

LDDA BOARD OF DIRECTORS MEETING AGENDA
Thursday, November 18, 2021 • 8:00am
City Commission Conference Room - City Hall

CALL TO ORDER

Jeff Donalson

CONSENT AGENDA (*)

LDDA BOARD MEETING MINUTES -October 21, 2021

Jeff Donalson

New Business

Design Review - Lake Wire Apartments Development**
presentation by Bob Preston

Julie Townsend

Revised FY2022 BUDGET**

Monthly Financial Statements - October 2021**

Old Business

Parklets Update
Downtown Security Update - RFQ Review
Downtown Events Update

Julie Townsend

Julie Townsend

Julie Townsend

AUDIENCE

Bretta Christakos

ADJOURN

MISSION: To Improve and Stimulate the Environment for Economic Development in a People-Oriented Downtown Community

MINUTES
LDDA BOARD OF DIRECTORS MEETING
Thursday, October 28, 2021 8:00 AM
City Hall – Building Inspection Conference Room

BOARD/STAFF PRESENT: Grant Miller; Tom Anderson; Jeff Donalson; Bretta Christakos, Michael Musick, Greg Sanoba; Eric Belvin; Julie Townsend, staff

BOARD ABSENT: none

GUESTS: Michael Kincart

CALL TO ORDER: 8:05 a.m. Bretta Christakos, Chair of LDDA, called the meeting to order.

CONSENT AGENDA: Eric Belvin moved to approve the consent agenda items. Tom Anderson seconded the motion. Motion approved 5-0. *(Grant Miller and Jeff Donalson had not arrived for vote)*

NEW BUSINESS: Julie Townsend introduced the new LDDA Board member, Michael Kincart, who is replacing Greg Sanoba in January 2022. Adrian Rozen, who was not in attendance, was also elected to serve beginning January 2022 to replace Tom Anderson.

Julie Townsend reviewed the end of year financial statements which had some budget changes. Those were presented in writing to the board. Greg Sanoba moved to approve the end of year budget with the proposed changes. Eric Belvin seconded the motion. Motion passed 7-0.

Julie Townsend presented a slate of officers for the 2022 year: Jeff Donalson, Chair, Bretta Christakos, Vice-Chair, Adrian Rozen, Treasurer. Eric Belvin moved to approve the slate of officers. Grant Miller seconded the motion. Motion passed 7-0.

OLD BUSINESS:

Tom Anderson presented the Executive Director's annual review. Greg Sanoba moved to approve the annual review and salary increase. Bretta Christakos seconded the motion. Motion passed 6-0. *(Mike Musick stepped out of the room.)*

Julie Townsend presented an update on Parklets. Julie presented the opportunity to purchase a modular product to replace the wooden structures previously proposed. The modular structures are made of composite materials and steel. The modular structures can also be dismantled easily and relocated in case of an emergency or to be used by another business in a few years. Eric Belvin moved to purchase the modular product as long as it is city approved. Grant Miller seconded the motion. Motion passed 7-0.

Julie Townsend gave the board a sidewalk café update. The city's current sidewalk café permit is out of date and needs revision. As part of the revision process, the city planners are asking for LDDA Board guidance and input on whether to allow bars in Downtown to have sidewalk cafes. The current permit does not allow bars, only food service businesses. After some discussion, Jeff Donalson moved to send a recommendation to the City to allow bars in Downtown Lakeland to have sidewalk café permits with

conditions as set by the Community & Economic Development staff. Grant Miller seconded the motion. Motion passed 6-0. *(Mike Music left the meeting)*

Julie Townsend presented Greg Sanoba and Grant Miller with plaques to commemorate their many years of service to the LDDA and Downtown Lakeland.

With no more business, the meeting was adjourned.

LDDA Board of Directors' meetings are recorded for transcript purposes. Minutes do not reflect discussions, but provide the record of actionable items. Audio files of the meetings are stored at the LDDA office and are available upon request.

The meeting was adjourned at 9:23 a.m. The next LDDA Board of Directors meeting will be on Thursday, November 18, 2021 at 8:00am. Location: City Hall – City Commission Conference Room.

Bretta Christakos, Chair

Date

Julie Townsend, Executive Director

Date

LAKELAND DOWNTOWN DEVELOPMENT AUTHORITY

Budget vs. Actuals: FY2022 Full Budget - FY22 P&L

October 2021 - September 2022

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
6000 Primary Income				
6100 Tax Receipts	754.88	387,739.00	-386,984.12	0.19 %
6150 Misc Marketing Income	125.00	12,000.00	-11,875.00	1.04 %
6300 Investment Income (Money Mkt.)	79.23	500.00	-420.77	15.85 %
6360 Reimbursed Expenses		3,000.00	-3,000.00	
Total 6000 Primary Income	959.11	403,239.00	-402,279.89	0.24 %
6200 Program Income				
6155 Banner Income		3,000.00	-3,000.00	
Total 6200 Program Income		3,000.00	-3,000.00	
6450 Income-Farmers Curb Market				
6450.11 Shared Marketing Costs	17,363.00	95,000.00	-77,637.00	18.28 %
6450.13 Fundraiser/Sales Gross	102.00	1,000.00	-898.00	10.20 %
6450.14 Merchandise Sales Tax	7.14	200.00	-192.86	3.57 %
6450.15 Special Event Income-DPCM		5,000.00	-5,000.00	
6450.18 FAB Grant	2,784.00	10,000.00	-7,216.00	27.84 %
6450.19 EBT Electronic Transfer	9,308.00	10,000.00	-692.00	93.08 %
Total 6450 Income-Farmers Curb Market	29,564.14	121,200.00	-91,635.86	24.39 %
6460 Event Income (FF,FTR)				
6460.10 First Friday Shared Event Costs	18,517.29	56,110.00	-37,592.71	33.00 %
6460.20 First Friday Sponsorships		6,000.00	-6,000.00	
6460.40 Other event sponsorships	6,157.50	500.00	5,657.50	1,231.50 %
Total 6460 Event Income (FF,FTR)	24,674.79	62,610.00	-37,935.21	39.41 %
Total Income	\$55,198.04	\$590,049.00	\$ -534,850.96	9.35 %
GROSS PROFIT	\$55,198.04	\$590,049.00	\$ -534,850.96	9.35 %
Expenses				
7000 Event Expenses				
7040 Event Insurance		1,000.00	-1,000.00	
7050 Contract event staff	819.00	9,800.00	-8,981.00	8.36 %
7060 Workers Comp Ins (contract event)	9.49	800.00	-790.51	1.19 %
7065 Event Square Fees	222.43	2,950.00	-2,727.57	7.54 %
7070 Entertainment	100.00	2,500.00	-2,400.00	4.00 %
7080 Event Graphics & Printing	291.00	4,000.00	-3,709.00	7.28 %
7090 Event Sanitation	230.00	2,760.00	-2,530.00	8.33 %
7095 Sponsorships Mktg		6,500.00	-6,500.00	
7100 City of Lakeland Fees				
7100.10 Parking Services	629.00	4,000.00	-3,371.00	15.73 %
7100.20 Police Services	553.00	2,000.00	-1,447.00	27.65 %
7100.30 Parks & Recreations Staff	1,287.00	8,000.00	-6,713.00	16.09 %
Total 7100 City of Lakeland Fees	2,469.00	14,000.00	-11,531.00	17.64 %
8010.15 Marketing Coordinator	833.32	10,000.00	-9,166.68	8.33 %

LAKELAND DOWNTOWN DEVELOPMENT AUTHORITY

Budget vs. Actuals: FY2022 Full Budget - FY22 P&L

October 2021 - September 2022

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
8010.17 Salaries Event Admin	472.76	3,500.00	-3,027.24	13.51 %
Total 7000 Event Expenses	5,447.00	57,810.00	-52,363.00	9.42 %
8000 Administration & Salaries				
8010 Salaries				
8010.11 Executive Director Salary	12,483.80	82,704.00	-70,220.20	15.09 %
8010.12 LDDA Admn (pka Coordinator)	1,910.63	17,350.00	-15,439.37	11.01 %
8010.13 Payroll Taxes	1,573.07	12,000.00	-10,426.93	13.11 %
8011 Marketing Intern	1,011.50	3,600.00	-2,588.50	28.10 %
8012 Marketing Staff	1,791.68	21,500.00	-19,708.32	8.33 %
8040 Retirement Expense	310.14	3,000.00	-2,689.86	10.34 %
Total 8010 Salaries	19,080.82	140,154.00	-121,073.18	13.61 %
8100 General Administration				
8200 Lease	1,778.81	24,000.00	-22,221.19	7.41 %
8210 Utilities	327.34	2,640.00	-2,312.66	12.40 %
8250 Postage and Delivery		250.00	-250.00	
8350 Telephone	142.02	2,400.00	-2,257.98	5.92 %
8360 Computer Services	870.68	3,000.00	-2,129.32	29.02 %
8370 Supplies	326.81	1,000.00	-673.19	32.68 %
8400 Travel, Meals, Meetings	46.59	2,500.00	-2,453.41	1.86 %
8500 Insurance - Liability		500.00	-500.00	
8510 Workers Comp	162.00	600.00	-438.00	27.00 %
8700 Printing and Reproduction		500.00	-500.00	
8750 Legal Advertising		2,200.00	-2,200.00	
8760 Miscellaneous	777.86	5,295.00	-4,517.14	14.69 %
8800 Audit & Reporting		11,000.00	-11,000.00	
8850 Accounting		1,200.00	-1,200.00	
8980 Property Appraiser	1,386.00	7,750.00	-6,364.00	17.88 %
9000 Tax Collector		8,950.00	-8,950.00	
9050 Memberships & Subscriptions	3,054.99	4,500.00	-1,445.01	67.89 %
9055 TIF Payments		7,500.00	-7,500.00	
9410 Downtown Maintenance		45,000.00	-45,000.00	
9750 Container Gardens	1,600.00	10,000.00	-8,400.00	16.00 %
Total 8100 General Administration	10,473.10	140,785.00	-130,311.90	7.44 %
8920 Marketing & Development				
8920.15 Downtown Marketing	922.50	75,000.00	-74,077.50	1.23 %
8920.16 Development Grants & Incentives		30,000.00	-30,000.00	
8920.18 Other Event Costs	3,311.50	23,500.00	-20,188.50	14.09 %
8920.21 LDDA web site		500.00	-500.00	
Total 8920 Marketing & Development	4,234.00	129,000.00	-124,766.00	3.28 %
Total 8000 Administration & Salaries	33,787.92	409,939.00	-376,151.08	8.24 %
8761 Program Expense				
8765 Banner Installation		3,000.00	-3,000.00	

