	Item Pushed to Agenda

County Attorney's Office
Board of County Commissioners
Post Office Box 1366
477 Houston Street, 2nd Fl.
Green Cove Springs, FL
32043-1366

Phone (904) 269-6377
Fax (904) 269-6346
(904) 284-6346

County Attorney
Courtney K. Grimm
Courtney.Grimm@claycountygov.com

Assistant County Attorney
Kelli E. Lueckert
Kelli.Lueckert@claycountygov.com

Assistant County Attorney
T. James Hovda III
Theodore.Hovda@claycountygov.com

Commissioners
John Sgromolo
District 1

Alexandra Compere
District 2

Jim Renninger
District 3

Betsy Condon
District 4

Kristen Burke, DC
District 5

www.claycountygov.com

December 3, 2025

MEMORANDUM

To: Board of County Commissioners

From: Courtney K. Grimm, County Attorney

Re: Public hearing for consideration of a resolution of intent to use the uniform ad valorem method under Section 197.3632(3)(a), Florida Statutes, for collecting special assessments to fund the Clay County Stormwater Management Municipal Service Benefit Unit

On November 19, 2025, the Board directed that the process be commenced for creating a stormwater management municipal service benefit unit. The first step is the adoption by the Board of a resolution of intent to use the uniform ad valorem method under Section 197.3632(3)(a), Florida Statutes (sometimes referred to as the "tax bill method"), for collecting the assessments. The assessments would be levied within the unincorporated area of the County (excluding the municipalities). In accord with the requirements of the statute, notice of a public hearing on the adoption of a proposed resolution has been published for 4 consecutive weeks prior to the December 9, 2025 Board meeting.

Following a public hearing during the Board's December 9 meeting, the Board may take action on the adoption of the proposed resolution attached hereto. Following the adoption of the resolution, a number of additional actions will be necessary before the MSBU can be fully implemented.

CKG/dpr
Attachment
cc: Richard Smith, Engineering Director (w/attach.)
Eric Pope, Public Works Director (w/attach.)

RESOLUTION NO. 2025/2026 - _____

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA, ELECTING TO USE THE UNIFORM AD VALOREM METHOD OF COLLECTING CERTAIN NON-AD VALOREM SPECIAL ASSESSMENTS PURSUANT TO SECTION 197.3632(3)(a), FLORIDA STATUTES, TO BE LEVIED WITHIN THE UNINCORPORATED AREA OF THE COUNTY, AS DESCRIBED IN SECTION 7.10, FLORIDA STATUTES, EXCLUDING THE INCORPORATED AREAS OF THE TOWN OF ORANGE PARK, THE CITY OF GREEN COVE SPRINGS, THE TOWN OF PENNEY FARMS, AND THE CITY OF KEYSTONE HEIGHTS, WHICH UNINCORPORATED AREA IS COEXTENSIVE WITH THE CLAY COUNTY STORMWATER MANAGEMENT MUNICIPAL SERVICE BENEFIT UNIT; TO PROVIDE FUNDING FOR THE COST INCURRED BY THE BOARD IN PROVIDING STORMWATER MANAGEMENT AS A RESULT OF STORMWATER RUNOFF FROM ROADS AND OTHER IMPERVIOUS SURFACES; MAKING FINDINGS IN SUPPORT OF SUCH LEVY; STATING A NEED FOR SUCH LEVY; PROVIDING FOR THE MAILING OF THE RESOLUTION; AND PROVIDING FOR AN EFFECTIVE DATE.

Recitals

WHEREAS, the Board of County Commissioners (the Board) of Clay County, Florida (the County), is contemplating the imposition of special assessments for the provision of capital improvements and related services for stormwater management as a result of stormwater runoff from roads and other impervious surfaces within the unincorporated area of the County, as described in Section 7.10, Florida Statutes, excluding the incorporated areas of the Town of Orange Park, the City of Green Cove Springs, the Town of Penney Farms, and the City of Keystone Heights, which unincorporated area is coextensive with the Clay County Stormwater Management Municipal Service Benefit Unit (the Stormwater MSBU); and

WHEREAS, the Stormwater MSBU services will include but not be limited to (i) capital improvements for drainage facilities including the acquisition of real property and materials as well as the construction and reconstruction of said drainage facilities; (ii) ongoing operation, maintenance, and repair of the above referenced capital improvements; and (iii) ongoing operation, maintenance, repair and reconstruction of pre-existing stormwater improvements within the Stormwater MSBU; and

WHEREAS, the County intends to use the uniform ad valorem method for collecting non-ad valorem special assessments imposed to fund the cost of the above referenced capital improvements and related services for stormwater management within the Stormwater MSBU, as authorized by section 197.3632(3)(a), Florida Statutes, as amended, because this method will allow such special assessments to be collected annually commencing in November 2026, in the same manner as provided for ad valorem taxes; and

WHEREAS, the Board held a duly advertised public hearing prior to the adoption of this Resolution, proof of publication of such hearing being attached hereto as Exhibit A and incorporated by reference.

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA:

Section 1. Commencing with the Fiscal Year beginning on October 1, 2026, and with the tax notices mailed for such Fiscal Year, and continuing annually in perpetuity until discontinued by the County, the County intends to use the uniform ad valorem method of collecting non-ad valorem assessments authorized in section 197.3632(3)(a), Florida Statutes, as amended, for the purpose of providing capital improvements and related services for stormwater management within the Stormwater MSBU, including but not limited to (i) capital improvements for drainage facilities including the acquisition of real property and materials as well as the construction and reconstruction of said drainage facilities; (ii) ongoing operation, maintenance, and repair of the above referenced capital improvements; and (iii) ongoing operation, maintenance, repair and reconstruction of pre-existing stormwater improvements within the Stormwater MSBU. Such non-ad valorem assessments shall be levied within the Stormwater MSBU. A legal description of the area subject to the levy of the assessments is attached hereto as Exhibit B and incorporated by reference.

