



CITY COMMISSION - CITY OF WILDWOOD

Mayor/Commissioner – Ed Wolf – Seat 1

Mayor Pro Tem/Commissioner – Pamala Harrison-Bivins – Seat 2

Joe Elliott – Seat 3

Marcos Flores – Seat 4

Julian Green – Seat 5

Jason McHugh – City Manager

Agenda

Regular Meeting

April 28, 2025 7:00 PM

City Hall Commission Chamber

100 N Main Street

Persons with disabilities or language barriers needing assistance to participate in any of these proceedings should contact the City Clerk's Department, ADA Coordinator, at 352-330-1330, Ext. 103, forty-eight (48) hours in advance of the meeting.

F.S.S. 286.0105 - If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that, for such purpose, they 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 City of Wildwood DOES NOT provide this verbatim record.

1. Call to Order

2. Consent Agenda/Informational Items

(A consent agenda may be presented by the Mayor at the beginning of a meeting. Items may be removed from the consent agenda at the request of any one Commissioner. Items not removed may be adopted by general consent without debate. Removed items may be either taken up immediately after the consent agenda or placed later on the agenda at the discretion of the Commission.)

A. *EXPENDITURE REPORT*

B. *MINUTES FOR APPROVAL: FEBRUARY 10, 2025 REGULAR COMMISSION MEETING*

C. *MINUTES FOR APPROVAL: FEBRUARY 24, 2025 REGULAR COMMISSION MEETING*

D. *A25-0479 VOSO UNIT 156 FINAL PLAT*

E. A25-0480 VOSO UNIT 161 FINAL PLAT

F. A25-0551 VOSO UNIT 172 FINAL PLAT

G. BUDGETED FINANCIAL ITEMS

1. APPROVAL OF HA5 ASPHALT SURFACE TREATMENT FOR POLICE DEPARTMENT PARKING LOT IN THE AMOUNT OF \$27,262.11

2. LUMEN - INTERNET SERVICE PROVIDER CONTRACT RENEWAL

3. Presentations and/or Proclamations

4. Public Hearings - Timed - Legislative

A. SWEAR IN CITY STAFF AND PUBLIC SPEAKERS

B. **RESOLUTION NO. R2025-11** - A RESOLUTION OF THE CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2024-2025 BUDGET; AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO TAKE ALL ACTIONS NECESSARY TO IMPLEMENT THE TERMS AND CONDITIONS OF THIS RESOLUTION; PROVIDING FOR AN EFFECTIVE DATE.

FY25 Second Budget Amendment

Staff recommends approval.

5. Public Hearings - Timed - Quasi-Judicial

A. **ORDINANCE NO. O2025-12** - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 0.479 ACRES LOCATED SOUTH OF E SR 44 AND WEST OF MORSE BLVD, IN SECTION 22, TOWNSHIP 19, RANGE 23; WHICH IS LOCATED IN THE CITY'S JOINT PLANNING AREA; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

A25-0611 Mills Annexation

Parcel G22A1825

The applicant, Ron Courington, has submitted a voluntary annexation for parcel G22A1825. The parcel is approximately 0.479 acres and is located on N Bobwhite Road.

Staff recommends approval.

B. **ORDINANCE NO. O2025-15** - AN ORDINANCE OF THE CITY OF

WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 2.59 ACRES, LOCATED AT THE NORTHEAST CORNER OF N US 301 AND CR 124 INTERSECTION, IN SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST; WHICH IS CONTIGUOUS TO THE CITY OF WILDWOOD LIMITS AND LOCATED IN THE CITY'S JOINT PLANNING AREA; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

A25-0567 Son Life Lawn & Landscaping, Inc Annexation

Parcel D29A022

The applicant, Son Life Lawn & Landscaping, Inc, on behalf of the owners, Christopher B. Williams and Tracy B. Williams, has submitted a voluntary annexation application for parcel D29A022 on 2.57 acres MOL

Staff recommends approval.

- C. **ORDINANCE NO. 02025-16 - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 5.60 ACRES LOCATED AT THE SOUTHEAST CORNER OF N US 301 AND CR 222 INTERSECTION, IN SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST; WHICH IS CONTIGUOUS TO THE CITY OF WILDWOOD LIMITS AND LOCATED IN THE CITY'S JOINT PLANNING AREA ; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

A25-0833 Sunkool Office Annexation

Parcels D29-003, D29-031, & D29-050

The applicant/owner, Absolute of Sumter County, LLC, has submitted a voluntary annexation application for parcels D29-003, D29-031, and D29-050 on 5.60 acres MOL.

Staff recommends approval.

6. **Public Forum - 4 minute time limit**
7. **Ordinances First Reading Only (No Vote)**

- A. **ORDINANCE NO. 02025-8 - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROPOSING A SMALL-SCALE FUTURE LAND USE MAP AMENDMENT TO THE ADOPTED COMPREHENSIVE PLAN AND FUTURE LAND USE MAP IN ACCORDANCE WITH THE COMMUNITY PLANNING ACT OF 2011, AS AMENDED; PROVIDING FOR**

CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

CP 2404-003 Johary Real Estate

Parcel G29-008

The applicant is seeking a approval from the City Commission for a Small-Scale Comprehensive Plan Amendment to change the Future Land Use Map designation from Agriculture (Sumter County) to Commercial (City) for the parcel listed above on 2 acres MOL. This request is accompanied by a rezoning request RZ 2404-002.

The Special Magistrate recommends approval.

- B. ***ORDINANCE NO. O2025-9 - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA; PROPOSING A ZONING MAP AMENDMENT TO THE OFFICIAL ZONING MAP IN ACCORDANCE WITH SECTIONS 3.2 AND 3.3 OF THE LAND DEVELOPMENT REGULATIONS; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.***

RZ 2404-002 Johary Real Estate

Parcel G29-008

The applicant seeks approval from the City Commission for a Zoning Map amendment to change the zoning district from RR-1 (County) to C-2 (City) for the parcel listed above on 2 acres MOL. This request is accompanied by small-scale comprehensive plan amendment request CP 2404-003 (O2025-8).

The Special Magistrate recommends approval.

- C. ***ORDINANCE NO. O2025-13 - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROPOSING A SMALL-SCALE FUTURE LAND USE MAP AMENDMENT TO THE ADOPTED COMPREHENSIVE PLAN AND FUTURE LAND USE MAP IN ACCORDANCE WITH THE COMMUNITY PLANNING ACT OF 2011, AS AMENDED; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.***

A25-0821 - SSCP - 5127 CR 169

The Planning and Zoning Board/Special Magistrate recommends approval.

- D. ***ORDINANCE NO. O2025-14 - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA; PROPOSING A ZONING MAP AMENDMENT TO THE OFFICIAL ZONING MAP IN ACCORDANCE WITH SECTIONS 3.2 AND 3.3 OF THE LAND DEVELOPMENT REGULATIONS; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR***

SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

A25-0823 - Rezoning - 5127 CR 169

The Planning and Zoning Board/Special Magistrate recommends approval

- E. ***ORDINANCE NO. O2025-17 - AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA; AMENDING CHAPTER 3 OF THE MUNICIPAL CODE, AMENDING SECTION 3-2 AND SECTION 3-3 AS TO AREAS EXEMPT FROM ADVERTISING REQUIREMENTS; AMENDING CHAPTER 4 OF THE MUNICIPAL CODE, AMENDING SECTION 4-2 AS TO THE AREAS EXEMPT FROM ALCOHOL CONSUMPTION AND USE PROHIBITIONS, AMENDING SECTION 4-5 AS TO THE ZONING AREAS WHERE ALCOHOLIC SALES ARE PERMITTED AND AMENDING SECTION 4-8 BUSINESS HOURS, DELETING CERTAIN PROVISIONS, AND ADDING AN EXEMPTION; AMENDING CHAPTER 11 OF THE MUNICIPAL CODE, AMENDING SECTION 11-14 ADDING EXEMPTION, AMENDING SECTION 11-73 ADDING EXEMPTION, AMENDING SECTION 11-218 DELETING A SUBSECTION; AMENDING CHAPTER 12 OF THE MUNICIPAL CODE, AMENDING SECTION 12-57 IN ITS ENTIRETY; AMENDING CHAPTER 16 OF THE MUNICIPAL CODE, AMENDING SECTION 16-1 FOR CLARITY, AND AMENDING SECTION 16-10 AS TO AREAS EXEMPT FROM CERTAIN SUBSECTIONS; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.***

Amendments to City of Wildwood Code of Ordinances

Staff recommends approval.

8. Resolutions for Approval

- A. ***RESOLUTION NO. R2025-12 - A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA, AUTHORIZING THE MAYOR TO EXECUTE THE SUBORDINATION OF CITY UTILITY INTERESTS AGREEMENT WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION; PROVIDING FOR AN EFFECTIVE DATE.***

Resolution Authorizing the Subordination of City Utility Interests Agreement With the Florida Department of Transportation (FDOT)

Staff recommends approval.

- B. ***RESOLUTION NO. R2025-13 - A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA AMENDING POLICY 7.4 MILITARY LEAVE OF THE CITY OF WILDWOOD PERSONNEL RULES AND***

REGULATIONS; PROVIDING FOR AN EFFECTIVE DATE.

**Resolution to Amend Policy 7.4 Military Leave to the City of Wildwood
Policies and Procedures Manual**

Staff recommends approval.

- C. ***RESOLUTION NO. R2025-14 - A RESOLUTION OF THE CITY OF WILDWOOD, FLORIDA ADOPTING THE FLORIDA DEPARTMENT OF TRANSPORTATION HIGHWAY MAINTENANCE MEMORANDUM OF AGREEMENT; AUTHORIZING THE MAYOR AND CITY MANAGER AS AUTHORIZED SIGNATORIES; PROVIDING FOR AN EFFECTIVE DATE.***

Resolution Adopting the FDOT Highway Maintenance Memorandum of Agreement (MOA)

FDOT Highway Maintenance Agreement (MOA)

Staff recommends approval.

9. Financial & Contracts & Agreements

- A. *UTILITY REVENUE SUFFICIENCY ANALYSIS PROPOSAL FROM STANTEC IN THE AMOUNT OF \$25,965.00*
- B. *JACKSON STREET IMPROVEMENTS PROJECT PAYMENT APPLICATION 2 IN THE AMOUNT OF \$212,478.90*
- C. *CR 501 WTP IRON FILTER PROJECT PAY APPLICATION NO. 2 TO SGS CONTRACTING SERVICES, INC FOR THE AMOUNT OF \$52,937.70*
- D. *SOUTH OLD WIRE ROAD WATER MAIN PROJECT PAY APPLICATION NO. 1 FOR THE AMOUNT OF \$73,597.45*
- E. *CONTINENTAL WASTEWATER TREATMENT PLANT DECOMMISSIONING AND SR 44 FORCE MAIN PAY APP NO. 11 (FINAL) IN THE AMOUNT OF \$147,099.27*
- F. *4,100' OF SANITARY SEWER PIPE LINING FROM ENGINEERED SPRAY SOLUTIONS FOR THE AMOUNT OF \$225,194.00*

10. General Items for Consideration/Discussion and Other Business

- A. *LAKE COUNTY LEAGUE OF CITIES MEMBERSHIP*

11. Appointments

12. City Manager Reports

- A. *LOCAL CONSTRUCTION PROJECTS UPDATE*

13. Other Department Reports

A. *INFORMATION TECHNOLOGY QUARTERLY REPORT - JANUARY-MARCH
2025*

14. Commission Members Reports

15. City Attorney Reports

16. Adjournment

Upcoming Events

May 10, 2025 - Mother and Son Dance at the Warfield Auditorium from 6pm to 9pm

May 12, 2025 - City Commission Meeting at City Hall at 9am

May 26, 2025 - Memorial Day - City Hall Closed - City Commission Meeting TBD

April 28, 2025 7:00 PM

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:02 AM

Revenue Account Range: First to zzz-zzz-zzzz

Include Non-Anticipated: No

Year To Date As Of: 04/30/25

Expend Account Range: First to zzz-zzz-zz-zzzz

Include Non-Budget: No

Print Zero YTD Activity: No

Prior Year: Thru 09/30/24

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
001-311-1000	AD VALOREM TAXES	16,494,816.18	18,515,900.00	18,119,293.05	396,606.95-	98
001-312-4100	LOCAL OPTION GAS TAX	1,146,258.46	1,237,500.00	663,587.16	573,912.84-	54
001-312-6000	DISCRETIONARY/LOCAL GOVT. INFRA	4,393,938.14	4,870,300.00	2,446,839.25	2,423,460.75-	50
001-313-1000	FRANCHISE TAX-/PROGRESS ENERGY SVCS	1,033,765.38	1,155,000.00	384,819.43	770,180.57-	33
001-313-1010	FRANCHISE TAX- SECO	1,569,065.65	1,760,000.00	1,054,470.32	705,529.68-	60
001-313-4080	LEESBURG ELECTRIC FRANCHISE FEE	64,086.61	99,000.00	35,473.66	63,526.34-	36
001-313-4160	FRANCHISE TAX- TECO/PEOPLES GAS	316,154.54	396,000.00	153,875.95	242,124.05-	39
001-313-4175	GIBSON PLACE WATER CONSERV AUTH FRA	36,243.88	66,000.00	54,559.99	11,440.01-	83
001-313-4180	LEESBURG GAS FRANCHISE FEE	82,407.67	82,500.00	74,862.04	7,637.96-	91
001-313-4185	MIDDLETON WATER CONSERV AUTH FRAN F	26,015.18	15,000.00	21,009.67	6,009.67	140
001-313-4190	SOUTH SUMTER UTILITY COMPANY FRANCH	618,297.40	965,000.00	472,436.57	492,563.43-	49
001-313-4195	MIDDLETON UTILITY CO FRANCHISE FEES	25,697.66	15,000.00	21,152.69	6,152.69	141
001-313-4196	GIBSON PLACE UTILITY CO FRAN FEES	11,311.94	500.00	36,821.27	36,321.27	***
001-313-5000	FRANCHISE TAX- WASTE MGMNT-REFUSE S\	240,819.28	242,000.00	122,164.27	119,835.73-	50
001-313-5001	TRI-COUNTY SANITATION FRANCHISE FEE	242,815.30	385,000.00	277,041.19	107,958.81-	72
001-314-1000	UTILITY TAX-PROGRESS ENERGY SVCS.	877,029.52	896,500.00	318,274.02	578,225.98-	36
001-314-1010	UTILITY TAX-SUMTER ELECTRIC	1,448,274.04	1,265,000.00	979,546.96	285,453.04-	77
001-314-3000	UTILITY TAX-WATER SALES	146,548.06	126,500.00	68,176.52	58,323.48-	54
001-314-3002	THE VILLAGES-5% WATER UTILITY TAX	229,890.68	275,000.00	108,269.57	166,730.43-	39
001-314-3003	CENTRAL SUMTER UTILITY CO. LLC	144,850.29	220,000.00	73,976.65	146,023.35-	34
001-314-4000	UTILITY TAX-SUBURBAN PROPANE	15,321.81	18,700.00	6,792.77	11,907.23-	36
001-314-4030	FERRELLGAS LP	1,770.05	1,500.00	2,720.31	1,220.31	181
001-314-4040	CIRCLE K STORES	335.99	200.00	137.05	62.95-	69
001-314-4080	LEESBURG ELECTRIC UTILITY TAX	56,228.53	60,500.00	35,904.60	24,595.40-	59