LAKELAND DOWNTOWN DEVELOPMENT AUTHORITY

Budget vs. Actuals: FY2022 Full Budget - FY22 P&L

October 2021 - September 2022

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
9751 Valet Parking		4,800.00	-4,800.00	
Total 8761 Program Expense		7,800.00	-7,800.00	
9745 Expense-Farmers Curb Market				
8010.14 FAB Coordinator	1,666.66	20,000.00	-18,333.34	8.33 %
8010.16 Salaries DFCM Admin	1,404.25	8,000.00	-6,595.75	17.55 %
9745.10 Management Contract	1,133.00	13,000.00	-11,867.00	8.72 %
9745.11 General Operating Expense	423.29	3,500.00	-3,076.71	12.09 %
9745.12 Workers Comp (DFCM)		200.00	-200.00	
9745.13 Music/Entertainment	1,000.00	10,000.00	-9,000.00	10.00 %
9745.16 Square Fees	536.12	3,500.00	-2,963.88	15.32 %
9745.18 EBT Payout	2,577.00	10,000.00	-7,423.00	25.77 %
9745.19 FAB payout	2,648.00	10,000.00	-7,352.00	26.48 %
9745.20 EFUNDS Fees	52.05	600.00	-547.95	8.68 %
9745.21 DFCM marketing	2,322.50	25,000.00	-22,677.50	9.29 %
9745.22 Special Event Expenses	210.64	5,000.00	-4,789.36	4.21 %
9745.23 DFCM SNAP Expenses		1,500.00	-1,500.00	
9745.24 Sales Tax	41.23	200.00	-158.77	20.62 %
9745.25 SNAP Booth Admin	501.00	4,000.00	-3,499.00	12.53 %
Total 9745 Expense-Farmers Curb Market	14,515.74	114,500.00	-99,984.26	12.68 %
Total Expenses	\$53,750.66	\$590,049.00	\$ -536,298.34	9.11 %
NET OPERATING INCOME	\$1,447.38	\$0.00	\$1,447.38	0.00%
Other Income				
6940 Restricted Accounts				
6950.50 Restricted AOP Funds		58,000.00	-58,000.00	
6955 Restricted Streetscape Account		23,521.00	-23,521.00	
Total 6940 Restricted Accounts		81,521.00	-81,521.00	
6950 Unappropriated Funds		510,171.00	-510,171.00	
6950.10 Unappr Grant & Incentive Funds		145,267.00	-145,267.00	
6950.20 Unappr Maintenance Funds		4,980.00	-4,980.00	
6950.30 Unappr Marketing		49,993.00	-49,993.00	
6950.40 Unappr DFCM Funds		51,154.00	-51,154.00	
6950.65 Unappr Valet		34,405.00	-34,405.00	
6950.66 Unappropriated First Friday		21,466.00	-21,466.00	
Total 6950 Unappropriated Funds		817,436.00	-817,436.00	
Total Other Income	\$0.00	\$898,957.00	\$ -898,957.00	0.00%
NET OTHER INCOME	\$0.00	\$898,957.00	\$ -898,957.00	0.00 %
NET INCOME	\$1,447.38	\$898,957.00	\$ -897,509.62	0.16 %

Memo

To: LDDA Board Members
From: Julie Townsend, Executive Director
CC: Robert N. Preston, Applicant
Date: 11/15/21
Re: Design Review – Lake Wire Apartments Development – 608 Prospect St. Lakeland FL 33815

Parcel IDs: 23-28-13-000000-023010; 23-28-13-000000-023020; 23-28-13-000000-023020; 23-28-13-071000-000080; 23-28-13-071000-000080

MESSAGE:

Mr. Preston will be in attendance at the November 18, 2021 LDDA Board of Directors' Meeting. At that time, Mr. Preston will present the project and address any questions or concerns. The development team has gone through the City's DRT process and appears to have addressed the comments from the DRT in the submitted site plan. Chuck Barnby, Business Development & Transportation Manager, Community & Economic Development, plans to attend the LDDA meeting to address and comments.

Attached is the LDDA Design Review Application, the narrative of the project as submitted by the applicant, and the supporting documents. Upon staff review, the development appears to be in compliance with the LDDA Design Guidelines.

LDDA New Construction Design Review Application

Please review the LDDA Design Guidelines prior to submitting application. Contact LDDA staff to review project prior to submission.

LDDA • 117 N. Kentucky Ave • Lakeland FL 33801

Julie Townsend, Executive Director • 863.687.8910 • jtownsend@LDDA.org

***New Construction:** LDDA staff is part of the City's Concept Review and Site Plan Review for Downtown new construction projects. Building design concepts can also be review at concept review for LDDA Design Guidelines compliance.

☒ City of Lakeland Concept Review completed

☐ City of Lakeland Site Plan Review completed

Applicant Name: **Robert N. Preston**

Applicant Contact information (address, phone, email)

**115 PERIMETER CENTER PL, SUITE 1000
ATLANTA, GA 30346**

MOBILE PHONE: 770-330-3412; EMAIL rpreston@theprestonpartnership.com

Project Name: **LAKE WIRE APARTMENTS DEVELOPMENT**

Project Address/Location: **608 PROSPECT ST, LAKELAND, 33815**

Parcel Identification Number(s): **23-28-13-000000-023010; 23-28-13-000000-023020;
23-28-13-000000-023020; 23-28-13-071000-000080;**

Project Type: **23-28-13-071000-000080**

☐ Office ☐ Residential ☐ Retail ☒ Mixed Use

How does your project address the following elements of Good Urban Design/conform to the LDDA Design Guidelines? If variances are requested, please describe in detail the request and the justification for the variance request. Please provide narrative on separate sheet.

Summary of Basic Design Guidelines

Addressing the Street – All new construction and alterations should build to their front (public right of way) property line - usually the inside edge of the public sidewalk. If a gap exists between the property line and the existing streetscaped sidewalk, it should be filled in with identical or compatible paving (not landscaping), essentially widening the sidewalk.

Filling the Site – All new construction and alterations should fully fill the site (property) with building, without creating setbacks from any property line. Exceptions should be limited to the rear property line whenever

possible. An example would be outside loading and/or parking areas that are created at the rear of the building, but not to the side(s).

Articulating the Building Façade – Recognizing the need to respond to pedestrians instead of automobiles, building facades should be “broken down” into visually manageable sections of approximately 20-30 feet in width. Following traditional design principles, the ground floor should be visually distinguished from the upper floors and the roofline distinguished from the remainder of the façade, even if it is a flat roof. Awnings should be incorporated over storefronts, again broken into no more than 20 to 30 foot sections.

Creating Transparency – At least 50% of the ground floor façade(s) should be transparent, preferably using traditional glass storefronts. Glass should have little reflectivity but instead be transparent to the outside viewer.

Downtown Residential – When residential uses are developed, they should occur on the second floor and above, leaving a portion of the useable space on the ground floor for retail, restaurant, service and/or office uses. The design principle of distinguishing the ground floor from upper floors applies here as well. Ground floor residential (100%) can and should be allowed in downtown residential (non-commercial) districts.

Building Height - Building height will be determined primarily by the marketplace. And, height limitations set by zoning can receive a variance if justified. However, the vast majority of Downtown Lakeland buildings are from two to four stories in height, creating a human-scaled environment that is comfortable and enhances the street experience.

To maintain and extend this scale and character, buildings should be at least two stories in height or at least appear to be. Alternatively, tall buildings need only set back their upper levels to eliminate their out-of-scale height impact on the pedestrian.

Site and Landscape - The City of Lakeland’s Land Development Code contains requirements for site development and landscaping in Article 4.

<http://www.lakelandgov.net/departments/community-development/land-developmentcode/>

While the City is responsible for improvements within the public right of way downtown, property owners should use landscape and hardscape materials to screen and enhance those parts of their property that are not covered by building. This includes parking lots, loading areas, retention areas, mechanical equipment and trash containers. To the extent possible, this “infrastructure” should not be visible from the street(s). What is most important is buffering the public sidewalk and this is best done with tree canopy, creating a “three dimensional” separation of public and private areas. Fences or high walls should not be used here, but may be used on side and rear property lines and to screen dumpsters and the like. Chain link fencing is not allowed along property lines. Instead, use traditional “picket” or “board on board” fencing made of durable materials, but not wood. If chain link must be used on the site to secure equipment, etc., it should be powder coated or vinyl coated and not “raw” or “natural” metal.

LAKE WIRE

Lakeland, FL

November 8th, 2021



View 01



View 02



View 03

Entrance - View from Kathleen Rd & Prospect St



View 04



View 05



View 05

608 Prospect St, Lakeland, Florida 33815



Volume 1
11/08/2021

ARCHITECT
The Preston Partnership, LLC
115 Perimeter Center Place, Suite 1000
Atlanta, Georgia 30346
Contact: Andrew Butler
Tel. 478.542.4599

CLIENT
Carter
1440 Dutch Valley Place, Suite 1200,
Atlanta, Georgia 30324
Contact: Cody Blackburn
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LANDSCAPE ARCHITECT
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Contact: Joseph Kolb
Tel. 407.965.0502

CIVIL ENGINEER
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SEAL

PROJECT



CARTER

LAKE WIRE
608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE	
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DATE	11/08/2021
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JOB NUMBER	2043805
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SHEET TITLE
COVER SHEET - VOLUME 1

SHEET NUMBER

COMMENTS

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**1440 Dutch Valley Place, Suite 1200
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Contact: Cody Blackburn
Tel: 813.810.5912**

CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH THE APPLICABLE CODES OR STATUTES WHETHER OR NOT SPECIFICALLY REFERENCED IN THE CONSTRUCTION DOCUMENTS.