Section 2. In support of its adoption of this Resolution, the Board makes the following findings:

a. Stormwater runoff from roads and other impervious surfaces, can pose a threat to the public health, safety, and welfare because it floods properties, erodes watercourses and channels, and pollutes the rivers, creeks, lakes and estuaries. Nutrients, such as nitrogen and phosphorus, are contained in stormwater runoff from roads and other impervious surfaces, and can degrade natural water bodies, alter vegetation in tidal waters and impact marine life.

b. By controlling and regulating the amount of stormwater runoff from roads and other impervious surfaces, the total volume of stormwater discharged and pollutant loadings of stormwater can be reduced. Construction, operation and maintenance of stormwater collection, retention and detention systems are known to control the adverse impacts caused by stormwater runoff from roads and other impervious surfaces.

c. The County desires to reduce the adverse effects of stormwater runoff from roads and other impervious surfaces, and improve the quality of the groundwater, rivers, creeks, lakes and estuaries in the unincorporated area of the County;

d. The County finds that the reduction of the adverse effects and the improvement of the quality of the groundwater, rivers, creeks, lakes and estuaries in the unincorporated area of the County will serve to benefit all real property located within the Stormwater MSBU.

e. By providing a stable source of funding for construction, operation and maintenance of stormwater collection, retention and detention systems along with other stormwater programs, the County can accomplish the goals of reducing the adverse effects from stormwater runoff from roads and other impervious surfaces, which will, in turn, benefit all real property located within the Stormwater MSBU.

f. The revenue generated by the Stormwater MSBU will be utilized to improve the public health, safety and welfare by providing for safe and efficient stormwater management systems, collection, retention and detention systems for stormwater runoff from roads and other impervious surfaces, and for the correction of pre-existing stormwater management problems.

Section 3. Based upon the findings set forth in Section 2, the County hereby determines that the levy of the assessments described in Section 1 is needed to fund the cost of providing capital improvements and related services for stormwater management as a result of stormwater runoff from roads and other impervious surfaces, within the Stormwater MSBU, including but not limited to (i) capital improvements for drainage facilities including the acquisition of real property and materials as well as the construction and reconstruction of said drainage facilities; (ii) ongoing operation, maintenance, and repair of the above referenced capital improvements; and (iii) ongoing operation, maintenance, repair and reconstruction of pre-existing stormwater improvements within the Stormwater MSBU.

Section 4. Upon the adoption of this Resolution, the County Attorney is hereby directed to cause a certified copy of this Resolution to be sent by United States mail to the Florida Department of Revenue, the Clay County Tax Collector, and the Clay County Property Appraiser by January 10, 2026.

Section 5. This Resolution shall be effective upon adoption.

DULY ADOPTED this 9th day of December, 2025.

BOARD OF COUNTY COMMISSIONERS OF
CLAY COUNTY, FLORIDA

By: _____
Kristen Burke, Its Chairman

ATTEST:

_____
Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

EXHIBIT A

[PROOF OF PUBLICATION]

CLAY TODAY

PUBLISHER AFFIDAVIT

PUBLISHER AFFIDAVIT
CLAY TODAY
Published Weekly
Fleming Island, Florida

STATE OF FLORIDA
COUNTY OF CLAY:

Before the undersigned authority personally appeared Hugh Osteen, who on oath says that he is the publisher of the "Clay Today" a newspaper published weekly at Fleming Island in Clay County, Florida; that the attached copy of advertisement
Being a Legal Notice

In the matter of Intent to Use Uniform Method of Collecting Non-Ad Valorem Assessments within the Clay County Stormwater Maintenance Municipal Service Benefit Unit

LEGAL: 175206

Was published in said newspaper in the issues:

11/13/2025, 11/20/2025, 11/27/2025 and 12/4/2025

Affiant Further says that said "Clay Today" is a newspaper published at Fleming Island, in said Clay County, Florida, and that the said newspaper Has heretofore been continuously published in said Clay County, Florida, Weekly, and has been entered as Periodical matenal matter at the post Office in Orange Park, in said Clay County, Florida, for period of one year next proceeding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to me and subscribed before me 12/4/2025

NOTARY PUBLIC, STATE OF FLORIDA

3513 CS HWY 17 Fleming Island FL 32003
Telephone (904) 264-3200
FAX (904) 264-3285
E-Mail: legal@claytodayonline.com
Christie Wayne christie@osteenmediagroup.com

NOTICE BY CLAY COUNTY, FLORIDA, OF INTENT TO USE UNIFORM AD VALOREM METHOD OF COLLECTING NON-AD VALOREM ASSESSMENTS WITHIN THE CLAY COUNTY STORMWATER MAINTENANCE MUNICIPAL SERVICE BENEFIT UNIT

The Board of County Commissioners (the "Board") of Clay County, Florida (the "County"), hereby provides notice, pursuant to Section 197.3632(3)(a), Florida Statutes, of its intent to use the uniform ad valorem method of collecting non-ad valorem assessments (the "Uniform Method") authorized under Section 197.3632, Florida Statutes, for the collection of certain non-ad valorem special assessments to be levied by the County within the unincorporated area of the County, which is coextensive with the Clay County Stormwater Maintenance Municipal Service Benefit Unit (the "MSBU"). The purpose of the MSBU is for the provision of stormwater maintenance as a result of stormwater runoff on County roads. The MSBU consists of the unincorporated area of Clay County, Florida as described in Section 7.10, Florida Statutes, excluding the incorporated areas of Orange Park, Florida; Green Cove Springs, Florida; Penney Farms, Florida; and Keystone Heights, Florida. The Board will consider the adoption of a resolution (the "Resolution") electing to use the uniform method of collecting such assessments authorized by Section 197.3632, Florida Statutes, at a public hearing to be held at 4:00 p.m. or as soon thereafter, on Tuesday, December 9, 2025, in the County Commission Meeting Room, 4th Floor, Clay County Administration Building, 477 Houston Street, Green Cove Springs, Florida. The Resolution will state the need for the levy and will contain the legal description of boundaries of the real property subject to the levy. A copy of the proposed form of the Resolution is available for inspection in the Office of the County Attorney, 2nd Floor, Clay County Administration Building, 477 Houston Street, Green Cove Springs, Florida, between the hours of 8:30 A.M. and 4:30 P.M. Monday through Friday except legal holidays. All interested persons are invited to attend and be heard with regard to the proposed Resolution and the use of the uniform ad valorem method of collecting such non-ad valorem assessments. Pursuant to Section 286.0105, Florida Statutes, a person deciding to appeal any decision made by the Board with respect to any matter considered at the meeting during which the public hearing is held or at any subsequent meeting to which the Board has continued its deliberations is advised that such person will need a record of all proceedings and may need to ensure that a verbatim record of all proceedings is made, which must include the testimony and evidence upon which the appeal is to be based.
In accordance with the Americans with Disabilities Act, any person needing accommodations to participate in this matter should contact Clay County Risk Management by mail at P.O. Box 1366, Green Cove Springs, Florida 32043, or by telephone at (904) 679-8596, no later than three (3) days prior to the hearing or proceeding for which this notice has been given. Deaf and hard-of-hearing persons can access the telephone number by contacting the Florida Relay Service at 1-800-955-8770 (Voice) or 1-800-955-8771 (TDD).
Board of County Commissioners
Clay County, Florida
Legal 175206 Published 11/13/2025, 11/20/2025, 11/27/2025 and 12/4/2025 in Clay County's Clay Today newspaper