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:02 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
001-314-4081	LEESBURG GAS UTILITY TAX	132,922.08	99,000.00	114,731.29	15,731.29	116
001-314-4090	THERMOTANE PROPOANE UTILITY TAX	47.29	0.00	0.00	0.00	0
001-314-4100	INTERCONN RESOURCES LLC	11,936.00	15,000.00	6,932.02	8,067.98-	46
001-314-4110	THOMPSON GAS SOUTHEAST	0.00	0.00	66.22	66.22	0
001-314-4140	PAR GAS	0.00	0.00	43.77	43.77	0
001-314-4150	CVS	398.98	300.00	177.59	122.41-	59
001-314-4151	AMERIGAS PROPANE	4,408.93	8,000.00	2,803.64	5,196.36-	35
001-314-4152	LOWE'S PROPANE TAX	1,789.94	2,500.00	918.96	1,581.04-	37
001-314-4153	BLOSSMAN COMPANIES PROPANE TAX	343.84	300.00	190.46	109.54-	63
001-314-4160	TECO-PEOPLES GAS	406,313.53	396,000.00	239,042.96	156,957.04-	60
001-314-4162	GAS SOUTH UTILITY TAX	778.50	440.00	505.29	65.29	115
001-314-4190	SOUTH SUMTER UTILITY CO UTILITY TAX	180,650.74	187,000.00	136,427.41	50,572.59-	73
001-314-4191	PUBLIX UTILITY TAX	875.89	1,000.00	497.62	502.38-	50
001-314-4195	MIDDLETON UTILITY CO UTILITY TAX	9,051.20	5,000.00	5,774.88	774.88	116
001-314-4196	GIBSON PLACE UTILITY CO UTIL TAX	3,640.08	200.00	11,544.35	11,344.35	***
001-314-9010	STATE COMMUNICATIONS TAX	836,621.32	908,000.00	451,277.45	456,722.55-	50
001-331-5000	FEMA GRANT	33,192.46	0.00	1,163.95	1,163.95	0
001-335-1200	STATE REVENUE SHARING	952,865.15	1,080,800.00	475,145.35	605,654.65-	44
001-335-1400	MOBILE HOME LICENSES	15,925.56	16,500.00	10,771.49	5,728.51-	65
001-335-1600	STATE BEVERAGE LICENSES	9,661.20	7,500.00	8,164.91	664.91	109
001-335-1800	1/2 CENT SALES TAX	2,198,674.74	2,255,570.00	1,156,308.66	1,099,261.34-	51
001-339-1010	MIDDLETON UTILITY CO PILOT FEES	3,622.04	3,000.00	3,001.43	1.43	100
001-341-2006	COMMUNITY DEVELOPMENT SERVICES	687,911.59	759,000.00	390,628.77	368,371.23-	51
001-341-2010	TREE MITIGATION PERMITS	76,470.00	500.00	250.00	250.00-	50
001-347-4000	SPECIAL EVENT PERMIT FEE	0.00	0.00	850.00	850.00	0
001-347-5300	BUILDING RENTAL-WILDWOOD COMMUNITY	143,962.95	70,000.00	59,014.78	10,985.22-	84
001-347-5302	COMMUNITY CENTER-RESERVATION FEES	2,458.90	0.00	9,983.06	9,983.06	0

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:02 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
001-347-5304	COMMUNITY CENTER STAFF FEES	0.00	0.00	1,865.07	1,865.07	0
001-347-5305	BUILDING RENTAL-OXFORD COMMUNITY CEI	12,251.24	10,000.00	11,272.51	1,272.51	113
001-347-5306	BUILDING RENTAL-MLK JR COMMUNITY CEN	2,421.43	1,500.00	336.35	1,163.65-	22
001-347-5307	OUTDOOR BUILDING RENTALS	280.31	100.00	502.29	402.29	502
001-347-5308	OPEN SPACE RENTALS	1,005.14	800.00	8,133.59	7,333.59	***
001-350-1000	FINES	85,329.42	30,000.00	35,701.84	5,701.84	119
001-351-1002	CODE ENFORCEMENT	33,515.90	1,500.00	3,129.56	1,629.56	209
001-351-3000	POLICE-2ND DOLLAR FUND	7,947.28	2,500.00	2,897.38	397.38	116
001-361-0000	INTEREST EARNINGS	222,934.18	100,000.00	111,439.69	11,439.69	111
001-369-0000	OTHER MISCELLANEOUS REVENUE	4,030.71	5,000.00	8,099.63	3,099.63	162
001-369-0010	STATE HIGHWAY LIGHTING AGREEMENT	18,297.94	18,850.00	0.00	18,850.00-	0
001-369-0012	FDOT HIGHWAY MAINTENANCE AGREEMENT	19,032.94	18,900.00	14,242.50	4,657.50-	75
001-369-0050	AUCTION PROCEEDS	3,620.00	10,000.00	0.00	10,000.00-	0
001-369-0052	SPONSORSHIPS	6,000.00	0.00	0.00	0.00	0
001-369-0058	DONATIONS	11,664.25	0.00	25,629.60	25,629.60	0
001-369-0075	MULTI-PURPOSE FIELD RENTAL	0.00	0.00	1,913.03	1,913.03	0
001-369-0076	BASEBALL FIELD RENTAL	6,568.51	300.00	2,328.23	2,028.23	776
001-369-0078	FIELD PREPARATION FEES	1,620.00	500.00	0.00	500.00-	0
001-369-0792	PROGRAM REGISTRATION FEES	39,301.28	30,000.00	17,910.00	12,090.00-	60
001-369-0794	CONCESSION / VENDOR FEES	620.00	0.00	0.00	0.00	0
001-369-0796	SPECIAL EVENT REGISTRATION FEES	30,156.37	15,000.00	22,857.00	7,857.00	152
001-369-2100	POLICE DEPT MISCELLANEOUS REVENUE	7,755.95	3,500.00	3,055.13	444.87-	87
001-369-3700	MISCELLANEOUS POLICE DONATIONS	5,200.00	0.00	0.00	0.00	0
001-369-3748	MISC. GRANTS/VESTS	7,600.00	2,500.00	0.00	2,500.00-	0
001-369-4000	FUEL TAX REFUND	17,519.89	10,000.00	14,996.88	4,996.88	150
001-380-1000	OTHR FINANCING SOURCE-INSURANCE PRO	21,489.96	0.00	84,276.33	84,276.33	0
001-382-1010	TRANSFER FROM INDUSTRIAL PARK	10,000.00	10,000.00	0.00	10,000.00-	0

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
001-382-1013	TRANSFER FROM LAW ENFORCEMENT IMP F	412,800.00	412,800.00	0.00	412,800.00-	0
001-389-5000	NON-OPERATIONAL CASH FORWARD-GEN FL	0.00	8,200,000.00	0.00	8,200,000.00-	0
GENERAL FUND Revenue Totals		35,925,427.85	47,367,960.00	28,989,007.88	18,378,952.12-	61

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-511-00-0000	LEGISLATIVE- CITY COMMISSION:	0.00	0.00	0.00	0.00	0
001-511-10-1200	SALARIES	51,185.79	53,441.00	30,148.23	23,292.77	56
001-511-10-2100	FICA EXPENSE	3,915.87	4,148.00	2,306.50	1,841.50	56
001-511-10-2200	RETIREMENT	30,035.76	31,360.00	17,690.96	13,669.04	56
001-511-10-2300	LIFE & HEALTH INSURANCE	285.00	0.00	166.25	166.25-	0
001-511-10-2600	WORKERS COMPENSATION INSURANCE	378.13	0.00	391.58	391.58-	0
001-511-30-3100	PROFESSIONAL SERVICES	2,365.00	6,000.00	0.00	6,000.00	0
001-511-30-4000	TRAVEL & PER DIEM	6,705.45	7,000.00	1,846.40	5,153.60	26
001-511-30-4100	TELEPHONE EXPENSE	1,089.58	2,000.00	713.43	1,286.57	36
001-511-30-4110	IT LICENSING / EQUIPMENT	5,474.39	8,220.00	3,239.49	4,980.51	39
001-511-30-4200	POSTAGE/TRANSPORTATION FEES	95.00	0.00	103.93	103.93-	0
001-511-30-4300	UTILITIES EXPENSE	1,030.21	1,800.00	933.50	866.50	52
001-511-30-4600	REPAIR & MAINTENANCE	0.00	500.00	0.00	500.00	0
001-511-30-4900	MISC. EXPENSE & OTHER CURRENT	0.00	2,500.00	71.98	2,428.02	3
001-511-30-5100	OFFICE SUPPLIES	0.00	150.00	0.00	150.00	0
001-511-30-5200	OPERATING SUPPLIES	64.00	400.00	0.00	400.00	0
001-511-30-5400	SUBSCRIPTIONS/DUES	4,851.87	6,600.00	6,591.00	9.00	100
001-511-30-5500	TRAINING	2,050.00	2,800.00	275.00	2,525.00	10
001-511-60-6200	CAP. IMPROVEMENT-BUILDINGS	0.00	50,000.00	0.00	50,000.00	0
511 LEGISLATIVE- CITY COMMISSION:		109,526.05	176,919.00	64,478.25	112,440.75	36
001-512-00-0000	EXECUTIVE- CITY MANAGER:	0.00	0.00	0.00	0.00	0

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-512-10-1200	SALARIES	433,738.97	556,477.00	253,216.34	303,260.66	46
001-512-10-1500	SICK LEAVE	11,907.39	0.00	8,793.95	8,793.95-	0
001-512-10-1600	VACATION PAY	28,844.41	0.00	16,027.88	16,027.88-	0
001-512-10-1800	HOLIDAY PAY	18,655.68	0.00	13,161.87	13,161.87-	0
001-512-10-2100	FICA EXPENSE	36,864.65	43,130.00	20,659.07	22,470.93	48
001-512-10-2200	RETIREMENT	135,161.07	148,341.00	78,271.78	70,069.22	53
001-512-10-2210	BENEFIT ADMIN FEES	108.00	0.00	67.50	67.50-	0
001-512-10-2300	LIFE & HEALTH INSURANCE	41,230.33	54,000.00	26,807.60	27,192.40	50
001-512-10-2600	WORKERS COMPENSATION INSURANCE	756.27	1,000.00	783.10	216.90	78
001-512-30-3100	PROFESSIONAL SERVICES	366,713.91	260,602.50	27,672.50	232,930.00	11
001-512-30-3450	CLOTHING AND UNIFORMS	303.00	750.00	49.00	701.00	7
001-512-30-4000	TRAVEL & PER DIEM	9,629.30	13,300.00	4,188.23	9,111.77	31
001-512-30-4100	TELEPHONE EXPENSE	4,074.65	5,000.00	1,808.43	3,191.57	36
001-512-30-4110	IT LICENSING / EQUIPMENT	22,683.57	24,140.00	15,790.12	8,349.88	65
001-512-30-4150	ADVERTISING/RECORDING EXPENSE	1,978.63	4,000.00	415.08	3,584.92	10
001-512-30-4200	POSTAGE/TRANSPORTATION FEES	659.73	1,000.00	124.57	875.43	12
001-512-30-4600	REPAIR & MAINTENANCE	2,010.48	5,800.00	3,382.18	2,417.82	58
001-512-30-4900	MISC. EXPENSE & OTHER CURRENT	411.99	2,500.00	147.78	2,352.22	6
001-512-30-5100	OFFICE SUPPLIES	836.92	2,100.00	1,206.86	893.14	57
001-512-30-5200	OPERATING SUPPLIES	2,520.18	7,250.00	931.84	6,318.16	13
001-512-30-5250	FUEL EXPENSE	160.37	500.00	48.95	451.05	10
001-512-30-5400	SUBSCRIPTIONS/DUES	3,844.66	6,300.00	3,389.68	2,910.32	54
001-512-30-5500	TRAINING	5,620.72	13,700.00	20.00-	13,720.00	0-
512 EXECUTIVE- CITY MANAGER:		1,128,714.88	1,149,890.50	476,924.31	672,966.19	41
001-513-00-0000	CLERK/FINANCE DEPARTMENT:	0.00	0.00	0.00	0.00	0
001-513-10-1200	SALARIES	293,510.92	472,893.00	180,757.30	292,135.70	38