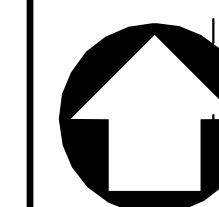
THE DRAWINGS FOR THIS PROJECT ARE THE PROPERTY OF [THE PRESTON PARTNERSHIP, LLC, OR PRESTON ARCHITECTS, PC]. COPIES OF THE DRAWINGS MAY BE USED ONLY BY THE OWNER TO CONSTRUCT AND OCCUPY THIS PROJECT. NEITHER THE DRAWINGS NOR THE DESIGN INDICATED ON THE DRAWINGS MAY BE REPRODUCED NOR USED FOR ANY OTHER PROJECT OR PURPOSE. [THE PRESTON PARTNERSHIP, LLC, OR PRESTON ARCHITECTS, PC] ACCEPTS RESPONSIBILITY ONLY FOR THOSE DRAWINGS WHICH HAVE AN ORIGINAL SEAL, SIGNATURE, CONSTRUCTION ISSUE DATE AND DATE OF FINAL REVISIONS FOR THE DRAWINGS.

CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH THE APPLICABLE CODES OR STATUTES WHETHER OR NOT SPECIFICALLY REFERENCED IN THE CONSTRUCTION DOCUMENTS.

THE BUILDING SHALL BE IN COMPLIANCE WITH THE FOLLOWING CODES:

2017 FLORIDA BUILDING CODE, SIXTH EDITION
2017 FLORIDA BUILDING CODE, SIXTH EDITION, PLUMBING
2017 FLORIDA BUILDING CODE, SIXTH EDITION, MECHANICAL
2017 FLORIDA BUILDING CODE, SIXTH EDITION, FUEL GAS
2014 NATIONAL ELECTRICAL CODE
2017 FLORIDA BUILDING CODE, SIXTH EDITION, ENERGY CONSERVATION
2017 FLORIDA BUILDING CODE, SIXTH EDITION, ACCESSIBILITY

VICINITY MAP



VOLUME 1

			SHEET INDEX					
SHEET	SHEET NAME		LDDA SUBMITTAL	CONCEPTUAL DESIGN PACKAGE	SCHMATIC DESIGN PACKAGE	DESIGN DEVELOPMENT PACKAGE	PERMIT/ GMP PACKAGE	ISSUED FOR CONSTRUCTION PACKAGE
				xx.x.xxxx	xx.x.xxxx	xx.x.xxxx	xx.x.xxxx	xx.x.xxxx
ARCHITECTURE								
CS-01	COVER SHEET - VOLUME 1		•					
CS-02	SHEET INDEX		•					
ARCHITECTURE								
SP-01	ARCHITECTURAL SITE PLAN		•					
STRUCTURE								
AR-01	ARCHITECTURAL RENDERING		•					
AR-02	ARCHITECTURAL RENDERING		•					
AR-03	ARCHITECTURAL RENDERING		•					
MECHANICAL								
A1-11	BLDG TYPE 1 - LEVEL 01 FLOOR PLAN		•					
A1-21	BLDG TYPE 2 - LEVEL 01 FLOOR PLAN		•					
ELECTRICAL								
A4-01	BUILDING TYPE 1 FRONT AND REAR ELEVATIONS		•					
A4-02	BUILDING TYPE 1 SIDE ELEVATIONS		•					
A4-03	BUILDING TYPE 2 FRONT AND REAR ELEVATIONS		•					
A4-04	BUILDING TYPE 2 SIDE ELEVATIONS		•					
A4-05	RETAIL ELEVATIONS		•					
CLUBHOUSE								
CHT-01	CLUBHOUSE FLOOR PLAN		•					
CH4-01	CLUBHOUSE ELEVATIONS		•					
CH4-02	CLUBHOUSE ELEVATIONS		•					

PRESTON

ARCHITECT

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SEAL

PROJECT



SHEET HISTORY

[illegible]

ISSUE

ATE

11/08/2021

JOB NUMBER

2043805

SHEET TITLE

SHEET INDEX

SHEET NUMBER

CS-02

COMMENTS

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2 AERIAL VIEW OF SITE
NOT TO SCALE



1 MAIN ENTRY INTO SITE
NOT TO SCALE

PRESTON

ARCHITECT

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LANDSCAPE ARCHITECT

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SEAL

PROJECT



LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE

DATE _____

11/08/2021

JOB NUMBER

2043805

SHEET TITLE

ARCHITECTURAL RENDERING

SHEET NUMBER

AR-01

COMMENTS



2 PHASE 1 RESIDENTIAL
NOT TO SCALE

NOT TO SCALE



1 PHASE 1 RESIDENTIAL
NOT TO SCALE

NOT TO SCALE

PRESTON

ARCHITECT

The Preston Partnership, LLC
115 Perimeter Center Place, Suite 1000
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Contact: Andrew Butler
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CLIENT

Carter
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MEP ENGINEER

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SEAL

PROJECT



CARTER

LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE	

DATE	11/08/2021
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JOB NUMBER	2043805
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SHEET TITLE
ARCHITECTURAL RENDERING

SHEET NUMBER **1500**

COMMENTS

© The Preston Partnership, LLC

SEAL

PROJECT



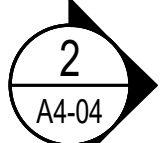
CARTER

LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

[illegible]

ISSUE	
DATE	11/08/2021
NO NUMBER	2043803
SHEET TITLE	BLDG TYPE 1 - LEVEL 01 FLOOR PLAN
SHEET NUMBER	A1-11
COMMENTS	



1 BLDG TYPE 2 - LEVEL 01 FLOOR PLAN TOTAL SF: 21,750 FLOOR PLATE AREA
SCALE: 1/8" = 1'-0"

[illegible]

[illegible]

DATE	11/08/2021
JOB NUMBER	2043805
SHEET TITLE	BUILDING TYPE 1 FRONT AND REAR ELEVATIONS
SHEET NUMBER	A4-01
COMMENTS	



ISSUE	
-------	--

JOB NUMBER 2043805

SHEET NUMBER	A4-02
COMMENTS	



PROJECT



ISSUE

DATE _____

11/08/2021

JOB NUMBER

2043805

SHEET TITLE
**BUILDING TYPE 2 FRONT AND
REAR ELEVATIONS**

SHEET NUMBER

A4-03

COMMENTS



SUE

OB NUMBER	2043805
-----------	---------

SHEET NUMBER **A405**

COMMENTS



TOTAL SF: 5,541 SF

SEALPROJECT 

CARTER
LAKE WIRE
608 Prospect St.
Lakeland, Florida
For Carter

[illegible]SUEDATE _____JOB NUMBER


SHEET TITLE

SHEET NUMBER **0111 01**COMMENTS



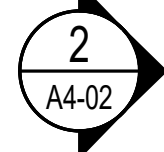
SEAL

PROJECT


CARTER
LAKE WIRE
608 Prospect St,
Lakeland, Florida
For Center

[illegible]

DATE	11/08/2021
JOB NUMBER	2043805
SHEET TITLE	CLUBHOUSE ELEVATIONS
SHEET NUMBER	CH4-02
COMMENTS	



SEAL

PROJECT


CARTER
LAKE WIRE
608 Prospect St
Lakeland, Florida 33815
For Carter

[illegible]

SUE

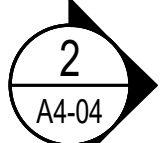
11/08/2021

DB NUMBER 2043805

SHEET TITLE
BLDG TYPE 1 - LEVEL 01 FLOOR
PLAN

SHEET NUMBER **A1111**

COMMENTS



1 BLDG TYPE 2 - LEVEL 01 FLOOR PLAN TOTAL SF: 87,000 FLOOR PLATE AREA
SCALE: 1/8" = 1'-0"

[illegible]







The logo for Carter Lake Wire. It features the word "PROJECT" in a small, black, sans-serif font at the top left. To its right is a stylized "C" logo composed of a blue arc at the top and a yellow arc at the bottom, with a small black dot at the center. Below the "C" logo is the word "CARTER" in a large, bold, black, sans-serif font. At the bottom left of the logo area is the text "LAKE WIRE" in a large, bold, black, sans-serif font. Below "LAKE WIRE" is the address "608 Prospect St", "Lakeland, Florida 33815", and "For Carter" in a smaller, black, sans-serif font.

