

**May 17, 2016**

**Regular Public Meeting**

**6:00 P.M.**

**2775 Garrison Avenue**

**Port St. Joe, Florida**



## City of Port St. Joe

Bo Patterson, Mayor-Commissioner  
William Thursbay, Commissioner, Group I  
David Ashbrook, Commissioner, Group II  
Phil McCroan, Commissioner, Group III  
Rex Buzzett, Commissioner, Group IV

[All persons are invited to attend these meetings. Any person who decides to appeal any decision made by the Commission with respect to any matter considered at said meeting will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The Board of City Commission of the City of Port St. Joe, Florida will not provide a verbatim record of this meeting.]

# BOARD OF CITY COMMISSION

Regular Public Meeting

6:00 p.m.

2775 Garrison Avenue

Tuesday May 17, 2016

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## Call to Order

## Consent Agenda

### Minutes

- Regular Commission Meeting 5/3/16 Pages 1-3
- Special Commission Meeting 5/5/16 Page 4

### PSJRA

- Update

### City Attorney

- Ord. 524 Tobacco Products in Parks
  - 2<sup>nd</sup> Reading & Consideration of Adoption Pages 5-7

### Old Business

- Digital Sign- Mayor Patterson Pages 8-15
- Mexico Beach/PSJ Back-up Water Source- Comm. Buzzett
- Centennial Bldg. Roof- Comm. Buzzett
  - Quotes Pages 16-19
- 4<sup>th</sup> of July Fireworks
- WastePro Amnesty Day- May 21st
- Lagoon Study- Update
- Kiosk Replacement- Comm. Thursbay Pages 20-23
- Tree's beside Capital City Bank- Comm. Thursbay Pages 24-25
- TDC Funding FY 2015-2016 for the City- Discussion

### New Business

- Mayor Pro-Tem- Comm. McCroan
- Lease Request- Emerald Coast Dance Studio Pages 26-29

### Public Works

- Update

### Surface Water Plant

- Update

### Waste Water Plant

- Update

### City Engineer

- Golf Cart Crossing- Update
- Assignment Letter Pages 30-31

**Code Enforcement**

- Update

**Page 32**

**Police Department**

- Digital Radio's

**Pages 33-34**

**City Clerk**

- City Run-off Election 6/14/16

**Citizens to be Heard**

**Discussion Items by Commissioners**

**Motion to Adjourn**

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF CITY  
COMMISSIONERS FOR THE CITY OF PORT ST. JOE, FLORIDA, HELD AT  
2775 GARRISON AVENUE, May 3, 2016, AT 6:00 P.M.**

The following were present: Mayor Patterson, Commissioners Ashbrook, Buzzett, McCroan, and Thursbay. City Manager Jim Anderson, City Clerk Charlotte Pierce, and Attorney Tom Gibson were also present.

**CONSENT AGENDA**

**Minutes**

A Motion was made by Commissioner Ashbrook, second by Commissioner McCroan, to approve the Minutes of the Regular Meeting on April 19, 2016, and the Special Meeting of April 29, 2016. All in favor; Motion carried 5-0.

**PORT ST. JOE REDEVELOPMENT ASSOCIATION (PSJRA) - Bill Kennedy**

Mr. Kennedy shared that he had submitted a grant for Core Park to provide pavers for Festival Street which is the project name for the grant. This would cover the promenade to the lighthouse from Baltzell Avenue.

The Phase V Landscape project will be inspected tomorrow and should complete this project.

**CITY ATTORNEY – Tom Gibson** did not have any updates for the Commission.

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

Mr. Anderson shared that the Department of Economic Opportunity will be holding their First Annual Competitive Florida Partnership Meeting in Port St. Joe May 4 through May 6, 2016. The meetings have been posted and elected officials may attend.

**Old Business**

*Mexico Beach / Port St. Joe Back-up Water Source:* Commissioner Buzzett has a tentative meeting on the morning of May 17 with Mexico Beach officials that will also include John Grantland and our engineers.

*Centennial Building Roof Quotes:* Commissioner Buzzett requested that references be obtained for Southeastern Coatings and Waterproofing, Inc., to accompany their quote that has been received.

*4<sup>th</sup> of July Fireworks* – Notification has been received that the Gulf County TDC will contribute \$5,000 towards the fireworks. A Motion was made by Commissioner Ashbrook, second by Commissioner McCroan, to commit \$10,000 from BP Funds for the fireworks. All in favor; Motion carried 5-0. A request for \$5,000 will be made to the Gulf County Board of County Commissioners to help offset the cost of the fireworks.

*MMG Reid, LLC – Sewer Damage:* A Motion was made by Commissioner Buzzett, second by Commissioner Ashbrook, to obtain a General Release and pay \$10,000 for damages to MMG Reid, LLC. Funds will come from the Headworks Clean up Fund to cover this expense. All in favor; Motion carried 5-0.

*WastePro Amnesty Day – May 21, 2016:* WastePro will have an Amnesty Day at Five Points from 8 A.M. until 4 P.M. on Saturday, May 21, 2016.

*Lagoon Study Update* – The City is waiting on a letter from Eastern Shipbuilding and as of today, no loan documents have been received from FDEP.

Commissioner Buzzett stated that due to the uncertainty of this project, he cannot support it at the present time.



*Pressure Washing on Reid Avenue – Scheduled to start May 13, 2016:* Pressure washing will begin the night of May 13, 2016. Commissioners requested that the refilling of the vendor's equipment be done at City Hall rather than business locations. The Chamber will be asked to help notify businesses of the upcoming cleaning.

## **New Business**

*Kiosk Replacement – Commissioner Thursbay:* This item was Tabled for more information.

*City Pier Repairs – Commissioner Thursbay:* A Motion was made by Commissioner Thursbay, second by Commissioner McCroan, to bid replacing the decking, boardwalk, and railing at the City Pier. All in favor; Motion carried 5-0. Funding will come from Boat Launch Fees that are collected.

*Clifford Sims Park Pier Repairs – Commissioner Thursbay:* A Motion was made by Commissioner Thursbay, second by Commissioner McCroan, to bid replacing the decking and make structural repairs to the piers. All in favor; Motion carried 5-0. Funds from the dock rental will be used for this project.