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-513-10-1300	OVERTIME	0.00	500.00	613.07	113.07-	123
001-513-10-1500	SICK LEAVE	10,033.94	0.00	6,728.76	6,728.76-	0
001-513-10-1600	VACATION PAY	17,960.48	0.00	12,583.20	12,583.20-	0
001-513-10-1800	HOLIDAY PAY	11,184.17	0.00	8,999.74	8,999.74-	0
001-513-10-2100	FICA EXPENSE	25,450.95	36,654.00	16,040.74	20,613.26	44
001-513-10-2200	RETIREMENT	50,380.56	70,001.00	31,510.96	38,490.04	45
001-513-10-2210	BENEFIT ADMIN FEES	54.00	0.00	63.00	63.00-	0
001-513-10-2300	LIFE & HEALTH INSURANCE	49,981.51	75,600.00	30,677.93	44,922.07	41
001-513-10-2500	UNEMPLOYMENT COMPENSATION	377.40	0.00	0.00	0.00	0
001-513-10-2600	WORKERS COMPENSATION INSURANCE	1,512.62	2,000.00	1,566.26	433.74	78
001-513-30-3100	PROFESSIONAL SERVICES	1,955.00	13,380.00	0.00	13,380.00	0
001-513-30-3200	ACCOUNTING/AUDITING FEE	22,500.00	35,000.00	28,012.50	6,987.50	80
001-513-30-3400	OTHER CONTRACTUAL SERVICES	13,546.15	27,710.00	11,802.86	15,907.14	43
001-513-30-4000	TRAVEL & PER DIEM	17.00	3,880.00	38.36	3,841.64	1
001-513-30-4100	TELEPHONE EXPENSE	5,487.11	7,500.00	3,045.29	4,454.71	41
001-513-30-4110	IT LICENSING / EQUIPMENT	67,302.38	65,250.00	47,308.21	17,941.79	72
001-513-30-4150	ADVERTISING/RECORDING EXPENSE	2,610.68	1,600.00	98.88	1,501.12	6
001-513-30-4200	POSTAGE/TRANSPORTATION FEES	1,842.48	7,850.00	1,561.29	6,288.71	20
001-513-30-4300	UTILITIES EXPENSE	17,991.77	30,000.00	9,526.84	20,473.16	32
001-513-30-4400	RENTAL & LEASING	3,806.70	7,500.00	671.56	6,828.44	9
001-513-30-4500	GENERAL INSURANCE	319,609.90	450,000.00	363,218.00	86,782.00	81
001-513-30-4600	REPAIR & MAINTENANCE	28,341.17	30,000.00	8,189.97	21,810.03	27
001-513-30-4900	MISC. EXPENSE & OTHER CURRENT	4,719.16	6,000.00	2,868.51	3,131.49	48
001-513-30-4910	ELECTION EXPENSES	0.00	500.00	0.00	500.00	0
001-513-30-5100	OFFICE SUPPLIES	3,701.71	6,850.00	1,595.35	5,254.65	23
001-513-30-5200	OPERATING SUPPLIES	6,468.48	8,200.00	3,516.20	4,683.80	43
001-513-30-5400	SUBSCRIPTIONS/DUES	187.50	2,100.00	255.00	1,845.00	12

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-513-30-5500	TRAINING	2,291.00	10,050.00	380.00	9,670.00	4
001-513-70-7100	DEBT SERVICE/CITY HALL-PRINCIPAL	115,380.09	118,240.00	58,756.60	59,483.40	50
001-513-70-7200	DEBT SERVICE/CITY HALL-INTEREST	19,047.44	16,200.00	8,457.18	7,742.82	52
001-513-70-7500	DEBT SERVICE/POLICE STATION-PRINCIPAL	235,452.36	241,640.00	120,035.65	121,604.35	50
001-513-70-7550	DEBT SERVICE/POLICE STATION-INTEREST	56,158.33	49,980.00	25,769.70	24,210.30	52
001-513-70-7600	DEBT SERV/2018 GEN FUND PROJ LOAN-PRII	339,576.44	345,960.00	345,956.20	3.80	100
001-513-70-7650	DEBT SERV/2018 GEN FUND PROJ LOAN-INTI	83,009.40	76,630.00	76,602.96	27.04	100
	513 CLERK/FINANCE DEPARTMENT:	1,811,448.80	2,219,668.00	1,407,208.07	812,459.93	63
001-516-00-0000	DEVELOPMENT SERVICES:	0.00	0.00	0.00	0.00	0
001-516-10-1200	SALARIES	631,805.35	962,068.00	369,260.39	592,807.61	38
001-516-10-1300	OVERTIME	0.00	1,000.00	141.35	858.65	14
001-516-10-1500	SICK LEAVE	19,673.72	0.00	7,134.05	7,134.05-	0
001-516-10-1600	VACATION PAY	32,501.62	0.00	20,474.60	20,474.60-	0
001-516-10-1800	HOLIDAY PAY	23,839.25	0.00	17,764.93	17,764.93-	0
001-516-10-2100	FICA EXPENSE	54,147.63	72,604.00	31,730.15	40,873.85	44
001-516-10-2200	RETIREMENT	112,905.60	156,201.00	65,882.87	90,318.13	42
001-516-10-2210	BENEFIT ADMIN FEES	117.00	0.00	126.00	126.00-	0
001-516-10-2300	LIFE & HEALTH INSURANCE	96,094.34	145,800.00	55,019.78	90,780.22	38
001-516-10-2600	WORKERS COMPENSATION INSURANCE	2,268.89	3,000.00	2,349.36	650.64	78
001-516-30-3100	PROFESSIONAL SERVICES	961,993.72	846,175.00	201,994.33	644,180.67	24
001-516-30-3450	CLOTHING AND UNIFORMS	0.00	2,500.00	80.49	2,419.51	3
001-516-30-4000	TRAVEL & PER DIEM	4,996.02	13,000.00	3,520.31	9,479.69	27
001-516-30-4100	TELEPHONE EXPENSE	8,818.12	9,000.00	5,728.46	3,271.54	64
001-516-30-4110	IT LICENSING / EQUIPMENT	81,279.35	69,020.00	51,609.95	17,410.05	75
001-516-30-4150	ADVERTISING/RECORDING EXPENSE	23,838.34	35,200.00	22,625.41	12,574.59	64
001-516-30-4200	POSTAGE/TRANSPORTATION FEES	1,242.36	2,000.00	426.73	1,573.27	21

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-516-30-4600	REPAIR & MAINTENANCE	2,274.07	5,000.00	1,277.27	3,722.73	26
001-516-30-4900	MISC. EXPENSE & OTHER CURRENT	16,494.28	5,000.00	255.37	4,744.63	5
001-516-30-4950	CODE ENFORCEMENT	18,694.67	40,000.00	2,365.41	37,634.59	6
001-516-30-5100	OFFICE SUPPLIES	1,900.02	7,000.00	1,266.34	5,733.66	18
001-516-30-5200	OPERATING SUPPLIES	5,367.65	7,000.00	737.50	6,262.50	11
001-516-30-5250	FUEL EXPENSE	471.62	1,800.00	229.28	1,570.72	13
001-516-30-5400	SUBSCRIPTIONS/DUES	2,936.94	4,000.00	1,686.55	2,313.45	42
001-516-30-5500	TRAINING	6,929.09	25,000.00	2,469.40	22,530.60	10
516 DEVELOPMENT SERVICES:		2,110,589.65	2,412,368.00	866,156.28	1,546,211.72	36
001-518-00-0000	INFORMATION TECHNOLOGY DEPARTMENT	0.00	0.00	0.00	0.00	0
001-518-10-1200	SALARIES	212,735.02	274,463.00	123,306.97	151,156.03	45
001-518-10-1500	SICK LEAVE	6,178.18	0.00	8,351.87	8,351.87-	0
001-518-10-1600	VACATION PAY	13,343.88	0.00	6,229.37	6,229.37-	0
001-518-10-1800	HOLIDAY PAY	6,506.29	0.00	4,854.28	4,854.28-	0
001-518-10-2100	FICA EXPENSE	17,894.14	21,274.00	10,801.97	10,472.03	51
001-518-10-2200	RETIREMENT	32,440.13	37,411.00	19,455.95	17,955.05	52
001-518-10-2300	LIFE & HEALTH INSURANCE	33,567.97	43,200.00	21,908.55	21,291.45	51
001-518-10-2600	WORKERS COMPENSATION INSURANCE	302.51	500.00	418.97	81.03	84
001-518-30-3100	PROFESSIONAL SERVICES	12,452.00	45,000.00	7,690.58	37,309.42	17
001-518-30-3400	OTHER CONTRACTUAL SERVICES	4,650.67	11,000.00	0.00	11,000.00	0
001-518-30-4000	TRAVEL & PER DIEM	2,295.56	7,500.00	975.07	6,524.93	13
001-518-30-4100	TELEPHONE EXPENSE	7,740.25	8,500.00	4,122.81	4,377.19	48
001-518-30-4110	IT LICENSING / EQUIPMENT	13,300.85	26,310.00	9,725.58	16,584.42	37
001-518-30-4200	POSTAGE/TRANSPORTATION FEES	25.53	250.00	0.00	250.00	0
001-518-30-4300	UTILITIES EXPENSE	1,596.64	2,300.00	0.00	2,300.00	0
001-518-30-4600	REPAIR & MAINTENANCE	1,057.34	2,500.00	97.22	2,402.78	4

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-518-30-4900	MISC. EXPENSE & OTHER CURRENT	583.00	500.00	0.00	500.00	0
001-518-30-5100	OFFICE SUPPLIES	746.44	1,200.00	19.54	1,180.46	2
001-518-30-5200	OPERATING SUPPLIES	5,070.20	7,500.00	433.81	7,066.19	6
001-518-30-5400	SUBSCRIPTIONS/DUES	522.33	2,500.00	300.00	2,200.00	12
001-518-30-5500	TRAINING	1,449.00	12,000.00	737.42	11,262.58	6
001-518-30-5550	LICENSING	13,457.69	50,000.00	6,504.63	43,495.37	13
001-518-60-6400	CAP. IMPROVEMENTS-MACHINERY/EQUIP	8,505.59	0.00	0.00	0.00	0
	518 INFORMATION TECHNOLOGY DEPARTMENT	396,421.21	553,908.00	225,934.59	327,973.41	41
001-519-00-0000	HUMAN RESOURCE DEPARTMENT:	0.00	0.00	0.00	0.00	0
001-519-10-1200	SALARIES	161,529.54	216,128.00	104,479.38	111,648.62	48
001-519-10-1500	SICK LEAVE	6,062.51	0.00	1,604.48	1,604.48-	0
001-519-10-1600	VACATION PAY	7,752.71	0.00	4,747.28	4,747.28-	0
001-519-10-1800	HOLIDAY PAY	6,595.46	0.00	5,286.32	5,286.32-	0
001-519-10-2100	FICA EXPENSE	13,918.15	16,751.00	8,883.03	7,867.97	53
001-519-10-2200	RETIREMENT	24,720.40	29,460.00	15,826.76	13,633.24	54
001-519-10-2210	BENEFIT ADMIN FEES	54.00	0.00	63.00	63.00-	0
001-519-10-2300	LIFE & HEALTH INSURANCE	20,947.66	32,400.00	15,368.19	17,031.81	47
001-519-10-2600	WORKERS COMPENSATION INSURANCE	166.34	350.00	246.71	103.29	70
001-519-30-3100	PROFESSIONAL SERVICES	13,401.25	15,000.00	0.00	15,000.00	0
001-519-30-3400	OTHER CONTRACTUAL SERVICES	5,601.33	6,650.00	2,704.35	3,945.65	41
001-519-30-4000	TRAVEL & PER DIEM	2,888.74	8,500.00	1,120.38	7,379.62	13
001-519-30-4100	TELEPHONE EXPENSE	5,300.79	5,000.00	2,645.16	2,354.84	53
001-519-30-4110	IT LICENSING / EQUIPMENT	45,221.68	60,400.00	21,465.19	38,934.81	36
001-519-30-4150	ADVERTISING/RECRUITING	9,023.88	8,500.00	2,863.67	5,636.33	34
001-519-30-4200	POSTAGE/TRANSPORTATION FEES	158.23	500.00	114.19	385.81	23
001-519-30-4300	UTILITIES EXPENSE	1,596.65	2,300.00	660.96	1,639.04	29