ISSUE	
DATE	11/08/2021
JOB NUMBER	2043805
SHEET TITLE	BUILDING TYPE 2 FRONT AND REAR ELEVATIONS
SHEET NUMBER	A4-03
COMMENTS	



SUE	
DATE	11/08/2021

SHEET TITLE	BUILDING TYPE 2 SIDE ELEVATIONS
-------------	---------------------------------

SHEET NUMBER	A4-04
COMMENTS	



PROJECT



CARTER

LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SUE

2043805

SHEET NUMBER **A4-05**

COMMENTS



2 AERIAL VIEW OF SITE
NOT TO SCALE

NOT TO SCALE



1 MAIN ENTRY INTO SITE
NOT TO SCALE

NOT TO SCALE

PRESTON

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SEAL

PROJECT



LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE

DATE _____

11/08/2021

JOB NUMBER

2043805

SHEET TITLE

ARCHITECTURAL RENDERING

SHEET NUMBER

AR-01

COMMENTS



2 PHASE 1 RESIDENTIAL
NOT TO SCALE



1 PHASE 1 RESIDENTIAL
NOT TO SCALE

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SEAL

PROJECT



LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

SUE

DATE	11/08/2021
JOB NUMBER	2043805

SHEET TITLE

ARCHITECTURAL RENDERING

SHEET NUMBER

AR-02

COMMENTS

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2 CLUBHOUSE/LEASING AMENITY
NOT TO SCALE



1 RETAIL ALONG KATHLEEN RD
NOT TO SCALE

PRESTON

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SEAL

PROJECT



LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE	

DATE _____

11/08/2021

JOB NUMBER

2043805

SHEET TITLE

ARCHITECTURAL RENDERING

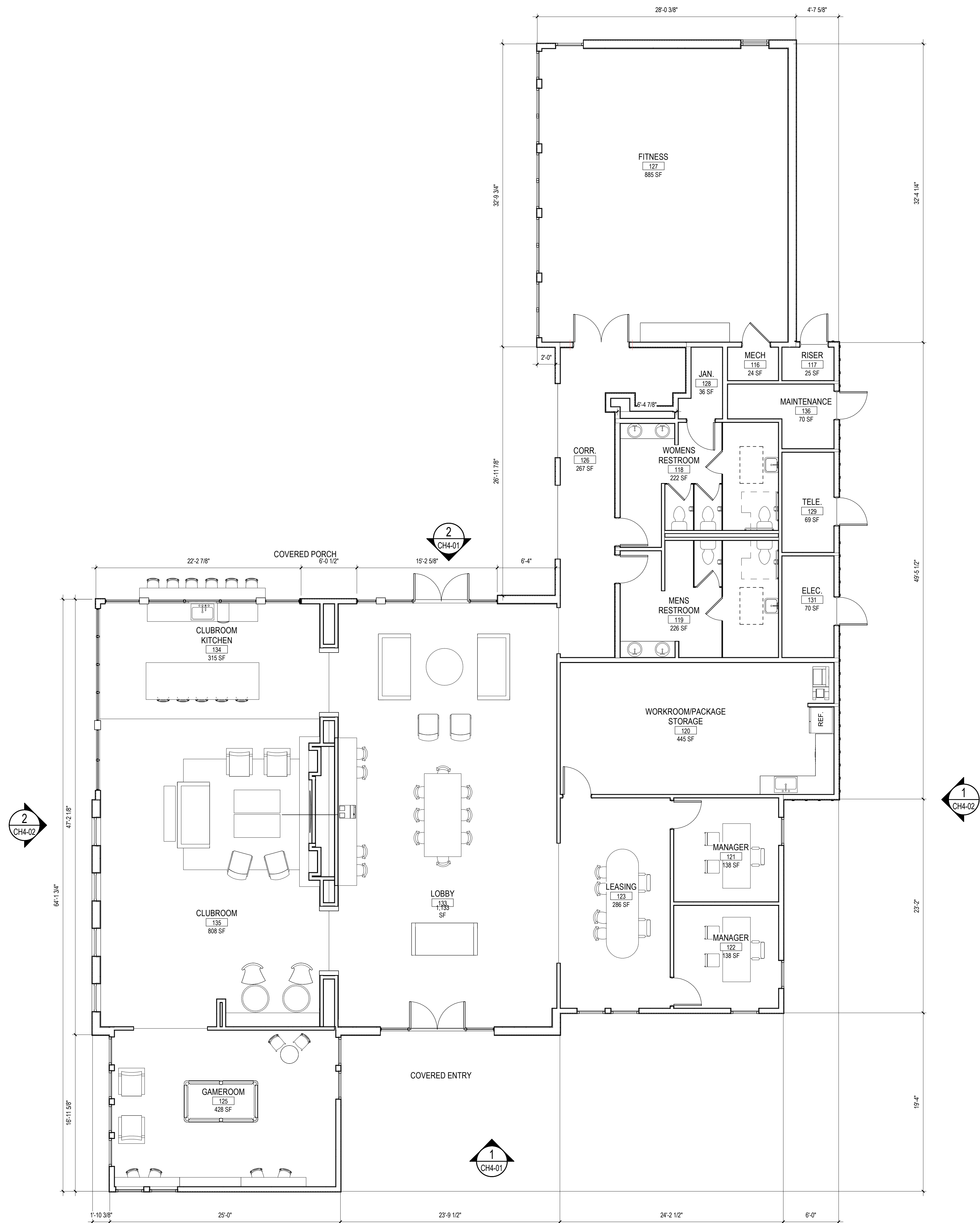
SHEET NUMBER

AR-03

COMMENTS

[illegible]

SHEET NUMBER	2043803
SHEET TITLE	CLUBHOUSE FLOOR PLAN
DATE	11/08/2021
COMMENTS	CH1-01



1 CLUBHOUSE - LEVEL 01 PLAN
SCALE: 3/16" = 1'-0"

TOTAL SF: 5,541 SF




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SEAL

PROJECT



CARTER

LAKE WIRE

608 Prospect St,
Lakeland, Florida
For Carter

[illegible]

ISSUE	
DATE	11/08/2021
JOB NUMBER	2043805
SHEET TITLE	CLUBHOUSE ELEVATIONS
SHEET NUMBER	CH4-02
COMMENTS	

608 Prospect St, Lakeland, Florida 33815



Volume 1
11/08/2021

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SEAL

PROJECT



CARTER

LAKE WIRE
608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE

DATE	11/08/2021
------	------------

JOB NUMBER 2043805

SHEET TITLE	COVER SHEET - VOLUME 1
-------------	------------------------

SHEET NUMBER **CS-01**

COMMENTS

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CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH THE APPLICABLE CODES OR STATUTES WHETHER OR NOT SPECIFICALLY REFERENCED IN THE CONSTRUCTION DOCUMENTS.

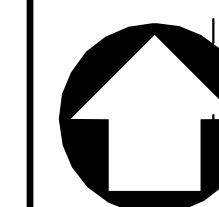
THE DRAWINGS FOR THIS PROJECT ARE THE PROPERTY OF [THE PRESTON PARTNERSHIP, LLC OR PRESTON ARCHITECTS, PC]. COPIES OF THE DRAWINGS MAY BE USED ONLY BY THE OWNER TO CONSTRUCT AND OCCUPY THIS PROJECT. NEITHER THE DRAWINGS NOR THE DESIGN INDICATED ON THE DRAWINGS MAY BE REPRODUCED NOR USED FOR ANY OTHER PROJECT OR PURPOSE. [THE PRESTON PARTNERSHIP, LLC OR PRESTON ARCHITECTS, PC] ACCEPTS RESPONSIBILITY ONLY FOR THOSE DRAWINGS WHICH HAVE AN ORIGINAL SEAL, SIGNATURE, CONSTRUCTION ISSUE DATE AND DATE OF FINAL REVISIONS FOR THE DRAWINGS.

CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH THE APPLICABLE CODES OR STATUTES WHETHER OR NOT SPECIFICALLY REFERENCED IN THE CONSTRUCTION DOCUMENTS.

THE BUILDING SHALL BE IN COMPLIANCE WITH THE FOLLOWING CODES:

2017 FLORIDA BUILDING CODE, SIXTH EDITION
2017 FLORIDA BUILDING CODE, SIXTH EDITION, PLUMBING
2017 FLORIDA BUILDING CODE, SIXTH EDITION, MECHANICAL
2017 FLORIDA BUILDING CODE, SIXTH EDITION, FUEL GAS
2014 NATIONAL ELECTRICAL CODE
2017 FLORIDA BUILDING CODE, SIXTH EDITION, ENERGY CONSERVATION
2017 FLORIDA BUILDING CODE, SIXTH EDITION, ACCESSIBILITY

VICINITY MAP



VOLUME 1

SHEET INDEX									
SHEET	SHEET NAME	LDA SUBMITAL	xx.xx.xxxx CONCEPTUAL DESIGN PACKAGE	xx.xx.xxxx SCHEMATIC DESIGN PACKAGE	xx.xx.xxxx DESIGN DEVELOPMENT PACKAGE	xx.xx.xxxx PERMIT PACKAGE	xx.xx.xxxx ISSUED FOR CONSTRUCTION PACKAGE		
ARCHITECTURE									
SP-01	ARCHITECTURAL SITE PLAN	•							
AR-01	ARCHITECTURAL RENDERING	•							
AR-02	ARCHITECTURAL RENDERING	•							
AR-03	ARCHITECTURAL RENDERING	•							
A1-11	BLDG TYPE 1 - LEVEL 01 FLOOR PLAN	•							
A1-21	BLDG TYPE 2 - LEVEL 01 FLOOR PLAN	•							
A4-01	BUILDING TYPE 1 FRONT AND REAR ELEVATIONS	•							
A4-02	BUILDING TYPE 1 SIDE ELEVATIONS	•							
A4-03	BUILDING TYPE 2 FRONT AND REAR ELEVATIONS	•							
A4-04	BUILDING TYPE 2 SIDE ELEVATIONS	•							
A4-05	RETAIL ELEVATIONS	•							
CH1-01	CLUBHOUSE FLOOR PLAN	•							
CH4-01	CLUBHOUSE ELEVATIONS	•							
CH4-02	CLUBHOUSE ELEVATIONS	•							

PRESTON

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SEAL

PROJECT



SHEET HISTORY

[illegible]

ISSUE

ATE

11/08/2021

JOB NUMBER

2043805

SHEET TITLE

SHEET INDEX

SHEET NUMBER

CS-02

COMMENTS

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SITE LEGEND

PROPERTY LINE

BUILDING SETBACK

ACCESSIBLE ROUTE - SEE SHEET ASP-0

FIRE TRUCK ACCESS

30'

EXISTING CONTOUR LINE

ASSUMED PROPERTY LINE

2-HOUR FIRE RATED WALL

394'-0"

FINISHED GRADING ELEVATION

BUILDING FOOTPRINT

T

PROPOSED TRANSFORMER LOCATION

GENERAL NOTES

1. ALL BUILDINGS TO BE SPRINKLERED NFPA13R
2. CURRENT ZONING IS C-6 DOWNTOWN COMMERCIAL DISTRICT WITHIN URBAN CENTER
3. CONCEPT SITE PLAN SHOWING A MIX OF USES DEVELOPED BY THE LAKE VIEW DEVELOPMENT COMPANY PREVIOUSLY IS CURRENTLY NOT VIABLE DUE TO MARKET CONDITIONS. SEE WRITTEN RESPONSE BY YMB.
4. INSIDE TURNING RADIUS OF FIRE DEPARTMENT ACCESS ROAD SHALL BE A MINIMUM OF 35 FEET AS REQUIRED BY THE CITY OF LAKELAND FIRE DEPARTMENT FOR BUILDINGS THREE (3) STORIES OR MORE.
5. NOTE THAT ANGLED PARKING IS NOT INCLUDED IN TOTAL FOR REQUIRED PARKING.
6. NOTE THAT PHASE 1 IS FOR APPROVAL WHILE PHASE 2 IS SUBJECT TO CHANGE.