EXHIBIT B

[STORMWATER MUNICIPAL SERVICE BENEFIT UNIT

LEGAL DESCRIPTION]

CLAY COUNTY, FLORIDA

7.10 Clay County.—The boundary lines of Clay County are as follows: Beginning at the west margin of the channel of the St. Johns River at its intersection with the southerly limited access right-of-way line of State Road 9-A, also known as Interstate 295; thence north 86°49′27″ west on said right-of-way line to a point where said right-of-way line intersects the westerly boundary of the St. Johns River; thence south 87°54′15″ west 816.30 feet; thence north 86°49′27″ west 228.51 feet; thence north 86°10′22″ west 891.45 feet to the beginning of a curve concave to the south and having a radius of 22,768.31 feet running westerly 1,466.89 feet along said curve through a central angle of 03°41′29″ to the end of said curve; thence south 83°23′50″ west 290.48 feet; thence south 64°29′41″ west 145.12 feet; thence south 49°31′32″ west 101.97 feet; thence south 38°21′40″ west 165.23 feet; thence south 08°45′26″ west 119.74 feet to an intersection with the easterly limited access right-of-way line of U.S. 17, being located south 88°33′33″ west 2.37 feet of the southwest corner of Lot 12, Block 11 of Island View Subdivision, according to the plat thereof recorded in Plat Book 6, page 10, Public Records of Duval County, Florida; thence west along the line dividing townships three south and four south to the range line dividing ranges twenty-two and twenty-three east; thence south on said range line, concurrent with the eastern boundary of Baker and Bradford Counties, to the southeast corner of section twelve, township nine south, range twenty-two east; thence east on the line dividing sections seven and eighteen, eight and seventeen, township nine south, range twenty-three east to the Bellamy or federal road leading from St. Augustine to Tallahassee; thence east along the north margin of said road to the point of intersection with such margin of a westerly extension of the south boundary line of Hillcrest on the Lake, a subdivision, as same appears of record in Plat Book 2, page 52, Public Records of Clay County; thence south 89°30′ east along the south boundary line of such subdivision to the southeast corner of such subdivision; thence north 0°05′ east along the east boundary line of such subdivision to a point intersecting the north margin of the Bellamy Road; thence east along the north margin of said road to its intersection with the south boundary line of township seven south; thence east along said line to the west margin of the channel of the St. Johns River; thence northerly along said west margin to the place of beginning. Clay County also includes the following described parcel of land. Begin at the intersection of the north line of township four south with the easterly right-of-way line of State Road 21, also known as Blanding Boulevard, said east right-of-way line bearing north 00°02′42″ west; thence north 52°48′22″ east 2,239.0 feet; thence north 40°33′35″ west 301.54 feet; thence north 24°10′22″ east 40.18 feet to an intersection with the southerly limited access right-of-way line of State Road 9-A, also known as Interstate 295; thence along the southerly and easterly right-of-way line of said State Road 9-A the following 6 courses; thence south 66°10′44″ east 1,883.20 feet to the point of curvature of a curve concave northerly and having a radius of 5,879.578 feet; thence southeasterly 2,592.53 feet along and around said curve through a central angle of 25°15′50″ to the point of tangency of said curve; thence north 88°33′33″ east 3,540.04 feet; thence south 78°13′41″ east 219.09 feet; thence south 61°03′20″ east 233.15 feet; thence south 52°38′29″ east 379.68 feet to an intersection with the northerly line of said township four south; thence departing said right-of-way line, run thence west along said north line of township four south to the point of beginning,

Less and except the real property located within the incorporated municipalities located in Clay County, Florida: the Town of Orange Park, the City of Green Cove Springs, the Town of Penney Farms, and the City of Keystone Heights.

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: BCC DATE: 11/5/2025

FROM: Teresa Capo

SUBJECT:
Applications for re-appointment were received from Michael Bourre, Howard (Bo) Norton, Bill Garrison, and Peter Davis.

Additionally applications for appointment were received from Travis Simpson and George Goodrich.

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:
All advertising requirements have been met.

ATTACHMENTS:

Description	Type	Upload Date	File Name

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Streeper, Lisa	Approved	12/3/2025 - 3:49 PM	Item Pushed to Agenda

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: BCC DATE: 11/20/2025

FROM: Teresa Capo

SUBJECT: Pam Lewis submitted her resignation from the Board.

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
🗋	Lewis Resignation	Backup Material	12/3/2025	Pam_Lewis_Resignation.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
BCC	Capo, Teresa	Approved	11/20/2025 - 2:06 PM	AnswerNotes
County Manager	Wanamaker, Howard	Approved	11/24/2025 - 3:28 PM	AnswerNotes

From: Pamela Lewis
To: James Renninger
Subject: Re: Citizens Advisory Board
Date: Monday, October 20, 2025 2:24:23 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi JB,
I am going to resign form this board. I have been swamped with other GCS obligations. This committee deserves someone who does more than just attend. It is a worthy cause that I can't do justice with only my attendance.

Perhaps someone with fewer obligations would do good work for this group of good people.