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-519-30-4600	REPAIR & MAINTENANCE	5,487.30	5,500.00	2,693.16	2,806.84	49
001-519-30-4800	EMPLOYEE PROGRAMS	12,661.68	18,740.00	10,941.73	7,798.27	58
001-519-30-4900	MISC. EXPENSE & OTHER CURRENT	752.29	1,000.00	36.97	963.03	4
001-519-30-5100	OFFICE SUPPLIES	1,828.70	1,500.00	647.12	852.88	43
001-519-30-5200	OPERATING SUPPLIES	2,759.59	4,950.00	920.66	4,029.34	19
001-519-30-5250	FUEL EXPENSE	262.89	600.00	135.48	464.52	23
001-519-30-5400	SUBSCRIPTIONS/DUES	1,679.68	2,060.00	1,634.00	426.00	79
001-519-30-5500	TRAINING	3,676.73	5,330.00	3,372.00	1,958.00	63
001-519-30-5501	STAFF TRAINING PROGRAMS	1,233.93	6,650.00	526.30	6,123.70	8
519 HUMAN RESOURCE DEPARTMENT:		355,282.11	448,269.00	208,986.47	239,282.53	47
001-521-00-0000	POLICE DEPARTMENT:	0.00	0.00	0.00	0.00	0
001-521-10-1200	SALARIES	3,006,269.68	4,992,735.00	1,847,559.18	3,145,175.82	37
001-521-10-1220	UNIFORM ALLOWANCE	16,530.00	21,565.00	8,720.00	12,845.00	40
001-521-10-1250	ON CALL	11,550.00	13,000.00	6,875.00	6,125.00	53
001-521-10-1260	SHIFT DIFFERENTIAL	14,784.74	20,100.00	8,809.74	11,290.26	44
001-521-10-1300	OVERTIME	147,305.59	160,000.00	81,327.25	78,672.75	51
001-521-10-1500	SICK LEAVE	68,753.71	0.00	58,887.06	58,887.06-	0
001-521-10-1600	VACATION PAY	134,587.42	0.00	73,545.13	73,545.13-	0
001-521-10-1700	INCENTIVE PAY	26,280.00	56,000.00	13,960.00	42,040.00	25
001-521-10-1800	HOLIDAY PAY	111,346.00	0.00	87,570.96	87,570.96-	0
001-521-10-1820	HOLIDAY PREMIUM	100,436.45	100,000.00	158,500.39	58,500.39-	158
001-521-10-2100	FICA EXPENSE	278,422.76	378,514.00	179,905.86	198,608.14	48
001-521-10-2200	RETIREMENT	1,110,463.49	1,563,616.00	707,956.85	855,659.15	45
001-521-10-2210	BENEFIT ADMIN FEES	531.00	0.00	468.00	468.00-	0
001-521-10-2300	LIFE & HEALTH INSURANCE	467,259.60	756,000.00	275,727.38	480,272.62	36
001-521-10-2600	WORKERS COMPENSATION INSURANCE	113,444.82	120,000.00	93,974.37	26,025.63	78

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-521-30-3100	PROFESSIONAL SERVICES	48,179.45	52,000.00	14,024.37	37,975.63	27
001-521-30-3400	OTHER CONTRACTUAL SERVICES	39,271.02	92,000.00	22,684.30	69,315.70	25
001-521-30-3450	CLOTHING AND UNIFORMS	18,236.27	25,000.00	4,477.05	20,522.95	18
001-521-30-3500	INVESTIGATIONS	9,528.29	17,000.00	6,274.10	10,725.90	37
001-521-30-4000	TRAVEL & PER DIEM	13,720.41	15,000.00	5,323.14	9,676.86	35
001-521-30-4100	TELEPHONE EXPENSE	68,555.66	107,000.00	35,660.63	71,339.37	33
001-521-30-4110	IT LICENSING / EQUIPMENT	258,989.36	253,830.00	57,741.69	196,088.31	23
001-521-30-4200	POSTAGE/TRANSPORTATION FEES	512.68	2,000.00	186.34	1,813.66	9
001-521-30-4300	UTILITIES EXPENSE	60,415.67	65,000.00	30,168.81	34,831.19	46
001-521-30-4400	RENTAL & LEASING	1,452.57	5,000.00	1,251.11	3,748.89	25
001-521-30-4600	REPAIR & MAINTENANCE	70,695.80	90,000.00	26,182.57	63,817.43	29
001-521-30-4900	MISC. EXPENSE & OTHER CURRENT	0.00	4,000.00	0.00	4,000.00	0
001-521-30-4960	BOOT ALLOWANCE	2,368.21	11,000.00	1,269.71	9,730.29	12
001-521-30-5100	OFFICE SUPPLIES	2,172.11	5,000.00	1,188.26	3,811.74	24
001-521-30-5200	OPERATING SUPPLIES	51,989.82	85,000.00	45,688.18	39,311.82	54
001-521-30-5250	FUEL EXPENSE	154,018.57	200,000.00	79,164.97	120,835.03	40
001-521-30-5400	SUBSCRIPTIONS/DUES	1,678.55	4,500.00	3,731.63	768.37	83
001-521-30-5500	TRAINING	14,045.20	40,000.00	16,889.55	23,110.45	42
001-521-60-6400	CAP. IMPROVEMENT-MACHINERY	530,245.09	466,400.00	254,006.26	212,393.74	54
	521 POLICE DEPARTMENT:	6,954,039.99	9,721,260.00	4,209,699.84	5,511,560.16	43
001-541-00-0000	PUBLIC WORKS/STREET DEPT.	0.00	0.00	0.00	0.00	0
001-541-10-1200	SALARIES	1,282,196.57	1,593,584.00	699,243.29	894,340.71	44
001-541-10-1250	ON CALL	6,400.00	6,500.00	3,500.00	3,000.00	54
001-541-10-1300	OVERTIME	22,268.31	12,000.00	12,169.82	169.82-	101
001-541-10-1500	SICK LEAVE	52,339.30	0.00	34,979.71	34,979.71-	0
001-541-10-1600	VACATION PAY	77,708.85	0.00	36,796.05	36,796.05-	0

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-541-10-1800	HOLIDAY PAY	48,153.59	0.00	34,715.80	34,715.80-	0
001-541-10-1820	HOLIDAY PREMIUM	2,243.29	0.00	48,123.53	48,123.53-	0
001-541-10-2100	FICA EXPENSE	114,024.95	123,526.00	66,298.89	57,227.11	54
001-541-10-2200	RETIREMENT	236,602.74	247,428.00	137,712.68	109,715.32	56
001-541-10-2210	BENEFIT ADMIN FEES	40.50	0.00	67.50	67.50-	0
001-541-10-2300	LIFE & HEALTH INSURANCE	218,840.33	280,800.00	126,817.01	153,982.99	45
001-541-10-2600	WORKERS COMPENSATION INSURANCE	37,814.94	40,000.00	31,324.81	8,675.19	78
001-541-30-3100	PROFESSIONAL SERVICES	201,498.54	393,321.23	97,440.53	295,880.70	25
001-541-30-3400	OTHER CONTRACTUAL SERVICES	947,306.39	368,100.00	155,866.10	212,233.90	42
001-541-30-3440	RIGHT-OF-WAY MAINTENANCE	397,332.85	450,800.00	136,224.44	314,575.56	30
001-541-30-3450	CLOTHING AND UNIFORMS	8,463.51	8,000.00	3,391.50	4,608.50	42
001-541-30-4000	TRAVEL & PER DIEM	549.26	2,500.00	171.17	2,328.83	7
001-541-30-4100	TELEPHONE EXPENSE	25,622.35	24,600.00	12,558.84	12,041.16	51
001-541-30-4110	IT LICENSING / EQUIPMENT	58,906.96	92,430.00	36,245.89	56,184.11	39
001-541-30-4200	POSTAGE/TRANSPORTATION FEES	67.09	150.00	8.00	142.00	5
001-541-30-4300	UTILITIES EXPENSE	30,672.03	26,200.00	14,188.97	12,011.03	54
001-541-30-4350	VILLAGES STREET LIGHTING	609,549.02	1,332,400.00	849,763.22	482,636.78	64
001-541-30-4400	RENTAL & LEASING	24,472.05	7,580.00	15,000.92	7,420.92-	198
001-541-30-4600	REPAIR & MAINTENANCE	54,591.59	51,500.00	41,595.75	9,904.25	81
001-541-30-4601	REPAIR & MAINTENANCE - BUILDINGS	5,656.09	20,000.00	1,685.73	18,314.27	8
001-541-30-4603	PAVEMENT PRESERVATION/REHABILITATION	435,942.74	1,501,709.06	551,192.47	950,516.59	37
001-541-30-4900	MISC. EXPENSE & OTHER CURRENT	0.00	3,000.00	0.00	3,000.00	0
001-541-30-4940	LANDFILL DISPOSAL FEES	4,791.05	6,000.00	1,854.24	4,145.76	31
001-541-30-4960	BOOT ALLOWANCE	3,181.87	4,030.00	2,216.48	1,813.52	55
001-541-30-5100	OFFICE SUPPLIES	2,044.76	3,000.00	1,005.12	1,994.88	34
001-541-30-5200	OPERATING SUPPLIES	72,811.12	70,000.00	40,253.96	29,746.04	58
001-541-30-5250	FUEL EXPENSE	29,354.78	35,000.00	15,839.16	19,160.84	45

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-541-30-5400	SUBSCRIPTIONS/DUES	6,866.51	11,350.00	3,197.28	8,152.72	28
001-541-30-5500	TRAINING	12,335.76	31,100.00	5,967.76	25,132.24	19
001-541-60-6115	CITY HALL / ANNEX REHAB	19,543.08	0.00	0.00	0.00	0
001-541-60-6200	CAP. IMPROVEMENT-BUILDINGS	51,526.72	0.00	0.00	0.00	0
001-541-60-6300	CAPITAL IMPROVEMENT-OTHER	74,069.96	0.00	0.00	0.00	0
001-541-60-6400	CAP. IMPROVEMENT-MACHINERY	228,974.86	73,500.00	67,369.44	6,130.56	92
001-541-60-6681	PRINCIPAL-EQUIPMENT LEASE	29,231.37	0.00	0.00	0.00	0
001-541-60-6691	INTEREST-EQUIPMENT LEASE	1,100.13	0.00	0.00	0.00	0
541 PUBLIC WORKS/STREET DEPT.		5,435,095.81	6,820,108.29	3,284,786.06	3,535,322.23	48
001-549-00-0000	FLEET MAINTENANCE DEPT:	0.00	0.00	0.00	0.00	0
001-549-10-1200	SALARIES	238,915.58	297,335.00	140,564.72	156,770.28	47
001-549-10-1300	OVERTIME	357.18	1,500.00	0.00	1,500.00	0
001-549-10-1500	SICK LEAVE	8,446.78	0.00	591.11	591.11-	0
001-549-10-1600	VACATION PAY	18,481.69	0.00	12,238.78	12,238.78-	0
001-549-10-1800	HOLIDAY PAY	9,390.89	0.00	6,582.99	6,582.99-	0
001-549-10-2100	FICA EXPENSE	21,082.21	23,048.00	12,238.33	10,809.67	53
001-549-10-2200	RETIREMENT	37,440.18	40,530.00	21,804.87	18,725.13	54
001-549-10-2210	BENEFIT ADMIN FEES	108.00	0.00	31.50	31.50-	0
001-549-10-2300	LIFE & HEALTH INSURANCE	45,166.45	54,000.00	26,433.53	27,566.47	49
001-549-10-2600	WORKERS COMPENSATION INSURANCE	12,403.31	15,000.00	11,746.79	3,253.21	78
001-549-30-3100	PROFESSIONAL SERVICES	0.00	500.00	0.00	500.00	0
001-549-30-3400	OTHER CONTRACTUAL SERVICES	7,426.80	10,200.00	2,688.48	7,511.52	26
001-549-30-3450	CLOTHING AND UNIFORMS	2,665.16	3,500.00	1,140.01	2,359.99	33
001-549-30-4000	TRAVEL & PER DIEM	0.00	100.00	0.00	100.00	0
001-549-30-4100	TELEPHONE EXPENSE	1,948.97	3,500.00	1,117.33	2,382.67	32
001-549-30-4110	IT LICENSING / EQUIPMENT	23,006.69	52,580.00	16,459.45	36,120.55	31

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-549-30-4200	POSTAGE/TRANSPORTATION FEES	24.20	100.00	0.00	100.00	0
001-549-30-4300	UTILITIES EXPENSE	4,372.77	7,000.00	2,397.73	4,602.27	34
001-549-30-4400	RENTAL & LEASING	1,590.38	2,500.00	1,511.63	988.37	60
001-549-30-4600	REPAIR & MAINTENANCE	4,486.40	5,000.00	554.42	4,445.58	11
001-549-30-4900	MISC. EXPENSE & OTHER CURRENT	0.00	100.00	0.00	100.00	0
001-549-30-4960	BOOT ALLOWANCE	350.00	700.00	175.00	525.00	25
001-549-30-5100	OFFICE SUPPLIES	386.62	1,500.00	152.99	1,347.01	10
001-549-30-5200	OPERATING SUPPLIES	36,521.67	80,000.00	41,141.24	38,858.76	51
001-549-30-5250	FUEL EXPENSE	3,375.55	4,000.00	1,756.44	2,243.56	44
001-549-30-5400	SUBSCRIPTIONS/DUES	314.00	800.00	248.00	552.00	31
001-549-30-5500	TRAINING	575.00	2,500.00	1,050.00	1,450.00	42
001-549-60-6400	CAP. IMPROVEMENTS-MACHINERY/EQUIP	28,196.44	0.00	0.00	0.00	0
549 FLEET MAINTENANCE DEPT:		507,032.92	605,993.00	302,625.34	303,367.66	50
001-572-00-0000	PARKS & RECREATION:	0.00	0.00	0.00	0.00	0
001-572-10-1200	SALARIES	662,626.42	1,056,402.00	392,120.95	664,281.05	37
001-572-10-1250	ON CALL	5,900.00	6,500.00	3,500.00	3,000.00	54
001-572-10-1300	OVERTIME	11,799.47	2,000.00	7,858.54	5,858.54-	393
001-572-10-1500	SICK LEAVE	14,672.97	0.00	9,594.64	9,594.64-	0
001-572-10-1600	VACATION PAY	33,372.18	0.00	17,268.75	17,268.75-	0
001-572-10-1800	HOLIDAY PAY	23,382.46	0.00	19,107.43	19,107.43-	0
001-572-10-1820	HOLIDAY PREMIUM	3,552.27	0.00	0.00	0.00	0
001-572-10-2100	FICA EXPENSE	58,247.79	76,642.00	34,383.14	42,258.86	45
001-572-10-2200	RETIREMENT	100,839.03	171,109.00	61,260.06	109,848.94	36
001-572-10-2210	BENEFIT ADMIN FEES	18.00	0.00	63.00	63.00-	0
001-572-10-2300	LIFE & HEALTH INSURANCE	135,894.81	216,000.00	84,479.14	131,520.86	39
001-572-10-2600	WORKERS COMPENSATION INSURANCE	9,831.92	13,000.00	10,180.53	2,819.47	78