SITE DATA

PHASE 1A: 1.86 ACRES	
BUILDINGS 500 & 600	
1- STORY RETAIL	7,500 SF EACH (15,000 SF TOTAL)
PHASE 1B: 10.33 ACRES	
ADJUTANT BUILDING	
LEASING OFFICE/CLUBHOUSE	6,000 SF TOTAL
4- STORY RESIDENTIAL	
87,000 SF FLOORPLANE AREA	
X4 LEVELS	= 340,000 SF
X85% EFFICIENCY	= 295,500 SF
-6% BALCONIES	= 270,025 SF
= 300 UNITS	
PHASE 1 UNIT TOTAL	= 300 UNITS
PHASE 2: 8.18 ACRES	
BUILDING 700	
5- STORY AND 4- STORY RESIDENTIAL	30,000 SF FLOORPLANE AREA
X4 LEVELS	= 120,000 SF
+13,000 GROUND LEVEL	= 133,000 SF
X80% EFFICIENCY	= 113,050 SF
-6% BALCONIES	= 105,267 SF
= 116 UNITS	
X1/15 SF AVERAGE UNIT SIZE	
40 DECK PARKING AT	
BUILDINGS 800 & 1000	
4- STORY RESIDENTIAL	45,000 SF FLOORPLANE AREA
X4 LEVELS	= 180,000 SF
X85% EFFICIENCY	= 153,000 SF
-6% BALCONIES	= 143,620 SF
= 127 UNITS	
X1/15 SF AVERAGE UNIT SIZE	
BUILDING 1100	
FUTURE OUT PARCEL	
BUILDING 800	
5- STORY BUILDING	15,000 SF RETAIL
4- STORY RESIDENTIAL	25,000 SF FLOORPLANE AREA
X4 LEVELS	= 100,000 SF
X85% EFFICIENCY	= 85,000 SF
-6% BALCONIES	= 79,800 SF
= 117 UNITS	
X1/15 SF AVERAGE UNIT SIZE	
PHASE 2 UNIT TOTAL	= 330 UNITS
TOTAL UNIT COUNT	= 630 TOTAL UNITS

PARKING DATA

PHASE 1A - 1.36 ACRES
 REQUIRED RETAIL PARKING: 1 SP/300 GFA
 15,000 SF 3000 SF = 50 SPACES MIN
 +10% MAX = 55 SPACES MAX
 PROVIDED PARKING: 52 SPACES

PHASE 1B - 10.33 ACRES
 REQUIRED MF PARKING: 1 SP/DU
 100 DU X 1 SP/DU = 300 SPACES MIN
 +10% MAX = 330 SPACES MAX
 498 TOTAL - 158 ON STREET = 338 TOTAL
 498 SPACES/300 UNITS = 1.66 SP/DU
 498 SPACES/2452 B1 BEDS = .452 BEDS
 498 SPACES/452 B2 BEDS = 1.11 SP/BED

TOTAL PHASE 1
 REQUIRED:
 300 SPACES + 50 SPACES = 350 SP MIN
 330 SPACES + 55 SPACES = 385 SP MAX
 PROVIDED: 52 SPACES

PHASE 2 - 8.18 ACRES
 REQUIRED RETAIL PARKING: 1 SP/300 GFA
 15,000 SF 3000 SF = 50 SPACES MIN
 15,000 SF 5000 SF = 25 SPACES MAX
 PROVIDED PARKING: 55 SPACES

PHASE 3 - 3.41 ACRES
 REQUIRED MF PARKING: 1 SP/DU
 341 SPACES/300 UNITS = 1.03 SP/DU

PRESTON

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SEAL



CAD

LAKE WIRE

608 Prospect St
Lakeland, Florida 33815
For Carter

SHEET HISTORY

[illegible]

ISSUE

DATE	11/08/2021
JOB NUMBER	2043805
SHEET TITLE	ARCHITECTURAL SITE PLAN
SHEET NUMBER	SP-01
COMMENTS	



RISK MANAGEMENT & PURCHASING
1140 EAST PARKER STREET
LAKELAND, FL 33801

NOTICE
REQUEST FOR PROPOSAL
ARMED SECURITY SERVICES
FOR THE LAKELAND DOWNTOWN DEVELOPMENT AUTHORITY (LDDA)

November 17, 2021

RFP NO. 1344

Sealed proposals will be received by the Purchasing Manager, City of Lakeland, Florida, 1140 East Parker Street, Lakeland, Florida 33801 **until 2:00 p.m. – Friday – December 10, 2021.** Proposals received after this specified time and date will not be considered. The sealed proposals will be publicly opened and read aloud on the same date and time in the office of the Purchasing Manager for the following:

RFP Documents may be accessed by visiting our Website at <http://www.lakelandgov.net/purchasing> or by contacting the City of Lakeland Purchasing Division @ (863) 834-6780. RFP Documents are Required for Submittal. Any Respondent that Does Not Have a City of Lakeland Oracle iSupplier Number Should Visit the Above Website and Register as an Oracle Supplier.

THIS REQUEST FOR PROPOSAL IS SEEKING PROFESSIONAL ARMED SECURITY SERVICES FOR DOWNTOWN LAKELAND. SERVICES TO INCLUDE: MONITORING MUNN PARK, CITY OWNED PARKING GARAGES AND LOTS, ALLEYS, SIDEWALKS AND PRIVATE PROPERTY (AS VISIBLE FROM THE PUBLIC RIGHT OF WAY) DURING SPECIFIED HOURS THAT MAY VARY FROM DAY-TO-DAY AND/OR WEEK TO WEEK; IDENTIFYING INDIVIDUALS WHO MAY BE ENGAGED IN SPECIFIED BEHAVIORS, TAKING APPROPRIATE ACTION TO DETER SAID BEHAVIOR AND/OR NOTIFYING THE DOWNTOWN OFFICER AS APPROPRIATE; AND RESPONDING TO CALLS FROM DOWNTOWN BUSINESSES/OWNERS WHO HAVE IDENTIFIED PROBLEM AREAS.

THE PROPOSALS SUBMITTED SHALL BE IN COMPLETE ACCORDANCE WITH, WITHOUT LIMITATION, THIS REQUEST FOR PROPOSAL, THE ATTACHED CITY OF LAKELAND SPECIFICATIONS, ALL CODES AND REQUIREMENTS REFERENCED THEREIN.

Questions regarding this request for proposal should be **in writing** and should reference the above RFP number. Submit all questions to **Ms. Linda Alsbaugh, Purchasing Agent**, via e-mail at **purch@lakelandgov.net** or fax **(863) 834-6777.**

CLARIFICATION AND/OR EXCEPTIONS OF DOCUMENTATION

Bidders requiring clarification or having a dispute with these documents must advise the City Purchasing Division of the nature of the required clarification or basis of the dispute, in writing, no later than **December 3, 2021**. If no written contact has been made by this specified date, the Bidder waives the right to any future consideration and accepts the documents as published and/or revised by the City. **Additionally, submitting a signed bid shall be construed as a total compliance statement.** **Note:** Any use of brand names (manufacturer) in this invitation and specification is for Bidder convenience only and shall not limit this offering. Equal or better equipment and alternate bids may be given consideration.

FLORIDA PUBLIC RECORDS LAW

Respondent's submittal information shall be subject to Chapter 119, Florida Statutes, generally known as the "Florida Public Records Law." This statute provides that all documents, papers, records and similar material produced or received by an agency or political subdivision of the State are subject to public inspection and review under reasonable conditions and at reasonable times. Accordingly, unless specifically exempted by law, all bids and materials received with bids, marketing information, quotations, proposals, specifications, correspondence, forms, contracts, bonds, financial statements, prospectus, corporate resumes, product summaries, lab reports, inspection and test reports and any other such material will be considered a matter of public record. The City and its staff cannot regard any document, information or data as proprietary or confidential unless so advised by the City Attorney.

Additionally, should a Contractor enter into an Agreement with the City, the Contractor shall comply with Florida Statute Chapter 119, the Florida Public Records Act as it relates to records kept and maintained by Contractor in performance of services pursuant to this Agreement. In accordance with Florida Statute §119.0701, the Contractor shall keep and maintain public records required by the City in performance of services pursuant to the contract. Upon request from the City's custodian of public records, Contractor shall provide the City with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided pursuant to Florida Statute Chapter 119 or as otherwise provided by law. Contractor shall ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of the contract if the Contractor does not transfer the records to the City. Contractor shall, upon completion of the contract, transfer, at no cost, to the City all public records in possession of the Contractor or keep and maintain public records required by the City to perform services pursuant to the contract. If the Contractor transfers all public records to the City upon completion of the contract, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the Contractor keeps and maintains public records upon completion of the contract, the Contractor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the City, upon request from the City's custodian of public records, in a format that is compatible with the information technology systems of the City.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS: KEVIN COOK - DIRECTOR OF COMMUNICATIONS AT: PHONE: 863-834-6264, E-MAIL: KEVIN.COOK@LAKELANDGOV.NET, ADDRESS: ATTN: COMMUNICATIONS DEPARTMENT, 228 S. MASSACHUSETTS AVE., LAKELAND, FLORIDA 33801.