Pam Lewis

> On Oct 21, 2024, at 11:43 PM, James Renninger <jim.renninger@claycountygov.com> wrote:
>
> Pam,
> This is the board I spoke to you about. If you would like to be nominated I would be happy to endorse you as our member.
> JB>
> Under Florida law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public-records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing. The information contained in this email and/or attachment(s) may be confidential and intended solely for the use of the individual or entity to whom it is addressed. This email and/or attachment(s) may contain material that is privileged or protected from disclosure under applicable law. If you are not the intended recipient or the individual responsible for delivering to the intended recipient, please notify sender immediately by telephone to obtain instructions as to whether information in this email and/or attachment(s) is confidential and privileged or protected from disclosure under applicable law.<CAB_Recruitment_Letter_8_1_24_(002)-1ada (2).pdf><Nomination_Designee_Appointment_Formada (2).pdf>

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Clay County Board of Commissioners

DATE: 10/28/2025

FROM: Karen Smith, Administrative & Contractual Services

SUBJECT:
Bid Opening Tabulations for November 21, 2025:
A. Bid No. 25/26-007, Omega Park CCUA Connection
B. Bid No. 25/26-010, Construction of Radar Road

AGENDA ITEM TYPE:

BACKGROUND INFORMATION:
Letters of Documentation

ATTACHMENTS:

	Description	Type	Upload Date	File Name
	Bid Tab_Construction of Radar Road	Backup Material	12/3/2025	Bid_Tab_2526-010_Radar_Road.ADA_aw.pdf
	Bid Tab_Omega Park CCUA Connection	Backup Material	12/3/2025	Bid_Tabulation_-_Omega_Park_CCU_Connection_-_11.21.25.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Administrative and Contractural Services	Streeper, Lisa	Approved	12/3/2025 - 3:50 PM	Item Pushed to Agenda

BID TABULATION FORM

Bid: 25-26-010 Date: November 21, 2025

Proj: Construction of Radar Road Time Open: 9:00 AM

Ad: Clay Today, October 16, 2025 Time Close: 9:05 AM

This is a generic Bid Tabulation Form; all required bid documents will be verified prior to bid recommendation.

Bids to be evaluated based on evaluation criteria established in bid document

	Bidder	Addendum	Bid Bond	Bid Total
1	Besch and Smith Civil Group, Inc.	Yes	Yes	$ 5,106,298.96
2	CW Matthews Contracting Co., Inc.	Yes	Yes	$ 5,392,595.51
3	Callaway Contracting, Inc.	Yes	Yes	$ 6,175,399.23
4	DB Civil Construction, LLC	Yes	Yes	$ 4,499,950.00
5	J.B. Coxwell Contracting. Inc.	Yes	Yes	$ 5,113,818.71
6	Jax Utilities Management, Inc.	Yes	Yes	$ 4,929,895.13
7	Reeves Construction Company	Yes	Yes	$ 5,050,683.69
8	Superior Construction Company Southeast, LLC	No Bid		
9	Watson Civil Construction, Inc.	Yes	Yes	$ 5,712,746.00
10				

BID TABULATION FORM

Bid: 25/26-007 Date: November 21, 2025

Proj: **Omega Park CCUA Connection** Time Open: 9:05 AM

Ad: Clay Today, October 17, 2025 Time Close: 9:07 AM

This is a generic Bid Tabulation Form; all required bid documents will be verified prior to bid recommendation.

Bids to be evaluated based on evaluation criteria established in bid document

	Bidder	Bid Bond	Addendum	Total
1	Advantage Contracting Group, Inc.	Yes	Yes	$302,232.56
2	ER Rooter Inc	N/A	N/A	No Bid
3	Honest Equity Builders, LLC	N/A	N/A	No Bid
4				
5				
6				
7				
8				
9				
10				
11				
12				

Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, December 9 4:00 PM

TO: Board of County Commissioners

DATE: 1/7/2025

FROM: Teddy Meyer

SUBJECT: TDC meeting minutes from September 3, 2025.

AGENDA ITEM TYPE:

ATTACHMENTS:

	Description	Type	Upload Date	File Name
🗋	TDC Minutes 9/3/25	Backup Material	12/3/2025	Tourist_Development_Council_Meeting_Minutes_and_Attachments_September_3__2025.ADA_aw.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
Tourism and Film Development	Streeper, Lisa	Approved	12/3/2025 - 3:51 PM	Item Pushed to Agenda

TOURIST DEVELOPMENT COUNCIL
MEETING MINUTES
September 3, 2025
3:30 PM
Administration Bldg, 4th Floor
BCC Meeting Room, 477 Houston St.
Green Cove Springs, FL 32043

Call to Order

Present:	Commissioner District 1 John Sgromolo, Chairman Neil Porter David Diaz Kevin Robert Deborah Beals Kimberly Evans Adrian Andrews Sign-In Sheet - See Attachment A
Absent:	Brian Knight, Vice-Chairman
Staff Present:	Howard Wanamaker, County Manager Charlie Latham, Assistant County Manager Courtney Grimm, County Attorney Heather Boucher, Commission Auditor Megan Covey, Grants Manager Teddy Meyer, Director of Tourism Stephanie Lamb, Program Manager Cher Malta, Tourism Marketing Manager Samantha Kosters, Tourism Product Development Manager

Prior to calling the meeting to order, Adrian Andrews gave the invocation, and Chairman John Sgromolo led the Pledge of Allegiance.

Chairman John Sgromolo called the meeting to order at 3:32 pm.

Public Comments

Chairman John Sgromolo opened the floor for public comment at 3:32 pm.

Hearing no comments, Chairman John Sgromolo closed public comment at 3:32 pm.

Approval of Minutes

1. Tourist Development Council Meeting Minutes July 16, 2025

Minutes from July 16, 2025 TDC Meeting.

Kevin Robert made a motion for approval of the July 16, 2025, TDC Meeting Minutes, seconded by David Diaz, which carried unanimously.

Presentations

2. Advance Travel & Tourism Marketing Update (K. Stichtenoth)

Marketing update from the contracted advertising agency.

Item Two (2) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:50 and ending at 15:05. Below is a summary of the discussion.

Kyle Stichtenoth, Senior Director, and Brooke Epps, Campaign Specialist, for Advance Travel and Tourism, presented a PowerPoint presentation to provide the details and information for the Advance Travel and Tourism Marketing update. See Attachment B.