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-572-30-3100	PROFESSIONAL SERVICES	7,134.60	14,000.00	2,780.89	11,219.11	20
001-572-30-3400	OTHER CONTRACTUAL SERVICES	172,400.28	204,900.00	98,605.03	106,294.97	48
001-572-30-3450	CLOTHING AND UNIFORMS	7,495.37	10,150.00	3,398.87	6,751.13	33
001-572-30-4000	TRAVEL & PER DIEM	580.34	4,550.00	36.34	4,513.66	1
001-572-30-4100	TELEPHONE EXPENSE	30,076.33	28,500.00	16,744.40	11,755.60	59
001-572-30-4110	IT LICENSING / EQUIPMENT	43,658.29	44,000.00	22,206.30	21,793.70	50
001-572-30-4150	ADVERTISING AND PROMOTIONS	24,109.30	25,000.00	14,642.82	10,357.18	59
001-572-30-4200	POSTAGE/TRANSPORTATION FEES	11.25	150.00	9.38	140.62	6
001-572-30-4300	UTILITIES EXPENSE	39,366.62	40,000.00	19,384.30	20,615.70	48
001-572-30-4400	RENTAL & LEASING	8,242.82	6,900.00	2,882.77	4,017.23	42
001-572-30-4600	REPAIR & MAINTENANCE	68,872.93	100,750.00	27,595.55	73,154.45	27
001-572-30-4601	REPAIR & MAINTENANCE - BUILDINGS	26,032.18	38,000.00	1,568.26	36,431.74	4
001-572-30-4610	BAKER HOUSE MAINTENANCE	1,803.37	10,000.00	148.43	9,851.57	1
001-572-30-4620	BAKER HOUSE OPERATIONS-OTHER MISC.	2,379.63	5,300.00	1,479.18	3,820.82	28
001-572-30-4630	BAKER HOUSE SPECIAL EVENTS	7,886.54	12,000.00	6,637.54	5,362.46	55
001-572-30-4900	MISC. EXPENSE & OTHER CURRENT	88.26-	5,000.00	169.96	4,830.04	3
001-572-30-4910	SPECIAL EVENTS	136,448.14	170,000.00	96,382.68	73,617.32	57
001-572-30-4915	ATHLETIC LEAGUES & ACTIVITIES	104,460.49	109,400.00	79,052.34	30,347.66	72
001-572-30-4920	YOUTH CAMPS & PROGRAMS	20,292.81	52,500.00	4,436.94	48,063.06	8
001-572-30-4960	BOOT ALLOWANCE	1,224.04	2,450.00	906.37	1,543.63	37
001-572-30-5100	OFFICE SUPPLIES	2,908.67	4,500.00	1,575.00	2,925.00	35
001-572-30-5200	OPERATING SUPPLIES	74,262.12	88,500.00	44,051.14	44,448.86	50
001-572-30-5250	FUEL EXPENSE	23,953.89	25,000.00	8,783.56	16,216.44	35
001-572-30-5280	LANDSCAPING	12,730.17	62,000.00	17,747.17	44,252.83	29
001-572-30-5400	SUBSCRIPTIONS/DUES	867.83	3,210.00	975.00	2,235.00	30
001-572-30-5500	TRAINING	7,536.23	8,500.00	3,076.80	5,423.20	36
001-572-60-6200	CAP. IMPROVEMENT-BUILDINGS	9,772.26	0.00	0.00	0.00	0

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-572-60-6300	CAPITAL IMPROVEMENT-OTHER	8,999.92	0.00	0.00	0.00	0
001-572-60-6400	CAP. IMPROVEMENT-MACHINERY	105,095.10	132,100.00	121,352.04	10,747.96	92
	572 PARKS & RECREATION:	2,008,650.58	2,749,013.00	1,236,445.24	1,512,567.76	45
001-575-00-0000	COMMUNITY CENTER:	0.00	0.00	0.00	0.00	0
001-575-10-1200	SALARIES	75,050.33	129,843.00	49,727.87	80,115.13	38
001-575-10-1300	OVERTIME	225.00	0.00	0.00	0.00	0
001-575-10-1500	SICK LEAVE	0.00	0.00	171.00	171.00-	0
001-575-10-1600	VACATION PAY	0.00	0.00	299.66	299.66-	0
001-575-10-1800	HOLIDAY PAY	197.00	0.00	820.44	820.44-	0
001-575-10-1820	HOLIDAY PREMIUM	0.00	0.00	45.48	45.48-	0
001-575-10-2100	FICA EXPENSE	5,774.00	10,070.00	3,906.42	6,163.58	39
001-575-10-2200	RETIREMENT	9,241.71	17,700.00	6,020.45	11,679.55	34
001-575-10-2300	LIFE & HEALTH INSURANCE	9.50	0.00	57.00	57.00-	0
001-575-30-3100	PROFESSIONAL SERVICES	176.29	3,000.00	0.00	3,000.00	0
001-575-30-3400	OTHER CONTRACTUAL SERVICES	20,173.73	15,000.00	11,036.78	3,963.22	74
001-575-30-3450	CLOTHING AND UNIFORMS	845.36	1,200.00	0.00	1,200.00	0
001-575-30-4100	TELEPHONE EXPENSE	0.00	6,680.00	540.00	6,140.00	8
001-575-30-4200	POSTAGE/TRANSPORTATION FEES	3.30	150.00	0.00	150.00	0
001-575-30-4300	UTILITIES EXPENSE	56,441.03	45,000.00	26,384.97	18,615.03	59
001-575-30-4400	RENTAL & LEASING	2,210.33	4,500.00	923.51	3,576.49	21
001-575-30-4600	REPAIR & MAINTENANCE	49,583.59	50,000.00	12,201.68	37,798.32	24
001-575-30-5100	OFFICE SUPPLIES	504.23	1,000.00	0.00	1,000.00	0
001-575-30-5200	OPERATING SUPPLIES	18,789.56	20,000.00	16,747.22	3,252.78	84
001-575-30-5400	SUBSCRIPTIONS/DUES	100.00	100.00	0.00	100.00	0
001-575-60-6200	CAP. IMPROVEMENT-BUILDINGS	43,000.03	56,900.70	57,263.81	363.11-	101
	575 COMMUNITY CENTER:	282,324.99	361,143.70	186,146.29	174,997.41	52

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
001-580-90-9901	CONTINGENCY RESERVE-GEN FUND	0.00	3,917,539.51	0.00	3,917,539.51	0
001-581-00-1040	TRANSFER TO EXPANDED CRA	215,690.00	231,880.00	0.00	231,880.00	0
001-581-00-4020	TRANSFER TO UTILITY CAP PROJECTS FUND	3,000,000.00	6,000,000.00	0.00	6,000,000.00	0
001-581-90-3010	TRANSFER TO CAPITAL PROJECT FUND	15,700,000.00	10,000,000.00	0.00	10,000,000.00	0
581 Total		18,915,690.00	16,231,880.00	0.00	16,231,880.00	0
GENERAL FUND Expenditure Totals		40,014,816.99	47,367,960.00	12,469,390.74	34,898,569.26	26

001 GENERAL FUND	Prior	YTD
Revenues:	35,925,427.85	28,989,007.88
Expenditures:	40,014,816.99	12,469,390.74
Net Income:	4,089,389.14-	16,519,617.14

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
101-361-1350	INTEREST EARNED	255.76	200.00	122.82	77.18-	61
101-366-1350	CONTRIBUTIONS/DUES	1,310.00	2,000.00	1,205.00	795.00-	60
101-366-1360	GRAVE OPENING PERMITS	750.00	600.00	750.00	150.00	125
101-389-5000	NON-OPER/ CEMETERY RESERVES FORWAR	0.00	64,000.00	0.00	64,000.00-	0
CEMETERY FUND Revenue Totals		2,315.76	66,800.00	2,077.82	64,722.18-	3

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
101-569-00-0000	GREENWOOD CEMETERY:	0.00	0.00	0.00	0.00	0
101-569-30-4600	REPAIR & MAINTENANCE	0.00	500.00	0.00	500.00	0
101-569-30-4900	MISC. EXPENSE & OTHER CURRENT	0.00	200.00	7.53	192.47	4
101-569-30-5200	OPERATING SUPPLIES	0.00	100.00	0.00	100.00	0
569 GREENWOOD CEMETERY:		0.00	800.00	7.53	792.47	1
101-580-90-9999	CONTINGENCY	0.00	66,000.00	0.00	66,000.00	0
CEMETERY FUND Expenditure Totals		0.00	66,800.00	7.53	66,792.47	0

101 CEMETERY FUND	Prior	YTD
Revenues:	2,315.76	2,077.82
Expenditures:	0.00	7.53
Net Income:	2,315.76	2,070.29

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
104-361-0000	INTEREST	17,309.79	5,000.00	12,127.23	7,127.23	243
104-369-9000	TAX INCREMENT FINANCING - SUM CTY	395,695.00	405,500.00	0.00	405,500.00-	0
104-382-0010	TRANSFER FROM GENERAL	215,690.00	231,880.00	0.00	231,880.00-	0
104-389-5006	CASH FORWARD - CRA DISTRICT	0.00	1,964,000.00	0.00	1,964,000.00-	0
COMMUNITY REDEVELOPMENT Revenue Tot		628,694.79	2,606,380.00	12,127.23	2,594,252.77 -	0

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
104-550-00-0000	COMM REDEVELOPMENT DEPT.:	0.00	0.00	0.00	0.00	0
104-550-10-1200	SALARIES	45,480.57	73,893.00	23,095.63	50,797.37	31
104-550-10-1500	SICK LEAVE	773.95	0.00	1,916.74	1,916.74-	0
104-550-10-1600	VACATION PAY	4,837.72	0.00	3,543.91	3,543.91-	0
104-550-10-1800	HOLIDAY PAY	1,831.18	0.00	1,279.00	1,279.00-	0
104-550-10-2100	FICA EXPENSE	4,048.66	5,659.00	2,282.37	3,376.63	40
104-550-10-2200	RETIREMENT	18,269.18	25,510.00	10,299.12	15,210.88	40
104-550-10-2300	LIFE & HEALTH INSURANCE	3,784.56	3,888.00	2,184.40	1,703.60	56
104-550-30-4000	TRAVEL & PER DIEM	0.00	750.00	0.00	750.00	0
104-550-30-5400	SUBSCRIPTIONS/DUES	175.00	200.00	0.00	200.00	0
104-550-30-5500	TRAINING	0.00	1,500.00	0.00	1,500.00	0
104-550-60-6330	FACADE IMPROVEMENT GRANT	3,891.36	40,000.00	2,180.00	37,820.00	5
104-550-60-6390	OTHER MISC PROJECTS	0.00	500,000.00	0.00	500,000.00	0
104-550-70-7303	DEMOLITIONS	0.00	25,000.00	0.00	25,000.00	0
104-550-70-7307	MISC. OTHER PROJECTS	8,679.00	0.00	0.00	0.00	0
550 COMM REDEVELOPMENT DEPT.:		91,771.18	676,400.00	46,781.17	629,618.83	7
104-580-90-9904	CONTINGENCY - CRA DISTRICT	0.00	1,929,980.00	0.00	1,929,980.00	0
COMMUNITY REDEVELOPMENT Expenditure		91,771.18	2,606,380.00	46,781.17	2,559,598.83	2

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

104 COMMUNITY REDEVELOPMENT	Prior	YTD
Revenues:	628,694.79	12,127.23
Expenditures:	91,771.18	46,781.17
Net Income:	536,923.61	34,653.94-

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
105-361-0000	INTEREST	13.58	100.00	9.75	90.25-	10
105-369-0058	DONATIONS	27,072.00	15,000.00	22,530.00	7,530.00	150
105-389-5010	CASH FORWARD - BAKER HOUSE	0.00	76,800.00	0.00	76,800.00-	0
BAKER HOUSE Revenue Totals		27,085.58	91,900.00	22,539.75	69,360.25-	24

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
105-576-00-0000	BAKER HOUSE DEPARTMENT:	0.00	0.00	0.00	0.00	0
105-576-30-4620	BAKER HOUSE OPERATIONS	79.09	900.00	13.47	886.53	2
105-580-90-9910	CONTINGENCY - BAKER HOUSE	0.00	91,000.00	0.00	91,000.00	0
BAKER HOUSE Expenditure Totals		79.09	91,900.00	13.47	91,886.53	0

105 BAKER HOUSE	Prior	YTD
Revenues:	27,085.58	22,539.75
Expenditures:	79.09	13.47
Net Income:	27,006.49	22,526.28

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
107-341-3004	RECREATION IMPACT FEES	301,196.34	300,000.00	151,714.62	148,285.38-	51
107-361-0000	INTEREST	10,584.59	2,000.00	6,924.66	4,924.66	346
107-389-5004	CASH FORWARD - P & R IMPACT FEE	0.00	972,500.00	0.00	972,500.00-	0
RECREATION IMPACT FEES Revenue Totals		311,780.93	1,274,500.00	158,639.28	1,115,860.72-	12

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
107-572-00-0000	RECREATION IMPACT FEES:	0.00	0.00	0.00	0.00	0
107-580-90-9903	CONTINGENCY - P&R IMPACT FEES	0.00	1,274,500.00	0.00	1,274,500.00	0
RECREATION IMPACT FEES Expenditure Tota		0.00	1,274,500.00	0.00	1,274,500.00	0