*Digital Sign – Mayor Patterson* will provide contact information for this vendor.

*Scallop Resolution –* A Motion was made by Commissioner Buzzett, second by Commissioner Thursbay, to support Resolution 2016-07, provided by the Gulf County Board of County Commissioners. All in favor; Motion carried 5-0. Attorney Gibson stated the form of Resolution 2016-07 is acceptable.

Mr. Anderson shared that he has been in contact with FWC and they will be getting back with him on opportunities for reseeding the bay and ways that the City might be able to help with this project.

## **Public Works – John Grantland**

*South Beach Sewer –* A Motion was made by Commissioner Thursbay, second by Commissioner McCroan, to extend the line down Mariner Lane and make a pay adjustment if necessary. All in favor; Motion carried 5-0. Mr. Grantland noted that, due to the current volume of work, the project will most likely not start until September or October. There is one prepaid tap, another committed for a tap that is also willing to pay an additional \$4,800 to have the line extended.

*16<sup>th</sup> Street Bridge –* Consensus was to budget this for FY 2016-2017.

*Surface Water Plant – Larry McClamma* noted that the security gate has been ordered.

**Wastewater Plant – Lynn Todd** shared this would be her last Commission meeting and expressed her appreciation to the Commission for the opportunity to have worked with the City the past 38 years.

The Commissioners thanked Ms. Todd for her professionalism, loyalty to the City and many years of dedicated work.

## **City Engineer - Clay Smallwood, III,**

*Golf Cart Crossing Update –* All questions from DOT have been answered and will be submitted tomorrow.

*SCOP Grant Application Update –* The grant has been received by DOT.

The 7<sup>th</sup> Street survey of the waterfront property will be done this week.

**Code Enforcement –** Mr. Burkett's report was reviewed but no action was required.

**Police Department – Chief Herring** reminded the Commission of the upcoming Bike Helmet and Bike Giveaway on Saturday, May 14, 2016, from 10 A.M. to 2 P.M. at Frank Pate Park. The Chief expressed his

appreciation to Centennial Bank, Lions Club, and Woodmen Life who are co-sponsors with the Police Department for the event.

### **City Clerk – Charlotte Pierce**

*Canvassing Board* - Commissioners Ashbrook and Thursbay volunteered to serve on the Canvassing Board with Clerk Pierce. The Commission also agreed to use the City's Telephone Communication System to remind voters of Early Voting and the upcoming election on Tuesday.

### **Citizens to be Heard –**

Christy McElroy shared that the Gulf County Board of County Commissioners voted 3-2 not to provide a \$200,000 loan to the Port St. Joe Port Authority to get Capital City Bank out of the picture. She noted the Port Authority would be looking for other avenues for funding.

Attorney Gibson stated the Port Authority was willing to pay 3% interest on the needed loan which would be paid in full in the summer of 2019.

Mayor Patterson scheduled a Special Meeting for Thursday, May 5, 2016, at 6:00 P.M. to hear from the Port Authority on their needs.

### **Discussion Items by Commissioners**

Commissioner Thursbay noted that the STAC House looks great and asked if anyone has vinyl or leather couches that could be used at the STAC House to please let City Hall know. Fabric furniture is a problem to clean and he asked that citizens not offer that.

A quote of \$3,000 has been received to cut the trees and grind their stumps that are located between Capital City Bank and Sunset Coastal Grill.

Commissioner Buzzett stated that the City should not move forward with this, we have insurance should there be any damages, and it will open a giant can of worms for future tree issues.

*Commissioner Ashbrook* did not have anything to discuss.

*Commissioner McCroan* thanked Ms. Todd for the professional manner in which she has handled her job; for going above and beyond the call of duty, and noted that she will be missed when she retires.

*Commissioner Buzzett* noted that Mr. Murphy was missing tonight and asked everyone to continue to keep him in their prayers as he is in ICU.

*Commissioner Mayor Patterson* shared that the vendor located at the intersection of Highway 98 and Third Street had asked that people not be encouraged to park on the side streets as it is eliminating spaces to his business. He requested that employees use the public parking lots.

A Motion was made by Commissioner McCroan, second by Commissioner Buzzett, to adjourn the Meeting at 7:03 P.M.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2016.

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

\_\_\_\_\_  
Date

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

\_\_\_\_\_  
Date



**MINUTES OF THE SPECIAL MEETING OF THE BOARD OF CITY  
COMMISSIONERS FOR THE CITY OF PORT ST. JOE, FLORIDA, HELD IN THE  
COMMISSION CHAMBER AT 2775 GARRISON AVENUE, May 5, 2016, AT 6:00  
P.M.**

The following were present: Mayor Patterson, Commissioners Ashbrook, Buzzett, McCroan, and Thursbay. City Manager Jim Anderson, City Clerk Charlotte Pierce, and Attorney Tom Gibson were also present.

**AGENDA**

The purpose of the Meeting was to consider a loan request from the Port St. Joe Port Authority. Representing the Port Authority were: Eugene Raffield, Guerry Magidson, Jessica Rish, Jason Shoaf and Matt Terry.

Eugene Raffield gave an overview of issues facing the Port Authority, work that has been done, and what is needed to make the Port a reality.

After discussion by both entities, a Motion was made by Commissioner Ashbrook, second by Commissioner McCroan, to loan the Port St. Joe Port Authority \$200,000 from BP Funds. Terms of the loan are for a 5 year, Balloon at 3% Interest. Interest will begin accruing at the date of the loan; Interest payments will start in the fourth year, and the principal and interest will be paid in full in five years (2021) the fifth year. A roll call vote was held and all Commissioners voted yes. Motion carried 5-0. It was noted that the Gulf County Board of County Commissioners hold the first mortgage on the property (formerly Arizona Chemical Company property) that is being used as collateral. Per Attorney Gibson, the estimated value of the property is \$1.2 million dollars.

A Motion was made by Commissioner McCroan, second by Commissioner Buzzett, to adjourn at 6:45 P.M.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2016.

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

\_\_\_\_\_  
Date

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

\_\_\_\_\_  
Date

ORDINANCE NO. 524

AN ORDINANCE AMENDING SECTION 42-8 OF THE CITY OF PORT ST. JOE CODE OF ORDINANCES RELATING TO OFFENSES AND MISCELLANEOUS PROVISIONS; PROHIBITING TOBACCO AND E-CIGARETTE USE ON CERTAIN CITY PROPERTY; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES, AND PROVIDING FOR AN EFFECTIVE DATE.