Topics Discussed:

- Advance Digital Campaign Highlights
  - Video Ads
  - Audio Ads
  - Total Social Ad Engagements
- Impactful Partnership
  - Let's Take it Outside - To air on September 7, 2025
  - 904 Day Social Promotion - September 4, 2025
- Website Performance
  - Key Events
  - New Users

There were questions and discussions regarding clarification of the CTR (Click Through Rate) reference, tracking larger events and hotel stays, and positivity from the video ads - Let's Take It Outside.

3. Airstream Ventures Sports Tourism Update (A. Verlander)

Sports Tourism update from Airstream Ventures.

Item Three (3) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 15:06 and ending at 39:12. Below is a summary of the discussion.

Alan Verlander, CEO/Founder of Airstream Ventures, presented a PowerPoint presentation to provide details and information for the sports tourism update. See Attachment C.

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Topics Discussed:

- Association Trips
    - Sports ETA - Tulsa, OK
    - Florida Sports - Treasure Coast
    - Connect Marketplace - Miami, FL
    - S.P.O.R.T.S Conference - Columbia, SC
    - TEAMS Conference - Columbus, OH
- Booked Events
- Annual Contract

There were questions and discussions regarding events that are a niche for Clay County, combining events, and barriers, if any, for hosting events at the Regional Sports Complex, hosting rifle competitions, and/or a music festival.

4. Bed Tax Collection/Hotel Data (T. Meyer)

Most recent Bed Tax collections and Hotel Data.

Item Four (4) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 39:14 and ending at 44:53. Below is a summary of the discussion.

Teddy Meyer, Director of Tourism, and Samantha Kosters, Tourism Product Development Manager presented a PowerPoint presentation to provide details and information for the bed tax/hotel data update. See Attachment D.

Topics Discussed:

- Bed Tax Collections - Calendar Year Information
- Visit-Florida Governors Conference Attended and Information Received
- Hotel Data

There were questions and discussions regarding how data is collected, as well as the impact of vacation rentals on the data.

Discussion

5. Sponsorship/Signature Event/Special Event Grant Update (T. Meyer)

Updates made to Signature and Special TDC Event Grants.

Item Five (5) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 44:54 and ending at 1:03:37. Below is a summary of the discussion.

Teddy Meyer, Director of Tourism, presented a PowerPoint presentation to provide

details and information for the event grant update with changes to sponsorship and special events. The presentation is attached to the agenda.

There were comments, discussions, and questions regarding deliverables, requirement changes, determining the ROI, tracking, goals, oversight, formatting/implementing the process, marketing, and grants compliance.

Teddy Meyer, Director of Tourism, also provided an overview of the Tourism proposed budget/funding distribution. See Attachment E.

There were clarifying comments regarding distribution of the information provided in the update.

6. Event Marketing Grant Update (S. Lamb)

TDC grant summary as of August 26, 2025.

Item Six (6) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:03:43 and ending at 1:06:27. Below is a summary of the discussion.

Stephanie Lamb, Tourism Program Manager, presented a PowerPoint presentation to provide details and information for the Event Marketing Grant update. The presentation is attached to the agenda.

There were questions and discussions regarding timeline for budgeting events, cash carry forward, and the projected funding if all requested grants are funded.

New Business

7. TDC Grant Request - Moosehaven Chili Cook-off (S. Lamb)

Moosehaven 15th Annual Chili Cook-off & Car Show - November 8, 2025 at Moosehaven
Requesting: $5,000

Item Seven (7) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:06:28 and ending at 1:09:38. Below is a summary of the discussion and vote for this agenda item.

Stephanie Lamb, Program Manager, addressed the Council to provide details and information regarding the Moosehaven - Chili Cook-Off grant request of $5,000.00. The scoring information discussed is attached to the agenda.

Angela Wood from Moosehaven addressed the Council to provide an overview of the event details for the requested grant.

There were questions and discussions regarding room nights produced last year.

Kimberly Evans made a motion for approval of the requested amount of $5,000.00, seconded by Kevin Robert, which carried unanimously.

8. TDC Grant Request - BNA Nightmare Flag Football Tournament (S. Lamb)

Brand Name Athletes - The NIGHTMARE Tournament | Youth Flag Football Tournament - October 25-26, 2025 at The Clay County Regional Sports Complex
Requesting: $12,500

Item Eight (8) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:09:39 and ending at 1:14:38. Below is a summary of the discussion and vote for this agenda item.

Stephanie Lamb, Program Manager, addressed the Council to provide details and information regarding the Brand Name Athletes (BNA) Nightmare Flag Football grant request of $12,500.00. See Attachment F for the updated scoring information discussed.

Alan Verlander, CEO of Airstream Ventures, addressed the Council to provide details and information regarding the event.

There were questions, discussions, and clarifications regarding the age group, the requested amount, the timeline of the event (one day vs. two days), and the opportunity for the event to be a repeat.

Kevin Robert made a motion for approval of the requested amount of $12,5000.00, seconded by David Diaz. There were clarifying comments regarding the amount awarded. The motion carried unanimously.

9. TDC Grant Request - The HUB FL/GA Pickleball Tournament (S. Lamb)

2025 Florida Georgia Classic - October 31-November 2, 2025 at The Hub Jax.
Requesting $25,000

Item Nine (9) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:14:39 and ending at 1:24:25. Below is a summary of the discussion and vote for this agenda item.

Stephanie Lamb, Program Manager, addressed the Council to provide details and information regarding the HUB FL/GA Pickleball grant request of $25,000.00. The scoring information discussed is attached to the agenda.

Charlot Nagai, Club Manager at The HUB Jax, addressed the Council to provide an overview of the event associated with the requested grant.

There were questions and discussions regarding a previous grant request by different organization for pickleball, three day event, first time for the event in Clay County and officially moved to Clay County, projected attendance, available rooms, plans for the event in the future, funding/budget.

Adrian Andrews made a motion for approval of the $25,000.00 grant request, seconded by David Diaz. There were comments regarding this being a new event and the owner's commitment. The motion carried unanimously.