107 RECREATION IMPACT FEES	Prior	YTD
Revenues:	311,780.93	158,639.28
Expenditures:	0.00	0.00
Net Income:	311,780.93	158,639.28

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
108-341-3001	LAW ENFORCEMENT IMPACT FEES	1,064,545.58	1,240,000.00	664,914.74	575,085.26-	54
108-361-0000	INTEREST	207.47	0.00	111.52	111.52	0
108-389-5002	CASH FORWARD - POLICE IMPACT FEE	0.00	1,925,300.00	0.00	1,925,300.00-	0
LAW ENFORCEMENT IMPACT FEES Revenue		1,064,753.05	3,165,300.00	665,026.26	2,500,273.74-	21

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
108-521-00-0000	LAW ENFORCEMENT IMPACT FEES:	0.00	0.00	0.00	0.00	0
108-521-30-4900	MISC. EXPENSE & OTHER CURRENT	406.87	0.00	201.97	201.97-	0
108-521-60-6200	CAP.IMPROVEMENT-BUILDINGS	0.00	400,000.00	0.00	400,000.00	0
108-521-60-6400	CAP. IMPROVEMENT- MACHINERY & EQUIPM	621,471.89	0.00	0.00	0.00	0
108-521-70-9105	TRANSFER TO GENERAL FUND - LOAN PAYM	412,800.00	412,800.00	0.00	412,800.00	0
521 LAW ENFORCEMENT IMPACT FEES:		1,034,678.76	812,800.00	201.97	812,598.03	0
108-580-90-9902	CONTINGENCY -LAW ENFORCEMENT IMPAC	0.00	2,352,500.00	0.00	2,352,500.00	0
LAW ENFORCEMENT IMPACT Expenditure To		1,034,678.76	3,165,300.00	201.97	3,165,098.03	0

108 LAW ENFORCEMENT IMPACT FEES	Prior	YTD
Revenues:	1,064,753.05	665,026.26
Expenditures:	1,034,678.76	201.97
Net Income:	30,074.29	664,824.29

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
301-331-9000	FEDERAL GRANT REVENUE	0.00	675,000.00	0.00	675,000.00-	0
301-334-9000	STATE GRANT REVENUE	0.00	650,000.00	0.00	650,000.00-	0
301-361-0000	INTEREST	174,366.58	10,000.00	90,412.72	80,412.72	904
301-382-0010	TRANSFER FROM GENERAL FUND	15,700,000.00	10,000,000.00	0.00	10,000,000.00-	0
301-389-5000	NON-OPERATIONAL CASH FORWARD-CAP.IM	0.00	14,598,500.00	0.00	14,598,500.00-	0
CAPITAL IMPROVEMENT FUND Revenue Tot		15,874,366.58	25,933,500.00	90,412.72	25,843,087.28-	0

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
301-500-00-0000	CAPITAL IMPROVEMENT FUND	0.00	0.00	0.00	0.00	0
301-511-60-6201	ANNEX NO. 2 REHAB	41.78	0.00	0.00	0.00	0
301-516-60-6301	DOWNTOWN MASTER PLAN PROJECTS	855,347.76	325,000.00	11,387.58	313,612.42	4
301-516-60-6304	TRAILWINDS FOUNTAIN	559.82	0.00	0.00	0.00	0
516 Total		855,907.58	325,000.00	11,387.58	313,612.42	4

301-521-60-6301	POLICE DEPARTMENT HQ MONUMENT SIGN	21,713.00	0.00	0.00	0.00	0
301-541-60-6101	DRAINAGE PROJECT LAND ACQUISITION	229,393.67	514,420.00	195,813.14	318,606.86	38
301-541-60-6202	MUNICIPAL SERVICES COMPLEX PROJECT	128,115.87	0.00	0.00	0.00	0
301-541-60-6204	PW BUILDING HVAC UPGRADES	110,940.00	0.00	0.00	0.00	0
301-541-60-6206	PUBLIC WORKS DEPARTMENT ANNEX	0.00	100,000.00	0.00	100,000.00	0
301-541-60-6301	PLEASANTDALE REHAB	377,429.51	0.00	0.00	0.00	0
301-541-60-6302	BARWICK REHAB	29,468.20	0.00	0.00	0.00	0
301-541-60-6303	OAK GROVE VILLAGE DRAINAGE IMPROVEM	36,220.00	949,650.00	5,365.96	944,284.04	1
301-541-60-6305	PAVEMENT PRESERVATION PLAN	76,605.04	0.00	0.00	0.00	0
301-541-60-6306	CLAY DRAIN ROAD DESIGN	70,377.00	615,367.00	51,043.00	564,324.00	8

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
301-541-60-6307	JACKSON ST IMPROVEMENTS	45,389.72	1,545,500.00	360,512.16	1,184,987.84	23
301-541-60-6308	HUEY ST IMPROVEMENTS	1,088,856.37	1,577,505.55	1,338,629.61	238,875.94	85
301-541-60-6309	ST CLAIR STREET IMPROVEMENTS	522,957.69	0.00	0.00	0.00	0
301-541-60-6310	DOWNTOWN PARKING GARAGE	6,841,596.54	333,652.59	267,558.74	66,093.85	80
301-541-60-6311	MSC ENTRANCE GATE	33,558.95	0.00	0.00	0.00	0
301-541-60-6312	BROKEN OAK DRIVE	437,327.61	0.00	0.00	0.00	0
541 Total		10,028,236.17	5,636,095.14	2,218,922.61	3,417,172.53	39
301-572-60-6205	RECREATION CENTER AT MLK PARK	156,456.00	224,705.60	1,884.50	222,821.10	1
301-572-60-6302	MILLENNIUM PARK IMPROVEMENTS	227,417.90	13,244,797.00	910,424.21	12,334,372.79	7
301-572-60-6304	LAKE DEATON PIER IMPROVEMENTS	419,016.12	0.00	0.00	0.00	0
301-572-60-6305	CITY HALL COURTYARD REHAB	12,588.00	50,000.00	0.00	50,000.00	0
301-572-60-6306	OXFORD PARK IMPROVEMENTS	0.00	500,000.00	0.00	500,000.00	0
572 Total		815,478.02	14,019,502.60	912,308.71	13,107,193.89	7
301-575-60-6201	COMMUNITY CENTER HVAC UPGRADES	66,745.05	804,000.00	6,450.14	797,549.86	1
301-575-60-6202	COMMUNITY CENTER RENOVATIONS	0.00	100,000.00	5,793.03	94,206.97	6
575 Total		66,745.05	904,000.00	12,243.17	891,756.83	1
301-580-90-9901	CONTINGENCY-CAP.IMPROVEMENT FUND	0.00	48,902.26	0.00	48,902.26	0
301-581-00-4020	TRANSFER TO UTILITY CAP PROJECTS FUND	5,000,000.00	5,000,000.00	0.00	5,000,000.00	0
CAPITAL IMPROVEMENT FUN Expenditure To		16,788,121.60	25,933,500.00	3,154,862.07	22,778,637.93	12
301 CAPITAL IMPROVEMENT FUND		Prior	YTD			
Revenues:		15,874,366.58	90,412.72			

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Expenditures:	<u>16,788,121.60</u>	<u>3,154,862.07</u>
Net Income:	913,755.02-	3,064,449.35-

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
401-343-3100	WATER SALES-OPERATING INCOME	4,153,883.86	4,859,723.00	2,490,605.18	2,369,117.82-	51
401-343-3500	WATER- METER INSTALLATIONS	233,501.32	263,000.00	107,874.17	155,125.83-	41
401-343-3510	WATER- OTHER (ON/OFF FEES)	35,325.00	30,000.00	23,425.00	6,575.00-	78
401-343-3520	WATER INCOME-OTHER	20,439.57	10,000.00	14,289.36	4,289.36	143
401-343-3521	RETURN CHECK BILLINGS	15.00	0.00	15.00	15.00	0
401-343-3550	WATER UTILITY TAX	0.00	0.00	13,371.29	13,371.29	0
401-343-5100	SEWER OPERATING INCOME-BILLINGS	6,906,353.18	9,614,212.00	4,495,763.86	5,118,448.14-	47
401-343-5510	SEWER OTHER MISC	0.00	12,000.00	400.80	11,599.20-	3
401-343-5511	LAND LEASE-TURTLE MOUNT(TOWER)	14,180.34	15,000.00	9,257.50	5,742.50-	62
401-343-5520	TSS/COD WASTEWATER FEES	906,498.38	1,000,000.00	463,975.01	536,024.99-	46
401-343-6100	REUSE WATER OPERATIONS	125,915.18	130,295.00	24,065.56	106,229.44-	18
401-361-0000	INTEREST EARNINGS	93,479.16	25,000.00	40,371.27	15,371.27	161
401-381-1007	TRANSFER FROM 2013 DEBT REFI CONST FL	854,220.00	0.00	0.00	0.00	0
401-381-1011	TRANSFER FROM WATER SDC FUND	537,114.58	0.00	0.00	0.00	0
401-381-1014	TRANSFER FROM SEWER SDC FUND	2,362,221.40	0.00	0.00	0.00	0
401-389-5000	Non-Operational-Cash Forward- W/S	0.00	10,110,000.00	0.00	10,110,000.00-	0
UTILITY FUND Revenue Totals		16,243,146.97	26,069,230.00	7,683,414.00	18,385,816.00-	29

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
401-530-00-0000	PHYSICAL ENVIRONMENT/ADMIN:	0.00	0.00	0.00	0.00	0
401-530-10-1200	SALARIES	153,014.39	194,926.00	88,702.48	106,223.52	46
401-530-10-1500	SICK LEAVE	9,675.56	0.00	4,204.93	4,204.93-	0
401-530-10-1600	VACATION PAY	11,520.36	0.00	5,633.78	5,633.78-	0
401-530-10-1800	HOLIDAY PAY	6,282.02	0.00	4,418.24	4,418.24-	0
401-530-10-2100	FICA EXPENSE	13,775.56	15,111.00	7,851.44	7,259.56	52
401-530-10-2200	RETIREMENT	24,522.79	26,570.00	14,033.26	12,536.74	53

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
401-530-10-2210	BENEFIT ADMIN FEES	27.00	0.00	27.00	27.00-	0
401-530-10-2300	LIFE & HEALTH INSURANCE	35,371.45	43,200.00	21,784.79	21,415.21	50
401-530-10-2600	WORKERS COMPENSATION INSURANCE	1,512.62	1,600.00	1,253.02	346.98	78
401-530-30-3100	PROFESSIONAL SERVICES	1,205.00	3,000.00	0.00	3,000.00	0
401-530-30-3200	ACCOUNTING & AUDITING FEES	22,500.00	35,000.00	28,012.50	6,987.50	80
401-530-30-3400	OTHER CONTRACTUAL SERVICES	31,354.14	35,750.00	17,438.04	18,311.96	49
401-530-30-4000	TRAVEL & PER DIEM	0.00	500.00	0.00	500.00	0
401-530-30-4100	TELEPHONE EXPENSE	5,094.77	5,400.00	2,665.61	2,734.39	49
401-530-30-4110	IT LICENSING / EQUIPMENT	35,983.74	45,520.00	27,270.97	18,249.03	60
401-530-30-4200	POSTAGE/TRANSPORTATION FEES	31,457.27	32,800.00	10,908.24	21,891.76	33
401-530-30-4300	UTILITIES EXPENSE	17,689.80	20,000.00	7,285.88	12,714.12	36
401-530-30-4400	RENTAL & LEASING	3,806.53	3,750.00	788.83	2,961.17	21
401-530-30-4500	GENERAL INSURANCE	316,165.89	450,000.00	363,218.00	86,782.00	81
401-530-30-4600	REPAIR & MAINTENANCE	23,424.12	31,950.00	5,662.48	26,287.52	18
401-530-30-4900	MISC. EXPENSE & OTHER CURRENT	18,373.19	16,200.00	9,412.80	6,787.20	58
401-530-30-5100	OFFICE SUPPLIES	527.17	1,000.00	140.39	859.61	14
401-530-30-5200	OPERATING SUPPLIES	5,465.63	5,500.00	3,284.91	2,215.09	60
401-530-30-5400	SUBSCRIPTIONS/DUES	409.86	500.00	0.00	500.00	0
401-530-30-5500	TRAINING	760.00	2,000.00	380.00	1,620.00	19
530 PHYSICAL ENVIRONMENT/ADMIN:		769,918.86	970,277.00	624,377.59	345,899.41	64
401-533-00-0000	WATER DEPARTMENT:	0.00	0.00	0.00	0.00	0
401-533-10-1200	SALARIES	773,366.29	1,255,075.00	448,367.27	806,707.73	36
401-533-10-1250	ON CALL	12,800.00	14,000.00	6,500.00	7,500.00	46
401-533-10-1260	SHIFT DIFFERENTIAL	0.00	5,200.00	0.00	5,200.00	0
401-533-10-1300	OVERTIME	15,771.12	15,000.00	11,706.37	3,293.63	78
401-533-10-1500	SICK LEAVE	26,918.54	0.00	18,350.13	18,350.13-	0