Section 42-8 of the Code of Ordinances is amended by the addition of the following:

- Section 1. (c) The use of tobacco products and e-cigarettes (as defined in Section 42-9) is prohibited at all times in all areas of those city owned parks within 150 feet of playground equipment and other facilities designed primarily for use by children.
- Section 2. REPEAL: All ordinances or parts of ordinances in conflict herewith are hereby repealed.
- Section 3. SEVERABILITY: If any section, subsection, sentence, clause or provision of this ordinance is held invalid, the remainder shall not be affected by such invalidity.
- Section 4. EFFECTIVE DATE: This ordinance shall become effective upon adoption as provided by law.

DULY PASSED AND ADOPTED by the Board of City Commissioners of Port St. Joe, Florida this \_\_\_\_ day of \_\_\_\_\_, 2016.

THE CITY OF PORT ST. JOE

By: \_\_\_\_\_  
JAMES "BO" PATTERSON  
MAYOR-COMMISSIONER

ATTEST:

\_\_\_\_\_  
CHARLOTTE M. PIERCE  
CITY CLERK

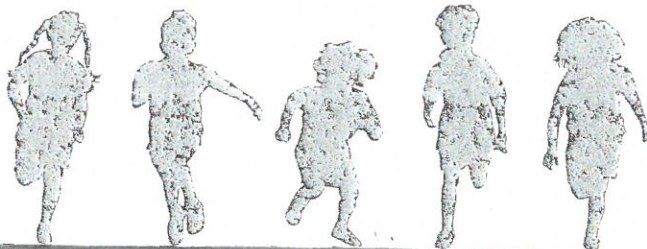
The following commissioners voted yea:  
The following commissioners voted nay:



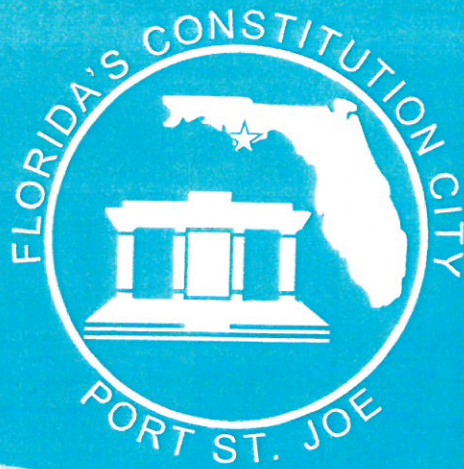
# TOBACCO FREE



## YOUNG LUNGS AT PLAY



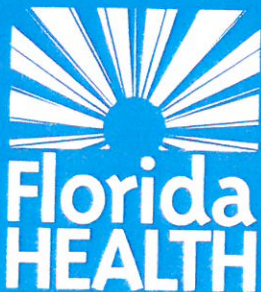




# TOBACCO FREE ZONE



FOR THE HEALTH AND SAFETY OF OUR KIDS  
PLEASE HELP US KEEP THIS PARK  
TOBACCO-FREE AS REQUESTED BY THE  
PORT ST. JOE CITY COMMISSION  
THANK YOU!



IT STARTS IN  
**PARKS**  






## PERPETUAL REVENUE AGREEMENT

THIS **PERPETUAL REVENUE AGREEMENT** (this "Agreement"), made and entered into by and between: **Digital Network, L.L.C.**, a Florida limited liability corporation whose mailing address is 36181 East Lake Road, Suite 185, Palm Harbor, Florida, 34685, hereinafter referred to as "Partner", and **Port St. Joe**, a Florida municipality whose mailing address is \_\_\_\_\_,

Port Saint Joe, Florida, 32456 hereinafter referred to as "City".

### WITNESSETH:

City does hereby grant to Partner permanent exclusive irrevocable easement(s) for the "Sites" for the sole purpose of:

A: Installation, construction, operating for off-premise advertising, repair and maintenance of digital sign(s) and/or any related electronic equipment ("Antennae") for third parties installed upon the "Sign(s)".

B: Installation, construction, operating for off-premise advertising, repair and maintenance of water purification units, "WPU".

All equipment installed or to be installed on the Sites, as proposed by the Partner must be approved by the City prior to the installation of the same. The locations of these Sites shall be listed in Exhibit A (Page 6 of 6), which shall include the street addresses if applicable, parcel identification numbers and/or mandatory GPS coordinates for each Site.

**Partner does hereby pledge to tender all capital expenditures** to purchase, construct, maintain, repair and/or replace all digital Signs, WPU or equipment installed at each Site, and manage the same using their own staff and personal. Such management shall include recruiting local and national advertisers to advertise on the subject Sites.

**1. Consideration.** After the Partner recovers one hundred percent of their invested capital (or any subsequent re-investment of capital for new equipment for the Sites) from revenue generated from the Sites, then the Partner and **City shall each receive fifty percent of the net revenue**, "net" meaning less all expenses such as tangible property taxes, sales taxes, insurance, maintenance costs, advertising agency fees and all other fees incidental to the operation of the Sites. Subsequent to the Partner recovering

all of the invested capital, the Partner shall then donate the equipment on the Sites to the City. Thereafter said Revenue sharing by and between the Partner and City shall continue in perpetuity, unless modified in writing by mutual consent of both parties.

Subsequent to said donation, accounting reports and payments to the City shall occur the first day of each quarter, and be sent by mail to the City's designated office.

**2. Permitted Uses.** The Partner is granted the sole and exclusive right to display off-premise advertising copy on the Sites, and shall be granted the exclusive right of ingress and egress over the property of City for the purpose of construction, remaking, repair, maintaining, operating, displaying advertising copy, and removing or replacing the equipment and/or electronic devices for third parties. All such access shall occur through the area around the subject Sites.

Advertising copy that shall be prohibited include, adult entertainment, any adverse political content, and entities in adjacent townships who wish to compete with similar entities and establishments in the City.

All members of the City's Chamber of Commerce shall be offered a first right of refusal to advertise on the subject Sites. If a Chamber member fails to respond to the opportunity to advertise their business on the Sites within ten (10) days of E mail notification from the Partner, then said advertising space shall be offered to non-chamber members.