Old Business

10. Funding Agreement with Clay County Economic Development Corporation regarding Feasibility Study (T. Meyer/T. Nagle)

Approval of the Cost Reimbursement Funding Agreement for a Tourism Feasibility Study with Clay County Economic Development Corporation (EDC) in an amount not to exceed $130,000.00, beginning on the effective date through September 30, 2025.

Funding Source:
Tourist Development Tax Funds

Item Ten (10) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:24:26 and ending at 1:26:39. Below is a summary of the discussion and vote for this agenda item.

Teddy Meyer, Director of Tourism, addressed the Council to provide follow-up information regarding the Feasibility Study funding agreement as indicated above.

There were comments regarding clarification of the funding and future development opportunities and ROI for the TDC.

Kevin Robert made a motion for approval, seconded by Deborah Beals, which carried unanimously.

11. Upcoming Events Update (S. Lamb)

Upcoming tourism events in Clay County.
September 3 - November 5, 2025.

Item Eleven (11) can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:26:40 and ending at 1:28:17. Below is a summary of the discussion.

Stephanie Lamb, Program Manager, addressed the Council to provide details and information for the Upcoming Event update. Information discussed is attached to the agenda. Visit exploreclay.com or scan the QR code for more information.

Events/Topics Highlighted:

- 904 Day - September 4, 2025
- 2025 Clay County 4H PRCA Rodeo - September 12-13, 2025
- Senior Pickleball Tournament
- Various Fall Fests
- Reel fun Nights - Movies at the Clay County Fairgrounds
- exploreclay.com

Public Comments

Chairman John Sgromolo opened the floor for public comment at 4:58 pm.

Hearing no comments, Chairman John Sgromolo closed public comment at 4:58 pm.

Adjournment

Final Discussion can be seen at www.claycountygov.com/government/clay-county-tv-and-video- archive/Tourist Development Council/September 03, 2025, beginning at 1:28:33 and ending at 1:30:58. Below is a summary of the discussion.

Chairman John Sgromolo asked for a status update on the available seat on the TDC.

There was a brief conversation regarding applicants, the appointment of an elected official from Green Cove Springs, and procedure/process for appointment. The Explore Clay Magazine was placed at the Council Members' seats for viewing and is also available digitally on the website.

There were questions and discussions regarding publication and content of the magazine.

Following all discussions and hearing no further business, Chairman John Sgromolo adjourned the meeting at 5:01 pm.

Attest:

_____ _____

Committee Chairman Recording Deputy Clerk

Attachment
“A”
Sign-In Sheet

Tourist Development Council
Wednesday, September 3, 2025
3:30 p.m.

NAME	REPRESENTATION	SIGNATURE
John Sgromolo	Clay County BoCC (Municipal)	
Adrian M. Andrews	Town of Penney Farms (Municipal)	
Brian Knight	Pragmatic Works (Citizen)	
Debbie Beals	Keystone Heights Realitor (Citizen)	
David Diaz	Car Club Events/Accomodations (Citizen)	
Kevin J. Robeŕt	Robeŕt Hospitality, LLC Hampton Inn/ Hilton Garden Inn (Accommodation)	
Kimberly Evans	Aon Hospitality (Accommodation)	
Neil Porter	Vacation Rental Owner (Accommodation)	
Courtney Grimm	County Attorney	Present
Teddy Meyer	Director of Tourism	

Attachment
“B”
Advance Travel and Tourism Update

CLAY COUNTY

SMALL TOWNS. BIG PASSIONS.

ADVANCE TRAVEL & TOURISM

BOARD REPORT

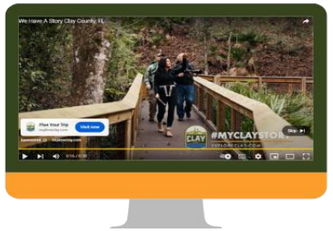
July 2025 – August 2025

WE BRING THE TRAVELER to you.

Advance Digital Campaign Highlights.

Throughout July – August more than **2.9 million** Explore Clay County messages were delivered.

The Advance campaigns introduced **70%** of all new users. Target audiences viewed more than **67K** pages and were on-site for an average of **1m 12s**.



Video Ads Watched in Full = **327,819**
335,604 Impressions, **38** Clicks, **97.68%** Completion Rate

Audio Ads Listened to in Full = **170,552**
188,519 Impressions, **120** Clicks, **90.06%** Completion Rate

Total Social Ad Engagements = **72,688**
886,865 Impressions, **34,751** Clicks, **3.92%** CTR

Impactful Partnership.

"Let's Take It Outside" – Misty Wells

- Featured sponsorship with filmmaker Misty Wells, host of the "Let's Take It Outside" program that airs on the Discovery Channel.
- Clay County, FL will make its **debut** on Discovery Channels "Let's Take it Outside" w/ Misty Wells on **September 7th, 2025** at **5:30 a.m**.
- Misty and her crew paid a visit to Clay County, FL to film an episode of her award winning tv show airing to over 220 million viewers worldwide. Misty will take you fishing and cruising on the waters of the St. John's River, paddling on Black Creek and walking you through the historic Military Museum of North Florida.
- You can view all the Season of "Let's Take it Outside" on various channels that are 'on demand' and free. Join us on our exciting journey on "Let's Take it Outside" with Misty Wells on September 7th, 2025, Discovery Channel, Discovery GO & Plus. For more information check out www.mistywells.com or subscribe to her YouTube channel.

904 Day Social Promotion.

“Celebrate 904 Day in Clay”

- 904 Day is a special day dedicated to honoring the community’s unique culture, local businesses, and the people who make this area truly special. Whether you’re a long-time resident or a visitor, 904 Day offers the perfect opportunity to explore all that Clay County has to offer while supporting the local businesses and building lasting connections.

- Northeast Florida residents, organizations and companies alike can show their community pride by tagging posts with #ExploreClay and #904Day on September 4.

- Be sure to check out the deals and promotions taking place in Clay County for this year’s #904Day celebration.
  - https://exploreclay.com/celebrate-904-day-in-clay/

Website Performance.