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
401-533-10-1600	VACATION PAY	37,247.11	0.00	16,936.60	16,936.60-	0
401-533-10-1700	INCENTIVE PAY	1,250.00	0.00	1,400.00	1,400.00-	0
401-533-10-1800	HOLIDAY PAY	28,383.61	0.00	20,161.28	20,161.28-	0
401-533-10-1820	HOLIDAY PREMIUM	1,876.87	5,000.00	10,975.62	5,975.62-	220
401-533-10-2100	FICA EXPENSE	68,973.85	94,382.00	41,338.14	53,043.86	44
401-533-10-2200	RETIREMENT	121,823.02	186,626.00	72,837.01	113,788.99	39
401-533-10-2210	BENEFIT ADMIN FEES	94.50	0.00	45.00	45.00-	0
401-533-10-2300	LIFE & HEALTH INSURANCE	148,013.42	244,070.00	84,271.78	159,798.22	35
401-533-10-2600	WORKERS COMPENSATION INSURANCE	24,201.51	25,500.00	19,969.54	5,530.46	78
401-533-30-3100	PROFESSIONAL SERVICES	132,674.52	193,675.66	33,058.73	160,616.93	17
401-533-30-3400	OTHER CONTRACTUAL SERVICES	215,610.16	304,516.00	69,460.07	235,055.93	23
401-533-30-3450	CLOTHING AND UNIFORMS	8,125.98	11,000.00	5,073.50	5,926.50	46
401-533-30-4000	TRAVEL & PER DIEM	4,225.57	8,000.00	2,449.05	5,550.95	31
401-533-30-4100	TELEPHONE EXPENSE	35,834.80	30,000.00	17,810.71	12,189.29	59
401-533-30-4110	IT LICENSING / EQUIPMENT	46,137.96	57,110.00	18,072.52	39,037.48	32
401-533-30-4200	POSTAGE/TRANSPORTATION FEES	975.18	3,500.00	90.83	3,409.17	3
401-533-30-4300	UTILITIES EXPENSE	180,007.68	150,000.00	96,688.03	53,311.97	64
401-533-30-4400	RENTAL & LEASING	3,226.26	9,000.00	1,550.55	7,449.45	17
401-533-30-4600	REPAIR & MAINTENANCE	146,646.39	160,000.00	91,107.85	68,892.15	57
401-533-30-4900	MISC. EXPENSE & OTHER CURRENT	4,030.00	6,000.00	102.50	5,897.50	2
401-533-30-4960	BOOT ALLOWANCE	2,671.27	3,850.00	1,270.94	2,579.06	33
401-533-30-5100	OFFICE SUPPLIES	3,794.37	6,500.00	656.92	5,843.08	10
401-533-30-5200	OPERATING SUPPLIES	162,974.79	231,000.00	50,683.20	180,316.80	22
401-533-30-5220	WATER METERS	9,455.12-	449,853.19	127,182.42	322,670.77	28
401-533-30-5250	FUEL EXPENSE	45,671.38	45,000.00	21,394.49	23,605.51	48
401-533-30-5260	CHEMICALS	398,028.60	350,000.00	274,453.40	75,546.60	78
401-533-30-5270	LABORATORY SAMPLES	47,076.00	45,000.00	10,891.00	34,109.00	24

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
401-533-30-5400	SUBSCRIPTIONS/DUES	7,231.64	9,000.00	1,054.55	7,945.45	12
401-533-30-5500	TRAINING	8,512.18	7,600.00	4,788.85	2,811.15	63
401-533-60-6300	CAPITAL IMPROVEMENT-OTHER	11,573.85	853,000.00	119,030.55	733,969.45	14
401-533-60-6301	METER CHANGE OUT PROGRAM	115,407.65	220,000.00	51,050.00	168,950.00	23
401-533-60-6350	LOOP/UPGRADE WATER MAINS	222,690.90	1,021,554.60	45,230.04	976,324.56	4
401-533-60-6400	CAP. IMPROVEMENT-MACHINERY	0.00	342,112.00	205,092.00	137,020.00	60
401-533-60-6681	LEASE PURCHASE PRINCIPAL PMT	0.00	19,970.00	19,960.34	9.66	100
401-533-60-6691	LEASE PURCHASE INTEREST PMT	2,409.86	1,640.00	1,638.07	1.93	100
401-533-60-6911	RELOCATION PROJECTS	0.00	4,500,000.00	0.00	4,500,000.00	0
533 WATER DEPARTMENT:		3,056,801.71	10,883,734.45	2,022,699.85	8,861,034.60	19
401-535-00-0000	WASTEWATER DEPARTMENT:	0.00	0.00	0.00	0.00	0
401-535-10-1200	SALARIES	1,114,543.54	1,784,364.00	772,717.52	1,011,646.48	43
401-535-10-1250	ON CALL	18,700.00	19,500.00	10,250.00	9,250.00	53
401-535-10-1260	SHIFT DIFFERENTIAL	0.00	5,200.00	0.00	5,200.00	0
401-535-10-1300	OVERTIME	30,321.50	19,500.00	28,851.59	9,351.59-	148
401-535-10-1500	SICK LEAVE	47,850.49	0.00	29,259.40	29,259.40-	0
401-535-10-1600	VACATION PAY	60,148.99	0.00	30,006.49	30,006.49-	0
401-535-10-1700	INCENTIVE PAY	1,900.00	0.00	2,900.00	2,900.00-	0
401-535-10-1800	HOLIDAY PAY	37,977.19	0.00	33,990.23	33,990.23-	0
401-535-10-1820	HOLIDAY PREMIUM	9,174.30	12,000.00	32,826.76	20,826.76-	274
401-535-10-2100	FICA EXPENSE	101,798.45	130,601.00	71,946.87	58,654.13	55
401-535-10-2200	RETIREMENT	184,571.41	282,391.00	128,354.19	154,036.81	45
401-535-10-2210	BENEFIT ADMIN FEES	310.50	0.00	306.00	306.00-	0
401-535-10-2300	LIFE & HEALTH INSURANCE	190,157.83	320,740.00	133,112.05	187,627.95	42
401-535-10-2500	UNEMPLOYMENT COMPENSATION	0.00	0.00	782.88	782.88-	0
401-535-10-2600	WORKERS COMPENSATION INSURANCE	48,403.12	50,800.00	39,782.46	11,017.54	78

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
401-535-30-3100	PROFESSIONAL SERVICES	153,804.49	190,000.00	23,079.22	166,920.78	12
401-535-30-3400	OTHER CONTRACTUAL SERVICES	217,229.14	992,000.00	285,911.68	706,088.32	29
401-535-30-3450	CLOTHING AND UNIFORMS	9,168.63	14,000.00	6,100.34	7,899.66	44
401-535-30-4000	TRAVEL & PER DIEM	6,841.37	8,000.00	6,033.75	1,966.25	75
401-535-30-4100	TELEPHONE EXPENSE	24,270.19	23,000.00	15,107.92	7,892.08	66
401-535-30-4110	IT LICENSING / EQUIPMENT	40,258.57	55,250.00	17,918.75	37,331.25	32
401-535-30-4200	POSTAGE/TRANSPORTATION FEES	2,613.94	3,000.00	525.14	2,474.86	18
401-535-30-4300	UTILITIES EXPENSE	517,849.79	450,000.00	245,896.24	204,103.76	55
401-535-30-4400	RENTAL & LEASING	33,742.50	75,000.00	20,982.59	54,017.41	28
401-535-30-4600	REPAIR & MAINTENANCE	641,053.33	700,000.00	376,005.95	323,994.05	54
401-535-30-4900	MISC. EXPENSE & OTHER CURRENT	10,881.08	15,000.00	113.96	14,886.04	1
401-535-30-4940	LANDFILL DISPOSAL FEES	166,291.56	180,000.00	80,630.58	99,369.42	45
401-535-30-4960	BOOT ALLOWANCE	1,957.52	5,100.00	1,538.61	3,561.39	30
401-535-30-5100	OFFICE SUPPLIES	4,353.57	5,500.00	3,240.24	2,259.76	59
401-535-30-5200	OPERATING SUPPLIES	260,523.82	330,000.00	123,004.14	206,995.86	37
401-535-30-5250	FUEL EXPENSE	71,968.39	65,000.00	57,814.78	7,185.22	89
401-535-30-5260	CHEMICALS	257,346.12	228,000.00	151,608.88	76,391.12	66
401-535-30-5270	LABORATORY SAMPLES	160,464.00	300,000.00	130,487.00	169,513.00	44
401-535-30-5400	SUBSCRIPTIONS/DUES	2,675.94	5,000.00	1,021.59	3,978.41	20
401-535-30-5500	TRAINING	8,923.94	10,000.00	6,803.65	3,196.35	68
401-535-60-6200	CAP. IMPROVEMENT-BUILDINGS	0.00	100,000.00	24,602.24	75,397.76	25
401-535-60-6250	LIFT STATION UPGRADES	45,146.91	904,416.42	256,663.41	647,753.01	28
401-535-60-6300	CAPITAL IMPROVEMENT-OTHER	46,594.00	157,000.00	0.00	157,000.00	0
401-535-60-6310	MILLENNIUM PARK PROJECT	0.12	0.00	0.00	0.00	0
401-535-60-6330	CR 209 LS UPGRADES	0.26	100,583.88	100,583.88	0.00	100
401-535-60-6340	GRAVITY SYSTEM RENEWAL & REPLACEMENT	0.00	230,687.50	0.00	230,687.50	0
401-535-60-6400	CAP. IMPROVEMENT-MACHINERY	48,631.33	477,064.43	453,817.80	23,246.63	95

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
401-535-60-6610	SEWER SYSTEM RENEWAL AND REPLACEME	71,295.38	645,000.00	340,054.92	304,945.08	53
401-535-60-6681	LEASE PURCHASE PRINCIPAL PMT	0.00	122,000.00	0.00	122,000.00	0
401-535-60-6691	LEASE PURCHASE INTEREST PMT	4,616.50	0.00	0.00	0.00	0
401-535-60-6770	SR 44 FM / CCC DECOMMISSIONING	0.21-	237,141.53	90,042.25	147,099.28	38
535 WASTEWATER DEPARTMENT:		4,654,358.98	9,252,839.76	4,134,675.95	5,118,163.81	45
401-580-90-0000	CONTINGENCY:	0.00	0.00	0.00	0.00	0
401-580-90-9912	CONTIN- WATER SEWER-REFUSE	0.00	4,277,838.79	0.00	4,277,838.79	0
401-582-00-0000	DEBT SERVICE:	0.00	0.00	0.00	0.00	0
401-582-30-5900	DEPRECIATION	2,768,017.00	0.00	0.00	0.00	0
401-582-30-5920	BAD DEBT EXPENSE	34,150.00	0.00	0.00	0.00	0
401-582-70-7100	SUMTER SCHOOL BOARD LEASE PURCHASE	0.00	170,000.00	170,000.00	0.00	100
401-582-70-7103	DBT SRV.-SRF LOAN PRIN-2007	0.00	355,210.00	176,686.32	178,523.68	50
401-582-70-7106	DEBT SERV-2016 CONTINENTAL LOAN (BB&T)	0.00	113,380.00	113,378.97	1.03	100
401-582-70-7204	INT EXP.-SRF LOAN-3 (2007)	31,979.38	24,710.00	23,528.65	1,181.35	95
401-582-70-7206	DEBT SERV-INTERST-2016 CONTINENTAL (BE	24,083.78	21,240.00	10,978.54	10,261.46	52
582 DEBT SERVICE:		2,858,230.16	684,540.00	494,572.48	189,967.52	72
UTILITY FUND Expenditure Totals		11,339,309.71	26,069,230.00	7,276,325.87	18,792,904.13	28

401 UTILITY FUND	Prior	YTD
Revenues:	16,243,146.97	7,683,414.00
Expenditures:	11,339,309.71	7,276,325.87
Net Income:	4,903,837.26	407,088.13

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
402-334-3500	STATE GRANT	0.00	9,250,000.00	2,565,475.94	6,684,524.06-	28
402-361-0000	INTEREST	38,836.54	0.00	58,983.90	58,983.90	0
402-382-0010	TRANSFER FROM GENERAL FUND	3,000,000.00	6,000,000.00	0.00	6,000,000.00-	0
402-382-3010	TRANSFER FROM CAPITAL IMPROVEMENT F	5,000,000.00	5,000,000.00	0.00	5,000,000.00-	0
402-382-4090	TRANSFER FROM WW SDC FUND	1,000,000.00	15,000,000.00	0.00	15,000,000.00-	0
402-389-5000	CASH FORWARD	0.00	8,500,000.00	0.00	8,500,000.00-	0
402-389-9001	LOAN PROCEEDS	0.00	90,000,000.00	0.00	90,000,000.00-	0
402-389-9002	SRF LOAN PROCEEDS	0.00	12,000,000.00	0.00	12,000,000.00-	0
CAPITAL PROJECTS (LOAN/GRANT) Revenue		9,038,836.54	145,750,000.00	2,624,459.84	143,125,540.16-	1

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
402-536-00-0000	CONSTRUCTION FUND:	0.00	0.00	0.00	0.00	0
402-536-60-6913	MILLENNIUM PARK PROJECT	0.00	0.00	3,000.00	3,000.00-	0
402-536-70-7353	WWTP PROJECT	0.49-	64,441,700.00	2,379,183.61	62,062,516.39	4
536 Total		0.49-	64,441,700.00	2,382,183.61	62,059,516.39	4
402-580-90-9913	CONTINGENCY - CONSTRUCTION FUND	0.00	81,308,300.00	0.00	81,308,300.00	0
402-581-90-9101	TRANSFER TO W/S REVENUE FUND	854,220.00	0.00	0.00	0.00	0
CAPITAL PROJECTS (LOAN/ Expenditure Tot		854,219.51	145,750,000.00	2,382,183.61	143,367,816.39	2

402 CAPITAL PROJECTS (LOAN/GRANT)	Prior	YTD
Revenues:	9,038,836.54	2,624,459.84
Expenditures:	854,219.51	2,382,183.61

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Net Income:	8,184,617.03	242,276.23
-------------	--------------	------------