The City shall be afforded ten (10) percent of the digital advertising space for public service announcements. Said requests and copy shall be submitted from the City to the Partner having been designed and fully approved by the City for display.

**3. Permits.** Partner shall be solely responsible for the maintenance of the Sites including any licenses, impact fees, and building permits. The dimensions of the Sites shall be at the mutual discretion of the Partner and the City. The City grants Partner full authority to act as agent for the City in all matters necessary for the construction and maintenance of the Sites.

City shall offer Partner an exclusive first right of refusal for any future Sites on municipal property, and/or any other opportunities to develop Sites on any applicable private property, as permitted by the current or future ordinance. Equipment for future Site placements shall include and not be limited to all forms of Signage (ie: digital signs, billboards, bulletins, 30 sheet, 8 sheet and poster panels).



**4. Obstructions.** If the view of the Sites becomes obstructed, or if at any time the erection, placement, posting, painting, illumination or maintenance of the Sites is prohibited by any law, ordinance, or authority, or building permits are revoked or reversed, Partner may elect to remove and relocate the equipment from the Site to another comparable site.

The City shall guarantee and warrant that any future owner of the City's Property and those surrounding these Sites shall maintain a reasonable line of sight for the Sites, and that subsequent adjacent property owners shall not plant trees or vegetation, or build any on-premise signs or buildings in such a way that would obstruct the Site's visibility.

**5. Indemnification.** Partner and the City agree to indemnify and hold each other harmless against all claims or damage to person or Property by reason of accidents resulting from the negligence or willful acts of, employees, or workers in the construction, maintenance, or repair of the Sites. Both the Partner and City agree to maintain public liability insurance covering their respective ownership, operation, and maintenance of the Sites, however the lack of any insurance coverage shall not be considered a default of this Agreement.

Furthermore, the City and the Partner shall not be responsible for independent contractors, agents, or employees of other entities. Any damage to the Sites which exceeds the cosmetic restoration of the surface shall be the responsibility of such firm or firms as either the City or Partner shall hire for the construction and maintenance thereof, and from whom damages shall be received in the event of any intended or accidental negligence to the pavement, surface, subsurface, buildings, water lines, electrical lines, equipment, motor vehicles, or any other existing structures. Both the City and the Partner shall not be responsible to any property owner for any such damages.

**6. Condemnation.** In the event that a Site becomes the subject matter of condemnation proceedings instituted by any governmental authority, the City shall have no right whatsoever to release the governmental authority from the payment of condemnation proceeds to the Partner for losses sustained by Partner as a result of the institution of said condemnation proceedings, for the loss of Partners ownership interest in the Sites, and the loss of income to the Partner resulting from the condemnation of the Site(s). City shall immediately notify the Partner of the institution of any condemnation proceedings upon the subject Sites.

**7. Assignment.** This Agreement shall be assignable by Partner. In the event of any such assignment, the terms hereof shall be binding upon the successors and assigns of the parties hereto. The Partner acknowledges that the City may sell the property surrounding the Sites at any time henceforth, and further acknowledges that this Agreement shall not be subject to any rights thereby acquired by any such subsequent purchaser, since this Agreement set forth herein is superior to, and separate from ownership interests to any subsequent owner of the property. Therefore, the revenue sharing provision of this Agreement shall continue unaltered for the duration of this Agreement.

**8: Development Clause:** If necessitated by future development, Partner agrees to move any Site at the request of the City, to another area on the City's Property, by administering the relocation of the equipment, employing the contractors and applying for all necessary permits to accomplish intended relocation of the Site. The new Site must have a comparable view from the roadway as the previous Site. This relocation is also conditional upon the issuance of all necessary permits including but not limited to, local and state permits. Should all necessary permits not be obtained for the relocation, no relocation shall occur. Any and all costs associated with the relocation of the Site, and the re-establishment of the same, shall be paid by the party requesting said relocation.

**9. Deficiencies.** In the event that there should be any deficiencies relative hereto, Grantor shall provide Grantee a period of forty five (45) days to correct any issues that arises as a result of this agreement.

**10: Parcel Identification.** If necessary, and if possible City shall allow Partner to obtain separate parcel identification numbers for each Site in order legally separate the Site from the City's property.

**11. Attorney's Fees.** In the event of a breach of the terms of this Agreement, by either party, the prevailing party in an action to enforce the terms hereof shall be entitled to recover its reasonable attorney's fees and costs in addition to any other damages sustained, to the full extent provided by law.

**12. Miscellaneous.** The captions for each paragraph are for the convenience of the reader, and are not to be construed as any portion of the substance of this Agreement.



No provision of this Agreement shall be construed against or interpreted to the disadvantage of any party by any court or other governmental or judicial authority by reason of such party's having or being deemed to have prepared or imposed such provision. This Agreement shall be governed and construed in accordance with the laws of the State of Florida. Any legal suit, action or proceeding arising out of or relating to this Agreement shall be instituted in Pinellas County, Florida and each party hereto hereby waives an objection which it may have to the laying of venue of any such suit, action or proceeding and each party hereby irrevocably submits to the jurisdiction of any such court in any suit, action or proceeding. The person or persons executing this Agreement on behalf of City shall have full right, power and authority to do so and all required corporate or municipal resolutions or other required actions required by the governing documents of the City have been completed as of the date of the execution of this Agreement, and no other third party consent or joinder is required to complete the matters contemplated under the terms of this Agreement.

WITNESSESS:

CITY:

1: \_\_\_\_\_

, Mayor

2: \_\_\_\_\_

City of Port St. Joe, Fla.

WITNESSESS:

PARTNER:

1: \_\_\_\_\_

By: \_\_\_\_\_

Printed Name: Gary Barbosa,

2: \_\_\_\_\_

Title: President,  
Digital Network, L.L.C.