Key Events

723 Tracked Events

Outbound_activities_partner_clicks : 318
outbound_shopping_partner_clicks : 49
outbound_things_to_do_partner_clicks : 20
outbound_lodging_partner_clicks : 153
digital_visitor_guide_view : 34
outbound_dining_partner_clicks : 128
visitor_guide_request : 21

New Users

New Users = **40,672**
New Users increased YoY **65%**, this was an additional **16,096** users who were introduced to ExploreClay.com

Page Views = **118,842**
Page Views increased **103%**, this was an additional **60,209** pages viewed.

THANK YOU!

Explore Clay County

ExploreClay.com

+

Advance Travel & Tourism

AdvanceTravelandTourism.com

Attachment
“C”
Airstream Ventures
Update

PRESENTATION

Association Trips

Sports Conference

sports tourism even organizers which will help us bring more events to Clay County.

08/25

10/25

- Brand Name Athletics (Flag FB) Oct - 2025
- Mini Olympic Golf Tour Feb - 2026
- Girls Flag FB-
- Sept - 2026

Booked Events

Contract

Attachment
“D”
Tourism Bed Tax
Hotel Data

Bed Tax Collections

Bed Tax Collections - Calendar Year

Updated 7/3/25

	2021	2022	2023	2024	2024 YTD Total	2025	2025 YTD Total	Monthly Change Over Prior Year	YTD Change Over Prior Year
January	$ 82,679	$ 142,865	$ 105,645	$ 135,743	$ 135,743	$ 137,657	$ 137,657	1.41%	1.41%
February	$ 83,180	$ 116,170	$ 150,109	$ 137,921	$ 273,664	$ 149,691	$ 287,348	8.53%	5.00%
March	$ 102,906	$ 126,134	$ 139,686	$ 144,380	$ 418,044	$ 154,138	$ 441,486	6.76%	5.61%
April	$ 106,613	$ 136,608	$ 157,533	$ 179,844	$ 597,888	$ 179,214	$ 620,700	-0.35%	3.82%
May	$ 136,442	$ 138,587	$ 195,537	$ 162,166	$ 760,055	$ 158,667	$ 779,367	-2.16%	2.54%
June	$ 142,763	$ 161,106	$ 159,023	$ 166,023	$ 926,078	$ 165,984	$ 945,351	-0.02%	2.08%
July	$ 143,327	$ 151,781	$ 161,810	$ 149,731	$ 1,075,810				
August	$ 147,415	$ 142,622	$ 153,754	$ 140,552	$ 1,216,361				
September	$ 127,911	$ 159,872	$ 150,344	$ 137,298	$ 1,353,660				
October	$ 128,508	$ 139,963	$ 142,115	$ 136,486	$ 1,490,145				
November	$ 118,348	$ 135,742	$ 131,870	$ 165,547	$ 1,655,693				
December	$ 122,232	$ 143,291	$ 135,743	$ 151,470	$ 1,807,163				
	$ 1,442,324	**$ 1,694,740**	**$ 1,783,169**	**$ 1,807,163**		**$ 945,351**			

Keep in mind that collections are generally a month behind the lodging sales transaction.

Hotel Data

	Current Month - May 2025 vs May 2024											
	Occ %		ADR		RevPAR		Percent Change from May 2024					
	2025	2024	2025	2024	2025	2024	Occ	ADR	RevPAR	Room Rev	Room Avail	Room Sold
Clay County, FL+	79.1	79.2	127.75	127.02	101.00	100.55	-0.1	0.6	0.4	0.4	0.0	-0.1
Alachua County, FL	61.0	65.1	144.22	135.21	88.01	88.01	-6.2	6.7	-0.0	-0.5	-0.5	-6.7
Duval County, FL	69.7	71.3	121.09	119.69	84.46	85.36	-2.2	1.2	-1.1	0.2	1.3	-0.9
Putnam County, FL	56.0	64.4	121.79	114.71	68.24	73.86	-13.0	6.2	-7.6	-8.1	-0.5	-13.4
St. Johns County, FL	66.3	65.3	170.86	177.52	113.33	116.01	1.5	-3.8	-2.3	-1.9	0.5	2.0

	Year to Date - May 2025 vs May 2024											
	Occ %		ADR		RevPAR		Percent Change from YTD 2024					
	2025	2024	2025	2024	2025	2024	Occ	ADR	RevPAR	Room Rev	Room Avail	Room Sold
Clay County, FL+	80.8	78.3	129.77	129.91	104.91	101.73	3.2	-0.1	3.1	3.1	0.0	3.2
Alachua County, FL	66.1	65.1	134.82	125.71	89.13	81.89	1.5	7.2	8.9	8.3	-0.5	1.0
Duval County, FL	70.7	71.3	121.64	119.95	86.05	85.50	-0.8	1.4	0.6	2.5	1.9	1.1
Putnam County, FL	66.0	63.8	129.15	116.59	85.19	74.38	3.4	10.8	14.5	14.2	-0.3	3.1
St. Johns County, FL	69.0	68.3	181.78	183.63	125.40	125.48	1.0	-1.0	-0.1	0.1	0.1	1.1