EXPARTE COMMUNICATION

Please note that to insure the proper and fair evaluation of a proposal the City of Lakeland prohibits exparte communication (i.e., unsolicited) initiated by the Respondent to the City Official or Employee evaluating or considering the proposals prior to the time a bid decision has been made. Communication between Respondent and the City will be initiated by the appropriate City Official or Employee in order to obtain information or clarification needed to develop a proper and accurate evaluation of the proposal. Exparte communication may be grounds for disqualifying the offending Respondent from consideration or award of the proposal, then in evaluation, or any future proposal.

INSURANCE AND SAFETY REQUIREMENTS

All insurance shall be secured from or countersigned by an agent or surety company recognized in good standing and authorized to do business in the State of Florida.

The Contractor shall, within ten (10) days of notification of award and prior to commencement of work, take out and maintain in full force and effect minimum insurance coverage as specified in the attached requirements. This insurance shall remain in force and effect throughout the duration of the contract.

A certificate of existing insurance coverage should be submitted with the proposal as proof of insurability. If the current coverage does not meet the RFP requirements, then the Respondent should request an affidavit of insurability from the Respondent's insurance agent that certifies the requirements can and will be met. Failure to provide adequate insurance coverage may be cause for disqualification as non-responsive to the RFP requirements. The Contractor agrees to accept and abide by the City of Lakeland safety regulations in complete accordance with the attached requirements.

INDEMNIFICATION AGREEMENT

The Contractor agrees to indemnify and hold harmless the City of Lakeland in complete accordance with the attached requirements. This agreement shall be signed, notarized and returned with the RFP submittal. Failure to provide the Hold Harmless Indemnification Agreement may be cause for disqualification as non-responsive to the RFP requirements.

DRUG-FREE WORKPLACE CERTIFICATION

By submitting a proposal in response to this Request for Proposal, you are certifying that your company is a drug-free workplace in accordance with Florida Statute 287.087.

SUSPENSION AND DEBARMENT CERTIFICATION

By submitting a bid in response to this Invitation to Bid, you are certifying that your company, pursuant to 49 CFR Part 29: (1) is not presently suspended or debarred as, and/or listed on the U.S. General Services Administration's System for Award Management (SAM) as such; and (2) will at all times remain eligible to bid for and perform the services subject to the requirements set forth herein and other applicable laws. Bidder agrees that any contract awarded to Bidder will be subject to termination by the City if Contractor or its subcontractors fail to comply or maintain such compliance.

PUBLIC ENTITY CRIMES

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a proposal on a contract to provide any goods or services to a public entity, may not submit a proposal on a contract with a public entity for the construction or repair of a public building or public work, may not submit proposals on leases of real property to a public entity, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in Section 287.017, for **CATEGORY TWO** for a period of 36 months from the date of being placed on the convicted vendor list.

CONFLICT OF INTEREST / STATEMENT OF NON-COLLUSION

The award hereunder is subject to Chapter 112, Florida Statutes. All respondents must disclose with their proposal the name of any officer, director, or agent who is also an employee of the City of Lakeland. Further, all respondents must disclose the name of any City of Lakeland employee who owns, directly or indirectly, an interest of five percent (5%) or more of the respondent's firm or any of its branches.

The respondent shall certify that he/she has not, either directly or indirectly, entered into any agreement, participated in any collusion, or otherwise taken any action in restraint of free competitive bidding in connection with the proposal and that the respondent is not financially interested in, or otherwise affiliated in a business way with any other respondent on the same land or improvements.

ADDENDA

It is the Respondent's responsibility to contact the Purchasing Division prior to submitting a proposal to ascertain if any addenda have been issued, to obtain all such addenda and return executed addenda with the proposal.

The failure of a Respondent to submit acknowledgement of any addenda that affects the proposal price(s) may be considered an irregularity and may be cause for rejection of the proposal.

LOCAL VENDOR PREFERENCE

A copy of City's Local Preference Policy, Ordinance No. 5850 dated November 16, 2020 is attached.

A Local Business shall be defined as a vendor, supplier or contractor that: (i) conducts business within the jurisdictional limits of Lakeland Electric's service territory by providing goods, services or construction; (ii) maintains a physical business location within the jurisdictional limits of Lakeland Electric's service territory in an area legally zoned for conducting such business; (iii) conducts business on a daily basis from the local business location; (iv) has conducted business from such location for at least twelve (12) consecutive months prior to the due date for the applicable bid or proposal; and (v) provides a copy of its local business tax receipt, if located within the City of Lakeland, or a copy of its Polk County local business tax receipt, if located outside of the City limits but within Lakeland Electric's service territory.

BID PROTEST PROCEDURE

The City's procedure on bid disputes is located in the City's Purchasing Manual, and can be found at <https://www.lakelandgov.net/departments/purchasing/bid-dispute-policy>.

TERMS AND CONDITIONS OF AGREEMENT

A copy of the agreement to be entered into with the successful Respondent is included with this RFP as Attachment "A", should the City require such.

ORACLE iSUPPLIER AND SOURCING

In addition to accepting 'hard copy' competitive sealed bids, proposals and qualifications, the City of Lakeland uses Oracle's iSupplier and Sourcing to administer the competitive solicitation process, including but not limited to soliciting quotes, sealed bids, proposals, and qualifications, issuing addenda, posting results and issuing notification of an intended decision. Bidders are strongly encouraged to familiarize themselves well in advance of their intention of submitting a proposal to ensure familiarity with the use of Oracle iSupplier and Sourcing. The City shall not be responsible for a Bidder's inability to submit a proposal by the end date and time for any reason, including issues arising from the use of Oracle iSupplier and Sourcing.

It is the sole responsibility of the Bidder to ensure that their response is submitted via hard copies and reach the Purchasing Manager, City of Lakeland, Florida, 1140 E. Parker St., Lakeland, Florida 33801, no later than the time and date specified in this solicitation.

RFP SUBMITTAL

An unbound original, five (5) copies (collated in sets), and an electronic copy (CD or flash drive) of the proposal form supplied by the City of Lakeland and all required RFP submittal data including any Respondent generated specifications, drawings, etc., shall be enclosed within a sealed envelope with the words, **“Sealed RFP No. 1344 – Armed Security Services for the Lakeland Downtown Development Authority”** and the Respondent’s name and address clearly shown on the outside thereof. **Submittals received with less than the above mentioned or not submitted on the City of Lakeland Proposal Sheets may be disqualified as non-responsive.**

Mailed proposals must be received in the office of the Purchasing Manager not later than the time set forth for RFP opening. The City of Lakeland, Florida will not be responsible for any lost or late arriving proposals sent via the U.S. Postal Service or other delivery services.

The City of Lakeland at its sole discretion reserves the right to waive technicalities or irregularities, to reject any or all proposals, and/or to accept that proposal which is in the best interest of the City. The award of this proposal, if made, may be based on considerations other than total cost and may be awarded based on various considerations, including without limitation; Respondent’s experience and/or qualifications, past experience, administrative cost, standardization, technical evaluation and oral and/or written presentations as required. The City reserves the right to accept all or part, or to decline the whole, and to award this RFP to one (1) or more Respondents. There is no obligation to buy. The RFP, if awarded, will be in the judgement of the City the most responsive to the City’s needs. The City of Lakeland encourages the use of minority and women-owned businesses as subcontractors or in joint venture arrangements.

City of Lakeland, Florida

Mark D. Raiford, CPPB
Purchasing Manager

PROPOSAL SHEET:
ARMED SECURITY SERVICES

FOR THE LAKELAND DOWNTOWN DEVELOPMENT AUTHORITY (LDDA)

November 17, 2021

RFP NO. 1344

THIS RFP SHALL BE VALID FOR SIXTY (60) DAYS FROM DATE OF OPENING

Company Name _____

*Company Address _____

City _____ State _____ Zip _____

***If claiming Local Vendor Preference, a valid Local Business Tax Receipt must be provided at the time the response is submitted in order to qualify for such consideration.**

Telephone (_____) _____ Fax (_____) _____

E-Mail Address _____

The following RFP is in strict accordance with the City of Lakeland Request for Proposal No. 1344, dated November 17, 2021 and all attachments as referenced therein.

“I hereby certify that I understand and am aware that the City of Lakeland at its sole discretion reserves the right to waive technicalities or irregularities, to reject any or all proposals, and/or to accept that proposal which is in the best interest of the City. The award of this RFP, if made, may be based on considerations other than total cost and may be awarded based on various considerations, including without limitation; Respondent’s experience and/or qualifications, past experience, administrative cost, standardization, technical evaluation and oral and/or written presentations as required. The City reserves the right to accept all or part, or to decline the whole, and to award this RFP to one (1) or more Respondents. There is no obligation to buy. The RFP, if awarded, will be in the judgement of the City the most responsive to the City’s needs. The City of Lakeland encourages the use of minority and women-owned businesses as subcontractors or in joint venture arrangements.

If claiming Local Vendor Preference, I certify that the company satisfies each of the following criteria at the time of their submission of a response to the solicitation necessary to qualify as a “Local Business”: a vendor, supplier or contractor that: (i) conducts business within the jurisdictional limits of Lakeland Electric’s service territory by providing goods, services or construction; (ii) maintains a physical business location within the jurisdictional limits of Lakeland Electric’s service territory in an area legally zoned for conducting such business; (iii) conducts business on a daily basis from the local business location; (iv) has conducted business from such location for at least twelve (12) consecutive months prior to the due date for the applicable bid or proposal; and (v) provides a copy of its local business tax receipt, if located within the City of Lakeland, or a copy of its Polk County local business tax receipt, if located outside of the City limits but within Lakeland Electric’s service territory.”

Please put an “X” or mark N/A: _____ Local Business

Note: If claiming Local Vendor Preference, a valid Local Business Tax Receipt must be provided at the time the response is submitted in order to qualify for such consideration.

Company Name

Authorized Signature

Date Signed

Name of Contact for Questions
(Please Print or Type)

Telephone No. of Contact

Request for Proposals

Armed Security Services for Downtown Lakeland

Downtown Lakeland is the central business district for the City of Lakeland consisting of historic structures, public spaces, and new construction. This mixed-use district consists of restaurants, retail, service businesses, offices, non-profits, financial institutions and municipal offices. Because of the urban design, public spaces and public right of way are abundant and often adjacent to private property and businesses.