STATE OF FLORIDA

COUNTY OF \_\_\_\_\_

BEFORE ME personally appeared \_\_\_\_\_,  
Mayor City of Port St. Joe, Florida to me well known and know to me to be the person described in and who executed the foregoing instrument and he acknowledged to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal this \_\_\_\_\_ day of

\_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary  
Public My commission expires:

STATE OF FLORIDA  
COUNTY OF PINELLAS

BEFORE ME personally appeared **Gary Barbosa, President of Digital Network, L.L.C.**, whose is well known and known to me to be the person described in and who executed the foregoing instrument and he acknowledged to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public My commission  
expires:

ATTACH EXHIBIT A - LEGAL DESCRIPTION of SITES



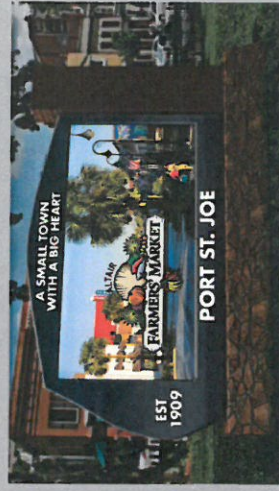
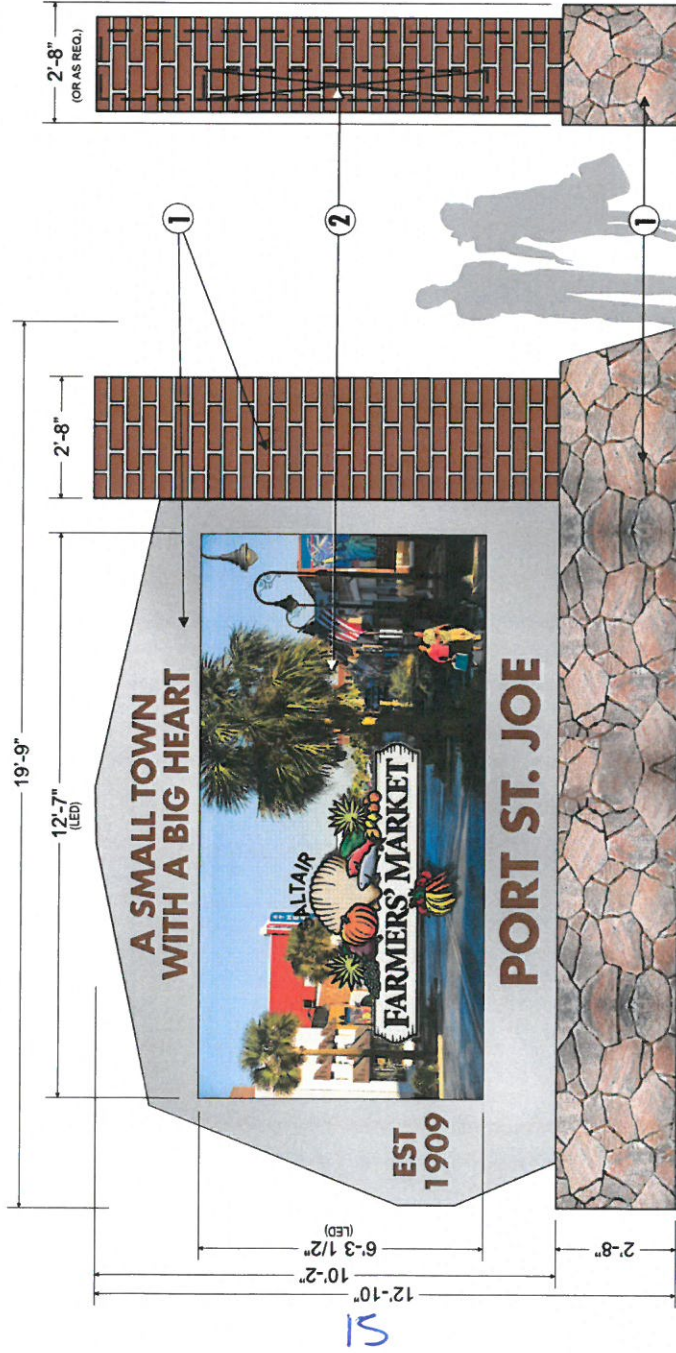


PROPOSED MONUMENT DISPLAY





**TOP VIEW**  
SC: 3/8"



NIGHT VIEW

## PROPOSED MONUMENT LED DISPLAY

1. DISPLAY CABINET TO BE S/F PNTD. ALUMINUM FABRICATION WITH FAUX STONE BASE AND BRICK FINISHES
2. LED DISPLAY TO BE S/F RGB PIXEL PITCH 6MM, PIXEL MATRIX 288H X 576W, TOTAL PIXELS 165,888
3. ALL COPY TO BE ROUTED OUT / BACKLIT WITH SHOTRU WHITE ACRYLIC APPLIED, DK. BROWN-DAY NITE VINYL APPLIED 1ST SURFACE EA. LETTER.

CONCEPT ONLY

4/26/16

CITY OF PORT SAINT JOE  
PORT SAINT JOE, FL.

ATTN: JOHN

RE: PROPOSAL TO INSTALL A PROFESSIONAL COATING SYSTEM ON  
APPROX 10,000 SQ. FT. OF MOD BIT ROOFING

SCOPE

- PRESSURE CLEAN ENTIRE ROOF TO ENSURE A CLEAN COATABLE SURFACE
- SEAL ALL SEAM LAPS WITH AWS #520 URETHANE COATING
- SEAL AROUND SCUPPER AREAS WITH FIBER REINFORCED #520 URETHANE COATING
- APPLY AWS #520 URETHANE AT A RATE OF 1.5 GALLON PER SQUARE OVER THE ENTIRE ROOF AREA
- APPLY AWS #410 SILICONE OVER THE ENTIRE ROOF AREA AT A RATE OF 1.5 GALLONS PER SQUARE
- CLEAN UP WORK AREA TO ENSURE GOOD HOUSEKEEPING

PROPOSAL AMOUNT.....\$ 34,750.00

THREE YEAR SERVICE COMMITMENT BY CONTRACTOR AND 10 YEAR  
MATERIAL WARRANTY

TERMS AND CONDITIONS

- OWNER WILL PROVIDE WATER SUPPLY FOR PRESSURE WASHING
- PAYMENT TERMS ARE 40% UPON ARRIVAL OF MATERIALS AND REMAINDER UPON COMPLETION
- THE ABOVE MENTIONED PROPOSAL IS GOOD FOR A PERIOD OF