Attachment
“E”
Budget Update

FD1009 Tourism (1st 2nd and 3rd Cent)				
DESCRIPTION	FY2023 Actuals	FY2024 Actuals	Adopted FY2025 Budget	FY2026 Budget
Cash Carry Forward	$ -	$ -	$ 3,763,531	$ 4,306,165
ESTIMATED REVENUES				
Ad Valorem Taxes	$ -	$ -	$ -	$ -
Taxes	$ 1,105,106	$ 983,299	$ 1,307,709	$ 1,141,669
Permits, Fees, Special Assessments	$ -	$ -	$ -	$ -
Intergovernmental Revenues	$ -	$ -	$ -	$ -
Charges For Services	$ -	$ -	$ -	$ -
Judgements, Fines And Forfeits - Not Court Related	$ -	$ -	$ -	$ -
Miscellaneous Revenues	$ 162,322	$ 180,855	$ 180,000	$ 168,812
TOTAL ESTIMATED REVENUES	$ 1,267,428	$ 1,164,154	$ 1,487,709	$ 1,310,481
OTHER FINANCING SOURCES				
Non-Operating - Interfund Transfers In	$ -	$ -	$ -	$ -
Enterprise Contributions	$ -	$ -	$ -	$ -
Transfers From Constitutional Fees Officers	$ 5,273	$ 4,463	$ 7,350	$ 4,686
TOTAL OTHER FINANCING SOURCES	$ 5,273	$ 4,463	$ 7,350	$ 4,686
TOTAL ESTIMATED REVENUES AND OTHER FINANCING SOURCES	$ 1,272,700	$ 1,168,617	$ 1,495,059	$ 1,315,167
Less 5% Of Budgeted Revenues	$ -	$ -	$ (74,385)	$ (65,524)
TOTAL ESTIMATED REVENUES AND BALANCES FORWARD	$ 1,272,700	$ 1,168,617	$ 5,184,205	$ 5,555,809
EXPENDITURES				
Personnel Services	$ 251,249	$ 297,129	$ 387,410	$ 405,454
Operating Expenditures	$ 378,333	$ 459,620	$ 473,564	$ 646,981
Capital Outlay	$ 179,535	$ 118,629	$ 1,217,829	$ 1,146,941
Debt Service	$ -	$ -	$ -	$ -
Grants and Aid	$ -	$ 15,000	$ 52,500	$ 85,000
TOTALS	$ 809,117	$ 890,378	$ 2,131,303	$ 2,284,376
OTHER FINANCING USES				
Interfund Transfers	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES AND OTHER FINANCING USES	$ 809,117	$ 890,378	$ 2,131,303	$ 2,284,376
ENDING BALANCES				
Reserve - Contingency	$ -	$ -	$ 185,396	$ 228,437
Reserve for Contingency - Health Insurance	$ -	$ -	$ -	$ -
Reserve - Cash Balance	$ -	$ -	$ 370,792	$ 456,874
Reserve - Unassigned	$ -	$ -	$ 2,496,714	$ 2,586,122
Reserve for Capital Improvement	$ -	$ -	$ -	$ -
599400:Reserve - MSBU Maintenance	$ -	$ -	$ -	$ -
599500:Reserve - MSBU Resurface	$ -	$ -	$ -	$ -
TOTAL	$ -	$ -	$ 3,052,902	$ 3,271,433
TOTAL APPROPRIATED EXPENDITURES, OTHER FINANCING USES, & ENDING BALANCES	$ 809,117	$ 890,378	$ 5,184,205	$ 5,555,809

FD1071 Tourism (4th and 6th Cent)				
DESCRIPTION	FY2023 Actuals	FY2024 Actuals	Adopted FY2025 Budget	FY2026 Budget
Cash Carry Forward	$ -	$ -	$ 2,310,491	$ 2,731,081
ESTIMATED REVENUES				
Ad Valorem Taxes	$ -	$ -	$ -	$ -
Taxes	$ 736,737	$ 655,532	$ 871,806	$ 761,113
Permits, Fees, Special Assessments	$ -	$ -	$ -	$ -
Intergovernmental Revenues	$ -	$ -	$ -	$ -
Charges For Services	$ -	$ -	$ -	$ -
Judgements, Fines And Forfeits - Not Court Related	$ -	$ -	$ -	$ -
Miscellaneous Revenues	$ 55,505	$ 115,300	$ 100,000	$ 92,547
TOTAL ESTIMATED REVENUES	$ 792,242	$ 770,832	$ 971,806	$ 853,660
OTHER FINANCING SOURCES				
Non-Operating - Interfund Transfers In	$ -	$ -	$ -	$ -
Enterprise Contributions	$ -	$ -	$ -	$ -
Transfers From Constitutional Fees Officers	$ 3,515	$ 2,975	$ -	$ 2,900
TOTAL OTHER FINANCING SOURCES	$ 3,515	$ 2,975	$ -	$ 2,900
TOTAL ESTIMATED REVENUES AND OTHER FINANCING SOURCES	$ 795,757	$ 773,808	$ 971,806	$ 856,560
Less 5% Of Budgeted Revenues	$ -	$ -	$ (48,590)	$ (42,683)
TOTAL ESTIMATED REVENUES AND BALANCES FORWARD	$ 795,757	$ 773,808	$ 3,233,707	$ 3,544,958
EXPENDITURES				
Personnel Services	$ -	$ -	$ -	$ -
Operating Expenditures	$ 471,286	$ 614,576	$ 824,238	$ 835,070
Capital Outlay	$ -	$ -	$ 110,000	$ -
Debt Service	$ -	$ -	$ -	$ -
Grants and Aid	$ -	$ -	$ -	$ -
TOTALS	$ 471,286	$ 614,576	$ 934,238	$ 835,070
OTHER FINANCING USES				
Interfund Transfers	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES AND OTHER FINANCING USES	$ 471,286	$ 614,576	$ 934,238	$ 835,070
ENDING BALANCES				
Reserve - Contingency	$ -	$ -	$ 93,669	$ 83,507
Reserve for Contingency - Health Insurance	$ -	$ -	$ -	$ -
Reserve - Cash Balance	$ -	$ -	$ 187,338	$ 167,014
Reserve - Unassigned	$ -	$ -	$ 2,018,462	$ 2,459,367
Reserve for Capital Improvement	$ -	$ -	$ -	$ -
599400:Reserve - MSBU Maintenance	$ -	$ -	$ -	$ -
599500:Reserve - MSBU Resurface	$ -	$ -	$ -	$ -
TOTAL	$ -	$ -	$ 2,299,469	$ 2,709,888
TOTAL APPROPRIATED EXPENDITURES, OTHER FINANCING USES, & ENDING BALANCES	$ 471,286	$ 614,576	$ 3,233,707	$ 3,544,958

Attachment
“F”
Grant Request Info
Nightmare Tournament

Sports Grant Application Scoring

1. **Room night goal** - Maximum award of $10,000 based on $20 per verified room night or zip code - ____ rooms x ____ nights = _____ x $20 = $_____ (not to exceed **$10,000**)
2. **Venue Rental Expense** – up to $10,000 - _____
3. **Multi-Day Event** - $2,500
4. **Need period** - Event occurs during Need Period (Jan, Feb, June, July, Aug, Sept, Nov, Dec) –$2,500

Amount Request From TDC: $12,500

Application Score Recommendation: $13,380