The service area include in the scope of the RFQ would consist primarily of the Munn Park Historic District as seen on the attached map. The LDDA district is a much larger area, and service may be negotiated to expand beyond the Munn park Historic District in the future.

The LDDA was created by a special act of the State Legislature in 1977 upon request of local leaders. Downtown Lakeland had declined just as other downtowns and consultants suggested this organized method of addressing redevelopment. The LDDA is a special taxing district - we levy up to 2 mills tax on real property within our district. Downtown property owners voted in 1978 to levy the tax on themselves and no subsequent votes have been held on this issue. A seven-member board governs the agency. Six of the members elected by district property owners and the seventh is a City Commissioner appointed by the Mayor.

The CRA designation is provided for by general State law and was given to the LDDA by the City Commission in 1979. In 2000, the City Commission became the CRA, with the LDDA acting as an advisor for the CRA funds. In 2009 the CRA Advisory Board added 3 additional appointed members. The LDDA's 2 mill now generates about \$250,000.00 and the CRA's tax increment contributes another \$800,000.00 annually. This compares to \$0 in 1978.

The LDDA receives no operating funds from the City, but the City has provided all of the capital dollars for public improvements and continues to maintain the downtown as they have historically.

The staff consists of an Executive Director and a part-time Administrative Assistant.

Our most effective role has been as an advocate for downtown and its investors. We lobby the City to make physical improvements according to a plan they and we adopted.

Goal:

There are certain behaviors that Downtown business/property owners would like to cease in Downtown. We'd like to focus on finding solutions to thwart and/or prevent the behaviors we do not want to see.

As a community, we have standards for behaviors in public spaces. We believe all of the behaviors listed below violate the standards of public behavior at least for urban, mixed use centers.

Amplified music
Verbal fighting
Physical fighting

Public urination and defecation
Phone charging on private buildings
Panhandling
Smoking weed/drug use/alcoholic beverages
Littering
All day loitering in the same location
Piles of belongings – suitcases, trash bags, etc.
Shopping carts
Shirtless people
Sleeping in doorways, alcoves, park benches
Loitering in storefronts, particularly during bad weather
Sitting/laying on sidewalks/active walkways
Indecent exposure
Amplified voice (as in an individual “soapboxing or chanting” on the corner)

We understand that private security is not law enforcement. Security cannot issue trespass warnings or make arrests. Our goal is to prevent the behaviors that would warrant a TWA or arrest by having a security presence that disrupts these behaviors.

Services to include:

Monitoring Munn Park, City owned parking garages and lots, alleys, sidewalks and private property (as visible from the public right of way) during specified hours that may vary from day-to-day and/or week to week.

Identifying individuals who may be engaged in the above behaviors, taking appropriate action to deter said behavior and/or notifying the Downtown officer as appropriate. Respond to calls from Downtown businesses/owners who have identified problem areas.

Proposals, at a minimum, should address:

1. What armed security services are provided?
2. What are the backgrounds of the security personnel?
3. Do you provide both vehicle patrol and foot patrol?
4. Describe current security services you provide that may be considered similar to the security request we are making?

INSURANCE REQUIREMENTS

Downtown Lakeland Security

STATEMENT OF PURPOSE

The City of Lakeland (the "City") from time to time enters into agreements, leases and other contracts with Other Parties (as hereinafter defined).

Such Agreements shall contain at a minimum risk management/insurance terms to protect the City's interests and to minimize its potential liabilities. Accordingly, the following minimum requirements shall apply:

CITY DEFINED

The term City (wherever it may appear) is defined to mean the City of Lakeland itself, its Commission, employees, volunteers, representatives and agents.

OTHER PARTY DEFINED

The term Other Party (wherever it may appear) is defined to mean the other person or entity which is the counter-party to the Agreement with the City and any of such Other Party's subsidiaries, affiliates, officers, employees, volunteers, representatives, agents, contractors and subcontractors.

LOSS CONTROL/SAFETY

Precaution shall be exercised at all times by the Other Party for the protection of all persons, including employees, and property. The Other Party shall comply with all laws, rules, regulations or ordinances related to safety and health, and shall make special effort to anticipate and detect hazardous conditions and shall take such precautionary and prompt action where loss control/safety measures should reasonably be expected.

The City may order work to be stopped at any time, without liability, if conditions exist that present immediate danger to persons or property. The Other Party acknowledges that such stoppage, or failure to stop, will not shift responsibility for any damages from the Other Party to the City.

INSURANCE - BASIC COVERAGES REQUIRED

The Other Party shall procure and maintain the following described insurance, except for coverage specifically waived by the City of Lakeland, on policies and with insurers acceptable to the City, and insurers with AM Best ratings of no less than A.

These insurance requirements shall in no way limit the liability of the Other Party. The City does not represent these minimum insurance requirements to be sufficient or adequate to protect the Other Party's interests or liabilities, but are merely minimums.

"Except for workers' compensation and professional liability, the Other Party's insurance policies shall be endorsed to name the City of Lakeland as additional insured. It is agreed that the Other Party's insurance shall be deemed primary and non-contributory with respect to any insurance or self-insurance carried by The City of Lakeland for liability arising out of the operations of this agreement."

Insurance Requirements (cont'd)

INSURANCE – BASIC COVERAGES REQUIRED (cont'd)

Except for worker's compensation, the Other Party waives its right of recovery against the City, to the extent permitted by its insurance policies.

The Other Party's deductibles/self-insured retentions shall be disclosed to the City and may be disapproved by the City. They shall be reduced or eliminated at the option of the City. The Other Party is responsible for the amount of any deductible or self-insured retention.

Insurance required of the Other Party or any other insurance of the Other Party shall be considered primary, and insurance of the City shall be considered excess, as may be applicable to claims which arise out of the Hold Harmless, Payment on Behalf of the City of Lakeland, Insurance, Certificates of Insurance and any Additional Insurance provisions of this agreement, contract, or lease.

Commercial General Liability: This insurance shall be an "occurrence" type policy written in comprehensive form and shall protect the Other Party and the additional insured against all claims arising from bodily injury, sickness, disease, or death of any person other than the Other Party's employees or damage to property of the City or others arising out of any act or omission of the Other Party or its agents, employees, or Subcontractors and to be inclusive of property damage resulting from explosion, collapse or underground (xcu) exposures. This policy shall also include protection against claims insured by usual personal injury liability coverage, and to insure the contractual liability assumed by the Other Party under the article entitled **INDEMNIFICATION**, and **"Products and Completed Operations" coverage**.

The Other Party is required to continue to purchase products and completed operations coverage for a minimum of three years beyond the City's acceptance of renovation or construction properties.

The liability limits shall not be less than:

Bodily Injury and Property Damage	\$10,000,000 Single limit each occurrence
--	--

Business Automobile Liability: Business Auto Liability coverage is to include bodily injury and property damage arising out of ownership, maintenance or use of any auto, including owned, non-owned and hired automobiles and employee non-ownership use.

The liability limits shall not be less than:

Bodily Injury and Property Damage	\$5,000,000 Single limit each occurrence
--	---

Workers' Compensation: Workers' Compensation coverage to apply for all employees for statutory limits and shall include employer's liability with a limit of \$100,000 each accident, \$500,000 disease policy limits, \$100,000 disease limit each employee. ("All States" endorsement is required where applicable). If exempt from Worker's Compensation coverage, as defined in Florida Statue 440, the Other Party will provide a copy of State Workers' Compensation exemption.

All subcontractors shall be required to maintain Worker's Compensation.

The Other Party shall also purchase any other coverage required by law for the benefit of employees.

Excess Liability: This insurance shall protect the Other Party and the additional insured against all claims in excess of the limits provided under the employer's liability, commercial automobile liability, and commercial general liability policies. The policy shall be an "occurrence" type policy, and shall follow the form of the General and Automobile Liability.

The liability limits shall not be less than: \$10,000,000

ADDITIONAL INSURANCE

Additional Insurance: The City requires the following types of insurance.

Comprehensive Crime: Comprehensive Crime insurance, which includes employee dishonesty and computer fraud as well as third party coverage (also known as client property coverage or property of others coverage) for dishonest acts, committed by Bidder's employees with limits not less than \$1,000,000 for each loss, \$2,000,000 aggregate.

EVIDENCE/CERTIFICATES OF INSURANCE

Required insurance shall be documented in Certificates of Insurance which provide that the City shall be notified at least 30 days in advance of cancellation, nonrenewable, or adverse change.

New Certificates of Insurance are to be provided to the City at least 15 days prior to coverage renewals.

If requested by the City, the Other Party shall furnish complete copies of the Other Party's insurance policies, forms and endorsements.

For Commercial General Liability coverage, the Other Party shall, at the option of the City, provide an indication of the amounts of claims payments or reserves chargeable to the aggregate amount of liability coverage.

Receipt of certificates or other documentation of insurance or policies or copies of policies by the City, or by any of its representatives, which indicate less coverage than required does not constitute a waiver of the Other Party's obligation to fulfill the insurance requirements herein.

Indemnification Contractor

To the fullest extent permitted by laws and regulations, and in consideration of the amount stated on any Purchase Order, the Contractor shall defend, indemnify, and hold harmless the City, its officers, directors, agents, guests, invitees, and employees from and against all liabilities, damages, losses, and costs, direct, indirect, or consequential (including but not limited to reasonable fees and charges of engineers, architects, attorneys, and other professionals and court and arbitration costs) arising out of or resulting from any acts of negligence, gross negligence or intentional wrongful misconduct in the performance of the work by the Contractor, any Subcontractor, or any person or organization directly or indirectly employed by any of them to perform or furnish any of the work or anyone for whose acts any of them may be liable.