60 DAYS AND IS BASED ON THE PRESENT CONDITION OF THE  
ROOF

- CONTRACTOR WILL PROVIDE LIFT EQUIPMENT FOR ROOF  
ACCESS UNLES OTHERWISE STATED BY OWNER

**OWNER REP SIGNATURE:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

Best regards,

David Anderson

PARTIAL USERS LIST

ARIZONA CHEMICAL  
BRIAN STEVENSON # 850-914-8146

ARIZONA CHEMICAL  
WILLIAM DAMERON 850-323-2033

ARIZONA CHEMICAL  
DANNY DORMAN 850-276-4295

TAYLOR INDUSTRIAL SERVICES  
DONNIE BRYAN 386-855-0720

GAINESVILLE REGIONAL UTILITIES  
STEVEN BOGGS 352-393-6237

KILLBURN COMMERCIAL PROPERTIES  
SCOTT KILLBURN 404-625-1427

PERRY ROOFING  
KURT LANGENBURG 352-538-9844

ACE HARDWARE  
MARK MADDEN 386-316-5735

HALLMARK NAMEPLATE  
SCOTT WETZ 352-383-8142

ZYPHER HILLS WATER COMPANY  
TIM NIGHT # 407-466-2196

SWIFT LUBE  
KEVIN SWISHER # 386-758-1944

COLUMBIA GRAIN  
DARYLL WARD # 386-755-6864

ROOF-TECH SYSTEMS  
TAMMY # 904-405-4513

GIANT RV WORLD MELBOURNE LOCATION  
JOE MCNAMARA # 321-242-6261

MARK WOOD PROPERTIES  
MARK # 904-614-9369

PEGESAS TECHNOLOGIES  
LEW CREWS # 904-449-6794

OMEGA MEDICAL IMAGING  
LINDA #407-323-9400

ORLANDO SCIENCE CENTER  
ROBERT GORDON # 407-965-6646

MICHAEL LYNN INC.  
MICHAEL LYNN: #850-838-6214

SPRADLING INTERNATIONAL  
CONTACT: KATHY STREICH # 205-985-4206

GIANT RV WORLD ORLANDO  
CONTACT: DENNIS CHARRON # 407- 656-6444

PACE ELECTRIC  
DARWIN YOVAISH # 407-855-3200

LARC  
CONTACT: JAMIE MAY # 229-244-8290

SOUTH GEORGIA PRODUCE  
DAVID CORBETT # 229-559-6071

SUNBELT BLUEBERRIES  
CONTACT: JOHN BENNET # 912-337-2015

WILLIAMS BROTHERS TRUCKING  
JIMMY BUTLER # 912-375-7777

UTLX  
RALPH MULLEN # 229-244-4125

REGISTER CONTRACTING  
GARY REGISTER # 904-497-2760

Zimbra

janderson@psj.fl.gov

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**Kiosk Signage**

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**From :** Steve Kerigan  
<steve@c2cprinting.com>

Sun, Apr 10, 2016 12:18 PM

**Subject :** Kiosk Signage

**To :** janderson@psj.fl.gov

Hello Jim,

I've went to each kiosk and your best option is to do what we have done for the kiosks in Windmark Beach. We would produce new premium vinyl with lamination and apply that to a 3mm maxmetal substrate. Your cost per panel is \$225. There are 3 kiosks and 4 panels per kiosk for a total of 12 panels or \$2,700.

Let me know how you would like to proceed.

Sincerely,

Steve

Steve Kerigan, Pres.  
Coast2Coast Printing & Promotions, Inc.  
306 Williams Ave.  
Port St. Joe, FL 32456  
850-229-2222  
877-550-9222  
www.c2cprinting.com

**Zimbra****janderson@psj.fl.gov**

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**Fwd: Kiosks**

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**From :** Charlotte Pierce  
<cpierce@psj.fl.gov>

Fri, May 13, 2016 09:11 AM

**Subject :** Fwd: Kiosks

**To :** Jim Anderson  
<janderson@psj.fl.gov>

FYI

Charlotte M. Pierce, City Clerk  
Human Resource Officer / Grant Writer  
P. O. Box 278 - Port St. Joe, FL 32457  
850-229-8261 / Fax 850-229-8325

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**From:** "Steve Kerigan" <steve@c2cprinting.com>

**To:** "Charlotte Pierce" <cpierce@psj.fl.gov>

**Sent:** Tuesday, May 3, 2016 5:02:39 PM

**Subject:** Re: Kiosks

Sorry for the delayed reply Charlotte. I had to leave this am for meetings and am just now able to return emails/calls. I called the city and Terese gave me your cell but I think it must be an old number because it was disconnected. Since your using the same art other than calendar of events, you own that art and there would only be a charge for the one design edit for the calendar panel. This should not be more than a \$70 charge, probably on \$35.

Hope this helps.



Zimbra

cpierce@psj.fl.gov

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price for kiosks signs

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**From :** Willie Ramsey <ramseywillie@fairpoint.net> Mon, Apr 18, 2016 02:16 PM  
**Subject :** price for kiosks signs  
**To :** cpierce@psj.fl.gov

External images are not displayed. [Display images below](#)

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Quote for a total of 12 new kiosks signs

\*Would not recommend the direct print product used previously. Can't clean, scratches easy, will not last as long and does not look as good as print vinyl.  
- will quote cheaper option if desired.

\*Best product is print vinyl with uv protective overlamine, printed at the highest quality and resolution settings.

This will last longer and the protective overlamine will allow for cleaning as needed. (same product as was used on the two city entrance signs)

Current sign size is 39"x63.75". Printed portion is 39x59.5" with two tabs extended beyond top and bottom a total of 4.25".

These tabs are not totally necessary if you desire to save the expense and not use the tab cut outs.

-Option 1

Print vinyl with uv protectant overlamine on 1/2" PVC substrate.

39x63.75

\$263.00 ea with cut out tabs

39x59.5

\$236.00 ea without cut out tabs

-Option 2

Same as 1, but substrate is 1/8" max-metal. This substrate is of equal or greater durability, but a better price point.

39x63.75

\$203.00 ea with cut out tabs

39x59.5

\$188.00 ea without cut out tabs

-This does not include installation or any graphics. Installation is \$50/hr. Graphic design cost is \$48/hr.. Please let me know if you need estimates for these services.

Thanks for the opportunity to quote this project  
Willie Ramsey

Avast logo

This email has been checked for viruses by Avast antivirus software.  
[www.avast.com](http://www.avast.com)

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# Estimate

H&H Trucking & Tree Service  
Kim Hunter, Owner  
P.O. Box 598  
Wewahitchka, Fl. 32465  
Cell (850) 227-8289  
Home (850) 639-3325

C u s t o m e r	CITY OF P.S.J.
	P.S.J.

H & H Tree Service will not be responsible for ruts in the yard.

ESTIMATE NUMBER	ESTIMATE DATE	TERMS	ESTIMATE TOTAL
#	5-13-16	Payable upon completion of project	\$ 2,500.00

## Job Description

Cut down & remove 8 pine trees  
next to Capitol City Bank

\_\_\_\_ Estimate accepted and approved Signature \_\_\_\_\_

\_\_\_\_ Estimate not accepted

# Proposal

Riley Tree Trimming  
850-257-6323

PROPOSAL NO.

SHEET NO.

DATE

PROPOSAL SUBMITTED TO:

WORK TO BE PERFORMED AT:

NAME The City of Port St Joe	ADDRESS 6th St Port St Joe
ADDRESS 1002 10th St	
Port St Joe, FL 32456	DATE OF PLANS
PHONE NO. 0	ARCHITECT

We hereby propose to furnish the materials and perform the labor necessary for the completion of

Cut down 8 pine trees grind all stumps haul off all debris \$4000.00 option #2 Cut down 8 pine trees grind 8 stumps leave debris to be hauled off by City of Port St. Joe \$3000.00

All material is guaranteed to be as specified, and the above work to be performed in accordance with the drawings and specifications submitted for above work and completed in a substantial workmanlike manner for the sum of

Dollars (\$ 6,000.00 ) with payments to be made as follows.

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control.

Respectfully submitted

Per

Note — this proposal may be withdrawn by us if not accepted within \_\_\_\_\_ days.

## ACCEPTANCE OF PROPOSAL

The above prices, specifications, and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Signature

Date

Signature



**Zimbra****janderson@psj.fl.gov**

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**Fwd: Proposal to Lease - 2775 Garrison Avenue**

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**From :** Bill Kennedy  
<bill@psjra.com>

Thu, May 12, 2016 05:06 PM

**Subject :** Fwd: Proposal to Lease  
- 2775 Garrison Avenue

**To :** <janderson@psj.fl.gov>  
<janderson@psj.fl.gov>

Sent from my iPhone

Begin forwarded message:

**From:** <[sburke@burkeco.net](mailto:sburke@burkeco.net)>

**Date:** May 11, 2016 at 11:10:22 PM EDT

**To:** Emerald Dance Academy Emerald Dance  
Academy <[emeralddance@fairpoint.net](mailto:emeralddance@fairpoint.net)>

**Subject: Proposal to Lease - 2775 Garrison  
Avenue**

May 12, 2016

Mayor Bo Patterson  
Commissioner William Thursbay

26

Commissioner David Ashbrook  
Commissioner Phil McCroan  
Commissioner Rex Buzzett  
305 Cecil G. Costin Sr. Blvd.  
Port St. Joe, Florida 32456

Re: Proposal to Lease  
2775 Garrison Avenue

Dear Mayor Patterson and Commissioners:

This letter shall serve as a Proposal to Lease the south portion of the building located at 2775 Garrison Avenue for use as a dance studio by Emerald Dance Academy. This shall include the conference area and the two adjoining offices.

Emerald Dance Academy is a professional dance studio for students K-12 offering classes in ballet, lyrical, jazz, tumbling and tap. The studio has been in continuous operation in Port St Joe for 6 years and is fully licensed and insured. Emerald Dance Academy is the only dance studio in Gulf County and is an active member of the Port St Joe community, performing in annual events such as Christmas on the Coast and the Nutcracker Suite, as well as Ghosts on the Coast. The studio will coordinate with the Port Theatre Art & Cultural Center as it is revitalized to provide performing arts to the community.



The following Proposal to Lease is submitted:

- 5 year lease at a rate of \$500.00 per month including utilities, commencing June 1, 2016.
- Lessee, at Lessee's expense, to remove the false walls in the rental area to provide adequate use of dance rehearsal space.
- Lessee, at Lessee's expense, to install Marlay floor in place of existing carpeting to provide a proper dance service.
- Lessee, at Lessee's expense, to install mirrors on wall.
- Lessee, at Lessee's expense, to install video surveillance system within leased area.
- Lessee, at Lessee's expense, to display a business sign on the south side of the outside front of the building.
- Lessee, at Lessee's expense, to paint and decorate leased area as deemed necessary by Lessee.
- Lessee agrees to maintain the common area cleanliness of the building at all times to include the entrance foyer, grounds, and public restrooms.

Thank you for your consideration.

Sincerely,

Barbie Smith  
Owner, Emerald Dance Academy

sections 2510-2521 and are legally privileged. The information contained herein is intended solely for the use of the individual/s or entity/s named above and may not be read, copied, forwarded, kept or used in any way by any person other than the above named. Violation of this notice is punishable by law.

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May 3, 2016

Mr. Jim Anderson  
City Manager  
City of Port St. Joe  
P.O. Box 278  
Port St. Joe, FL 32457

Re: Assignment of Preble-Rish Inc. Agreements to Dewberry Engineers Inc. (PRI Project Numbers 019.208, 019.212, 019.214, and 019.220)

Dear Mr. Anderson:

On April 6, 2016, the entire Preble-Rish Inc. staff and operations joined Dewberry Engineers Inc. As part of the transaction, Preble-Rish transferred its professional services agreements to Dewberry Engineers Inc., subject to client consent. In accordance with Article 4 (a) of the Professional Services Agreement between the City of Port St. Joe and Preble-Rish Inc.; this letter is a request for consent to the assignment of the below listed agreements from Preble-Rish Inc. to Dewberry Engineers Inc.:

- Professional Services Agreement for General Engineering for the City of Port St. Joe.
- Lime Addition and Phase III Water Line Replacement, 2014 Water Management District (WMD) Grant Water Improvements (PRI Project Number 019.208)
- Sunset Pointe Sewer (PRI Project Number 019.212)
- Alley between 6<sup>th</sup> & 7<sup>th</sup> Street Drainage (PRI Project Number 019.214)
- Boardwalk Subdivision Sewer (PRI Project Number 019.220)

The staff and points of contact that served you at Preble-Rish Inc. will remain unchanged. That same staff will also now have available to them the additional resources of Dewberry Engineers Inc. Going forward, the branch offices will operate under the name Dewberry Engineers Inc. d/b/a Dewberry | Preble-Rish.