In any and all claims against the City, or any of its officers, directors, agents, or employees by any employee of the Contractor, any Subcontractor, any person or organization directly or indirectly employed by any of them to perform or furnish any of the work or anyone for whose acts any of them may be liable, this indemnification obligation shall not be limited in any way by any limitation on the amount or type of damages, compensation, or benefits payable by or for the Contractor or any such Subcontractor or other person or organization under workers' or workmen's compensation acts, disability benefit acts, or other employee benefit acts, nor shall this indemnification obligation be limited in any way by any limitation on the amount or type of insurance coverage provided by the City, the Contractor, or any of his Subcontractors. To the extent this Indemnification conflicts with any provision of Florida Law or Statute, this indemnification shall be deemed to be amended in such a manner as to be consistent with such Law or Statute.

Applicability: It is the express intent of the Contractor that this agreement shall apply for the project(s) or time period indicated below. (Check and complete one):

_____ **Agreement is applicable to all contracts, purchase orders and other work performed for the City of Lakeland for the time period of not more than five (5) years.**

_____ to _____.
(Date) (Date)

(OR)

_____ **Agreement is limited to Bid #, Purchase Order #, Requisition # _____, or Contract dated _____.**

Subrogation: The Contractor and his Subcontractors agree by entering into this contract to a Waiver of Subrogation for each required policy herein. When required by the insurer, or should a policy condition not permit Contractor or Subcontractor to enter into a pre-loss agreement to waive subrogation without an endorsement, then Contractor or Subcontractor agrees to notify the insurer and request the policy be endorsed with a Waiver of Transfer of Rights of Recovery Against Others, or its equivalent. This Waiver of Subrogation requirement shall not apply to any policy, which includes a condition specifically prohibiting such an endorsement, or voids coverage should Contractor or Subcontractor enter into such an agreement on a pre-loss basis.

Release of Liability: Acceptance by the Contractor of the last payment shall be a release to the City and every officer and agent thereof, from all claims and liability hereunder for anything done or furnished for, or relating to the work, or for any act or neglect of the City or of any person relating to or affecting the work of which Contractor has knowledge at the time.

Savings Clause: The parties agree that to the extent the written terms of this Indemnification conflict with any provisions of Florida laws or statutes, in particular Sections 725.06 and 725.08 of the Florida Statutes, the written terms of this indemnification shall be deemed by any court of competent jurisdiction to be modified in such a manner as to be in full and complete compliance with all such laws or statutes and to contain such limiting conditions, or limitations of liability, or to not contain any unenforceable, or prohibited term or terms, such that this Indemnification shall be enforceable in accordance with and to the greatest extent permitted by Florida Law.

Name of Organization

BY:

Signature of Owner or Officer

E-mail Address

STATE OF : _____

Organization Phone Number

COUNTY OF: _____

The foregoing instrument was acknowledged before me, by means of physical presence this _____ day of _____, 2021.

by _____, of _____.
Printed Name of Owner / Officer Corporate or Company Name

He/She is personally known to me or has produced _____ as
State Drivers License Number

identification, and did _____ / did not _____ take an oath.

Signature of Person Taking Acknowledgment

Printed Name of Person Taking Acknowledgment

Notary Seal

CITY OF LAKELAND

BY: _____
Joyce Dias, Risk Management & Purchasing Director

DATE _____

ORDINANCE NO. 5850

PROPOSED ORDINANCE NO. 20-043

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF LAKE LAND, FLORIDA RELATING TO THE PURCHASING OF GOODS AND SERVICES; MAKING FINDINGS; ESTABLISHING COMPETITIVE SELECTION THRESHOLDS; PROVIDING FOR THE GRANTING OF A PREFERENCE TO LOCAL BUSINESSES FOR THE PROCUREMENT OF PERSONAL PROPERTY AND CONTRACTUAL SERVICES UNDER CERTAIN CONDITIONS; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, Division I, Section 24 of the Charter of the City of Lakeland, Florida, entitled "Purchasing," provides that the City Commission may prescribe regulations for all sales and conditions of all contracts for the furnishing of work, labor and materials to the City; and

WHEREAS, said section of the Charter further provides that an opportunity for competition shall be given in any instance involving purchases or contracts for amounts established by the City Commission by ordinance or resolution; and

WHEREAS, pursuant to the City Charter, the City Commission wishes to establish a City policy providing for competitive selection for purchases or contracts in amounts in excess of Five Thousand Dollars (\$5,000.00); and

WHEREAS, the City Commission finds that, while it is in furtherance of the public health, safety and welfare of the citizens of the City of Lakeland to procure goods and services through a competitive selection process, the procurement process should also recognize and balance the further good to the local economy and citizens of the City of Lakeland of purchasing goods and services from local vendors, who in turn invest and spend sums so earned within the local economy, thereby resulting in additional benefits to the City's economy and citizens; and

WHEREAS, the City Commission further finds that local vendors have familiarity with local conditions and that such local knowledge can result in enhanced benefit to the City and its citizens when procuring goods and services; and

WHEREAS, in recognition of the aforesaid policy considerations, the City Commission now wishes to establish a monetary threshold for the competitive procurement of goods and services by the City and to further establish and set forth the parameters for the provision of a purchasing preference for the procurement of goods and services from local businesses;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF LAKELAND, FLORIDA:

SECTION 1. The foregoing findings are true and correct and are incorporated herein by reference and made a part hereof.

SECTION 2. All sales and conditions of all contracts for the furnishing of work, labor and material shall conform to such regulations as the City Manager or City Commission may prescribe, including those set forth in the City of Lakeland's Purchasing Manual, but in any case, if an amount in excess of Five Thousand Dollars (\$5,000.00) be involved, opportunity for competition shall be given.

SECTION 3. The City Commission does hereby revise, restate and adopt the City of Lakeland's provisions for the granting of a preference to local businesses for the procurement by the City of goods and services as follows:

Local Preference

A. Definition of Local Business. A Local Business shall be defined as a vendor, supplier or contractor that: (i) conducts business within the jurisdictional limits of Lakeland Electric's service territory by providing goods, services or construction; (ii) maintains a physical business location within the jurisdictional limits of Lakeland Electric's service territory in an area legally zoned for conducting such business; (iii) conducts business on a daily basis from the local business location; (iv) has conducted business from such location for at least twelve (12) consecutive months prior to the due date for the applicable bid or proposal; and (v) provides a copy of its local business tax receipt, if located within the City of Lakeland, or a copy of its Polk County local business tax receipt, if located outside of the City limits but within Lakeland Electric's service territory.

B. Local Preference Policy. Except as provided herein or otherwise provided by federal or state law, or due to other funding restrictions, the City shall give preference to local businesses for purchases of goods, general services, construction services and professional services in the following manner:

1. Competitive Quote or Bid Solicitation.

a. When written quotations or sealed bids received do not exceed \$250,000* and the lowest price offered is not by a local business, but a local business is within ten percent (10%) of the lowest price offered, then the local business will be awarded the quotation or bid.

b. When sealed bids received exceed \$250,000 and are up to \$500,000* and the lowest price offered is not by a local business, but a local business is within

seven and one-half percent (7.5%) of the lowest price offered, then the local business will be awarded the bid.

c. When sealed bids received exceed \$500,000 and are up to \$1,000,000* and the lowest price offered is not by a local business, but a local business is within five percent (5%) of the lowest price offered, then the local business will be awarded the bid.

d. When sealed bids received exceed \$1,000,000* and the lowest price offered is not by a local business, but a local business is within two and one-half percent (2.5%) of the lowest price offered, and provided the difference in price does not exceed \$100,000, then the local business will be awarded the bid.

e. The total quote or bid price shall include the base bid price and any additions to the base bid price resulting from alternates which were part of the bid and awarded by the City.

f. Notwithstanding the foregoing, award shall only be made to responsive and responsible bidders that are fully qualified and otherwise meet all City requirements.

g. In the event two or more local businesses offer prices that are within the above local preference percentages, award shall be made to the local business offering the lowest price that is otherwise responsive, responsible and fully qualified to meet all City requirements.

2. *Other Types of Competitive Solicitations.* For all other competitive solicitations such as Requests for Proposals, Requests for Qualifications, Letters of Interest or other competitive negotiations and selections for which objective factors are used to evaluate responses by assigning point totals, local businesses shall be assigned ten (10) additional points to their total combined evaluation score.

* Based upon the lowest bid.

C. Exceptions to Local Preference Policy.

1. The Local Preference Policy established herein shall not apply to any of the following:

a. Goods or services provided under cooperative, state, federal or interlocal agreements;

b. Purchases or agreements which are funded, in whole or in part, by federal, state or other grant funds where such funding prohibits application of local preference;

c. Emergency or sole source purchases; or

d. Purchases for professional services which are subject to Florida Statute §287.055, the Consultant's Competitive Negotiation Act.

2. Application of the City's Local Preference Policy to a particular purchase, contract or other procurement may be waived upon written recommendation by City staff and approval by the City Commission.

3. The City's Local Preference Policy does not prohibit the right of the City to compare quality or fitness for use of supplies, materials, equipment and services proposed for purchase and to compare qualification, character, responsibility and fitness of all persons, firms or corporations submitting bids or proposals and to procure goods and services based upon the best interest of the City.

4. The Local Preference Policy established herein does not prohibit the City from granting any other preference permitted by law, in addition to the preference authorized herein.

D. Enforcement of a Local Preference Policy. The Local Preference Policy established herein is not intended, nor shall it be construed, to create a private cause of action in favor of a Local Business otherwise entitled to selection for the provision of goods or services to the City under the provisions of this Ordinance.

SECTION 4. Resolution 3634, as amended, and all other resolutions or ordinances inconsistent herewith, are hereby repealed.

SECTION 5. If any word, sentence, clause, phrase, or provision of this Ordinance, for any reason, is held to be unconstitutional, void, or invalid, the validity of the remainder of this Ordinance shall not be affected thereby.

SECTION 6. This Ordinance shall take effect immediately upon its adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 16th day of November,

A.D. 2020.



ATTEST:

Kelly S. Koos
KELLY S. KOOS, CITY CLERK

H. William Mutz
H. WILLIAM MUTZ, MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

Palmer C. Davis
PALMER C. DAVIS
CITY ATTORNEY