This assignment is strictly for the above listed agreements between the City of Port St. Joe and Preble-Rish Inc. under which Dewberry Engineers Inc. will acquire all rights, interests and obligations of Preble-Rish Inc. under the agreements arising out of or related to Dewberry's performance under the agreements on and after April 6th, 2016, the effective date of the assignment. Dewberry Engineers Inc. is a New York corporation registered to do business in the State of Florida. Its Federal Tax Identification Number is: 13-0746510.

Preble-Rish Inc. respectfully requests your consent, acknowledgement and agreement to the assignment of the above-referenced agreements by signing this letter and returning it to the attention of Clay Smallwood at [csmallwood@dewberry.com](mailto:csmallwood@dewberry.com).

Mr. Anderson  
Assignment letter – City of Port St. Joe  
PRI Project Number 019.208, 019.212, 019.214, and 019.220  
May 3, 2016

Additionally, a certificate of insurance will be provided under separate cover if required under the subject agreement.

If you have a question about this request or need additional documentation, please call Clay Smallwood at 850.227.7200.

Sincerely,

Preble-Rish Inc.



By: Clifford D. Wilson III  
Title: Vice President

Dewberry Engineers Inc.



By: Darren Conner  
Title: President, Southeast

CONSENTED, ACKNOWLEDGED AND AGREED TO:

City of Port St. Joe

\_\_\_\_\_  
Signature

By: \_\_\_\_\_

Title: \_\_\_\_\_

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

**Code Enforcement 2016 Activity**  
**As of 5/13/2016**

	Open		Closed		Total		Increase
Unlawful Accumulation	60		80		140		30
Substandard Structure	8		2		10		
Abandoned Vehicle	3		10		13		
Unlawful Sewer	0		1		1		
Land regulation Violation	0		20		20		
Business Lic. Violation	0		1		1		
Special Master Hearings			1		1		
Building Demolition	3				3		
Waste Violation	14		151		165		15
Sign Violation	1		116		117		3
Total	89	Total	382	Total	471	Total	48





# First Communications

## PROPOSAL



**MOTOROLA SOLUTIONS**

Radio Solutions Channel Partner

1605 Martin Luther King Jr Blvd  
Panama City, FL 32405-5429  
(850) 769-7170 phone  
(850) 769-1399 fax

Date: **May 5, 2016**  
Proposal #:

**Quotation valid until:** June 5, 2016  
**Prepared by Sales Rep:** Terry Campbell

Name	Chief Matt Herring
Company Name	Port St. Joe Police
Address	
City State Zip	Port St. Joe, FL
Phone	850-247-9842



Special Instructions:

SALESPERSON	CUSTOMER #	CUST. CONTACT	EST. SHIP DATE	SHIP VIA	TERMS
					N30 FOB Destination & NA

	QUANTITY	DESCRIPTION	UNIT PRICE	AMOUNT
EQUIPMENT	9	XPR 7550 UHF portable radio with antenna, belt clip and two (2) batteries	\$ 695.93	\$ 6,263.37
	9	Single rapid charger for XPR 7550 portable	\$ 49.77	\$ 447.93
	9	Remote speaker mic for XPR 7550 portable	\$ 71.25	\$ 641.25
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
LABOR				\$ -
				\$ -
				\$ -
				\$ -
Notes: SOF Contract pricing and discounts applied. Programming included.			Equipment Subtotal	\$ 7,352.55
			Labor Subtotal	\$ -
			Shipping/ Handling	
			State Sales Tax Rate	0.00%
			County Surtax Rate	0.00%
			Local City Option Rate	0.00%
			Sales Tax Total	\$ -
			<b>Proposal Total</b>	<b>\$ 7,352.55</b>

Customer Acceptance: \_\_\_\_\_ DATE: \_\_\_\_\_

Printed Title \_\_\_\_\_ Name: \_\_\_\_\_

Make all checks payable to First Communications, Inc.

THANK YOU FOR THIS OPPORTUNITY!



Quote Provided for: **City of Port St. Joe**  
Quote Date: **5/5/2016**  
*Pricing expires on December 31, 2016*  
Sales Rep: **Terry Campbell**  
Equipment: **Radios**  
Equipment Cost: **\$7,352.55**

**Zero Down Financing**

	12 Months	24 Months	36 Months	48 Months	60 Months
Monthly Payment	\$637.89	\$329.20	\$223.85	\$170.99	\$139.09

First payment is due 30 days after contract commences

End of Contract Options *No Residual Value • Fixed Interest Rates • Finance/Ownership Contract*

**Annual Payments In Arrears**

	2 Years	3 Years	4 Years	5 Years
Annual Payment	\$3,698.74	\$2,532.09	\$1,894.01	\$1,537.77
*10% Advance Payment	\$735.26	\$735.26	\$735.26	\$735.26

\*10% payment is due in advance • Advanced payment of 10% can be in the form of cash or trade in

End of Contract Options *No Residual Value • Fixed Interest Rates • Finance/Ownership Contract*

- Actual factor may vary depending on end-user credit and financial references
- Estimated payments are for qualifying municipal entities
- Proposal is to be used for estimation purposes • Rates are subject to change
- Subject to credit approval and receipt of required documents by Lease Corporation of America

**Contact your dedicated LCA Account Executive for more information**



LEASE CORPORATION  
OF AMERICA

Financing you can trust.<sup>SM</sup>

**Brigid McKale**

Phone: 248.743.5180 • Fax: 248.743.3180 • Email: [bmckale@leasecorp.com](mailto:bmckale@leasecorp.com)  
3150 Livernois Road, Suite 300, Troy, MI 48083 • [www.leasecorp.com](http://www.leasecorp.com)