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
403-361-0000	INTEREST EARNINGS	265.69	240.00	84.90	155.10-	35
403-389-5000	NON-OPERATIONAL-CASH FORWARD	0.00	53,600.00	0.00	53,600.00-	0
INDUSTRIAL FUND Revenue Totals		265.69	53,840.00	84.90	53,755.10-	0

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
403-552-00-0000	INDUSTRIAL PARK:	0.00	0.00	0.00	0.00	0
403-552-30-3100	PROFESSIONAL SERVICES	0.00	1,000.00	0.00	1,000.00	0
403-552-30-4980	DEPRECIATION EXPENSE	6,607.00	0.00	0.00	0.00	0
552 INDUSTRIAL PARK:		6,607.00	1,000.00	0.00	1,000.00	0
403-580-90-9999	CONTINGENCY	0.00	42,840.00	0.00	42,840.00	0
403-581-00-0000	INDUSTRIAL PARK:	0.00	0.00	0.00	0.00	0
403-581-00-0100	TRANSFER TO GENERAL FUND	10,000.00	10,000.00	0.00	10,000.00	0
INDUSTRIAL FUND Expenditure Totals		16,607.00	53,840.00	0.00	53,840.00	0

403 INDUSTRIAL FUND	Prior	YTD
Revenues:	265.69	84.90
Expenditures:	16,607.00	0.00
Net Income:	16,341.31-	84.90

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

<u>Revenue Account</u>	<u>Description</u>	<u>Prior Yr Rev</u>	<u>Anticipated</u>	<u>YTD Rev</u>	<u>Excess/Deficit</u>	<u>% Real</u>
404-361-0000	INTEREST	18.29	0.00	3.98	3.98	0
404-389-5002	CASH FORWARD - WATER CONNECTIONS	0.00	51,100.00	0.00	51,100.00-	0
WATER CONNECTION FEES Revenue Totals		18.29	51,100.00	3.98	51,096.02-	0

<u>Expenditure Account</u>	<u>Description</u>	<u>Prior Yr Expd</u>	<u>Budgeted</u>	<u>YTD Expended</u>	<u>Unexpended</u>	<u>% Expd</u>
404-533-00-0000	WATER CONNECTION FEES:	0.00	0.00	0.00	0.00	0
404-533-30-4900	MISC. EXPENSE & OTHER CURRENT	360.76	0.00	180.00	180.00-	0
404-580-90-9909	CONTINGENCY - WATER CONNECTION FEES	0.00	51,100.00	0.00	51,100.00	0
404-581-90-9101	TRANSFER TO W/S FUND	231,325.00	0.00	0.00	0.00	0
WATER CONNECTION FEES Expenditure Tota		231,685.76	51,100.00	180.00	50,920.00	0

404 WATER CONNECTION FEES	Prior	YTD
Revenues:	18.29	3.98
Expenditures:	231,685.76	180.00
Net Income:	231,667.47-	176.02-

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
406-361-0000	INTEREST	15.50	0.00	17.95	17.95	0
406-389-5006	CASH FORWARD - WASTEWATER CONNECTION	0.00	154,500.00	0.00	154,500.00-	0
WASTEWATER CONNECTION FEES Revenue		15.50	154,500.00	17.95	154,482.05-	0

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
406-535-00-0000	SEWER TAP CONNECTION FEES:	0.00	0.00	0.00	0.00	0
406-535-30-4900	MISC. EXPENSE & OTHER CURRENT	360.19	0.00	181.24	181.24-	0
406-580-90-5006	CONTINGENCY - WASTEWATER CONNECTION	0.00	154,500.00	0.00	154,500.00	0
WASTEWATER CONNECTION F Expenditure 1		360.19	154,500.00	181.24	154,318.76	0

406 WASTEWATER CONNECTION FEES	Prior	YTD
Revenues:	15.50	17.95
Expenditures:	360.19	181.24
Net Income:	344.69-	163.29-

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
408-343-3560	WATER SDC FEES	1,990,895.22	3,437,000.00	700,143.47	2,736,856.53-	20
408-361-0000	INTEREST EARNED	528.97	200.00	300.02	100.02	150
408-389-5012	CASH FORWARD - WATER SDC	0.00	5,350,000.00	0.00	5,350,000.00-	0
WATER SDC FEES Revenue Totals		1,991,424.19	8,787,200.00	700,443.49	8,086,756.51-	7

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
408-533-30-3401	DEVELOPER REIMBURSEMENTS	0.00	0.00	1,069,023.04	1,069,023.04-	0
408-533-30-4900	MISC. EXPENSE & OTHER CURRENT	389.15	0.00	197.11	197.11-	0
408-533-60-6310	OXFORD WTP PHOSPHATE INJECTION	0.00	50,000.00	0.00	50,000.00	0
408-533-70-7351	CR 501 IRON FILTRATION PLANT UPGRADES	0.50-	5,564,547.50	79,743.50	5,484,804.00	1
533 Total		388.65	5,614,547.50	1,148,963.65	4,465,583.85	20

408-580-90-9914	CONTINGENCY - WATER SDC FUND	0.00	2,916,622.50	0.00	2,916,622.50	0
408-581-90-9101	TRANSFER TO W/S FUND	537,114.58	0.00	0.00	0.00	0
408-582-70-7107	SRF PRINCIPAL - OXFORD WTP	0.00	224,930.00	112,217.11	112,712.89	50
408-582-70-7207	SRF INTEREST - OXFORD WTP	33,068.02	31,100.00	15,797.69	15,302.31	51
582 Total		33,068.02	256,030.00	128,014.80	128,015.20	50

WATER SDC FEES Expenditure Totals		570,571.25	8,787,200.00	1,276,978.45	7,510,221.55	15
--	--	-------------------	---------------------	---------------------	---------------------	-----------

408 WATER SDC FEES	Prior	YTD
Revenues:	1,991,424.19	700,443.49
Expenditures:	570,571.25	1,276,978.45

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Net Income:	1,420,852.94	576,534.96-
-------------	--------------	-------------

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
409-343-5560	WASTEWATER SDC FEES	5,726,336.40	7,150,000.00	1,818,283.05	5,331,716.95-	25
409-361-0000	INTEREST EARNED	1,268.48	500.00	681.01	181.01	136
409-389-5013	CASH FORWARD	0.00	12,472,660.00	0.00	12,472,660.00-	0
WASTEWATER SDC FEES Revenue Totals		5,727,604.88	19,623,160.00	1,818,964.06	17,804,195.94-	9
Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
409-535-30-3401	DEVELOPER REIMBURSEMENTS	176,523.84	0.00	0.00	0.00	0
409-535-30-4900	MISC. EXPENSE & OTHER CURRENT	397.07	500.00	195.57	304.43	39
409-535-60-6310	MILLENIUM PARK REUSE LINE	0.00	2,000,000.00	0.00	2,000,000.00	0
409-535-60-6315	HUEY STREET SANITARY SEWER REROUTE	0.01-	0.00	0.00	0.00	0
409-535-70-7346	WWTP FACILITY PLAN	0.11	1,666,490.95	1,536,897.14	129,593.81	92
409-535-70-7355	BRIDGE CROSSING PROJECT	0.22	0.00	0.00	0.00	0
535 Total		176,921.23	3,666,990.95	1,537,092.71	2,129,898.24	42
409-580-90-9915	CONTINGENCY - WASTEWATER SDC FUND	0.00	880,539.05	0.00	880,539.05	0
409-581-00-4020	TRANSFER TO UTILITY CAP PROJECTS FUND	1,000,000.00	15,000,000.00	0.00	15,000,000.00	0
409-581-90-9101	TRANSFER TO W/S REVENUE FUND	2,130,896.40	0.00	0.00	0.00	0
581 Total		3,130,896.40	15,000,000.00	0.00	15,000,000.00	0
409-582-70-7101	DBT SERV-SRF CRC09 FORCEMAIN DESIGN F	0.00	4,540.00	2,222.86	2,317.14	49
409-582-70-7102	DBT SRV-SRF CR209 FM CONSTRUCTION PR	0.00	69,830.00	34,912.47	34,917.53	50
409-582-70-7200	INTEREST EXPENSE-CR209 FM SRF CONSTR	309.57	290.00	146.93	143.07	51
409-582-70-7202	INT EXP.-SRF DESIGN LOAN-CR209 FORCEM	1,002.05	970.00	510.25	459.75	53
582 Total		1,311.62	75,630.00	37,792.51	37,837.49	50
WASTEWATER SDC FEES Expenditure Totals		3,309,129.25	19,623,160.00	1,574,885.22	18,048,274.78	8

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

409 WASTEWATER SDC FEES	Prior	YTD
Revenues:	5,727,604.88	1,818,964.06
Expenditures:	3,309,129.25	1,574,885.22
Net Income:	2,418,475.63	244,078.84

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

Revenue Account	Description	Prior Yr Rev	Anticipated	YTD Rev	Excess/Deficit	% Real
601-361-0000	INTEREST	137.58	100.00	66.14	33.86-	66
601-389-5000	NON-OPERATIONAL- CASH FORWARD	0.00	51,845.00	0.00	51,845.00-	0
LAW ENFORCEMENT FUND Revenue Totals		137.58	51,945.00	66.14	51,878.86-	0

Expenditure Account	Description	Prior Yr Expd	Budgeted	YTD Expended	Unexpended	% Expd
601-521-00-0000	LAW ENFORCEMENT TRUST:	0.00	0.00	0.00	0.00	0
601-580-90-9999	CONTINGENCY	0.00	51,945.00	0.00	51,945.00	0
LAW ENFORCEMENT FUND Expenditure Tota		0.00	51,945.00	0.00	51,945.00	0

601 LAW ENFORCEMENT FUND	Prior	YTD
Revenues:	137.58	66.14
Expenditures:	0.00	0.00
Net Income:	137.58	66.14

CITY OF WILDWOOD
YEAR TO DATE REVENUE-EXPENDITURE REPORT
COMMISSION MEETING APRIL 28 2025

04/23/2025
08:03 AM

Grand Totals	Prior	YTD
Revenues:	86,835,874.18	42,767,285.30
Expenditures:	74,251,350.29	28,181,991.34
Net Income:	12,584,523.89	14,585,293.96

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA
REGULAR MEETING
February 10, 2025 9:00 AM
CITY HALL COMMISSION CHAMBER

(meeting taped)

1. Call to Order

Attendee Name	Title	Status
Ed Wolf	Mayor	Present
Pamala Harrison-Bivins	Mayor Pro Tem/Commissioner	Present
Joe Elliott	Commissioner	Present
Marcos Flores	Commissioner	Present
Julian Green	Commissioner	Present
Jason McHugh	City Manager	Present
Ashley Hunt	City Attorney	Present
Joshua Bills	City Attorney	Present
Cassandra Smith	Assistant City Manager/CFO	Present
Jessica Barnes	City Clerk	Present
Randall Parmer	Police Chief	Present
Wendy Then	Assistant Development Services Director	Present
Steve Watson	Fleet Services Supervisor	Present
Jason Martin	Utilities Deputy Director	Present
Jeremy Hockenbury	Public Works Director	Present

Mayor Wolf called the meeting to order at 9 a.m. followed by the invocation and Pledge of Allegiance.

2. Consent Agenda/Informational Items

No items were removed from the Consent Agenda. Items A - K were approved. Motion by Commissioner Green, seconded by Commissioner Bivins, to approve the consent agenda. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

A. Expenditure Report

- B. Minutes for Approval: November 11, 2024 Regular Meeting
- C. Minutes for Approval: November 25, 2024 Regular Meeting
- D. Right-of-Way Deeds for Villages of Southern Oaks Unit Nos. 185, 238, 239, and 242
- E. Right-of-Way Deed for Villages of Southern Oaks Unit No. 240
- F. Execution of Aerial Easement to Duke Energy
- G. PLAT 2412-001 VOSO Unit 174 Final Plat
- H. PLAT 2412-002 VOSO Unit 289 Final Plat
- I. PLAT 2412-003 VOSO Unit 187 Final Plat
- J. PLAT 2412-005 Middleton Unit 6 Final Plat

K. Budgeted Financial Items

- 1. Water Meter Purchase for Meter Change-Out Program for the Amount of \$122,291.76

3. Presentations and/or Proclamations

- C. Recipient of the Anthony "AJ" Johnson Scholarship: Elliott Vanslyke
Police Chief Parmer introduced Elliott Vanslyke, the most recent recipient of the Anthony "AJ" Johnson Scholarship.
- A. Police Department's Employee of the Year 2024 Award for Community Outreach Specialist Roni Wood
Police Chief Parmer presented the 2024 Employee of the Year award to Community Outreach Specialist Roni Wood. Chief Parmer highlighted Wood's accomplishments. The American Legion also presented her with a certificate and challenge coin.
- B. Employee of the Quarter Award (Oct - Dec 2024) for IT Specialist Eric Church
Police Chief Parmer presented the Employee of the Quarter award to IT Specialist Eric Church. Chief Parmer highlighted Church's accomplishments. The American Legion also presented him with a certificate and challenge coin.
- D. Proclaim February 16-22, 2025 as National Engineers Week
Mayor Wolf read a proclamation declaring February 16-22, 2025 as National Engineers Week in Wildwood. The proclamation highlighted the contributions of engineers and encouraged young

people to consider engineering careers. Motion by Commissioner Green, seconded by Commissioner Flores, to approve the proclamation. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

4. Public Hearings - Timed - Legislative

A. Swear in City Staff and Public Speakers

Mayor Wolf swore in staff and audience members who intended to speak during the public hearings.

B. The Villages of Southern Oaks 163 Agreement 11th Amendment for Areas A, B, and C

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the 11th amendment to the Chapter 163 Development Agreement for The Villages of Southern Oaks Areas A, B, and C. She noted some proposed amendments were removed to be addressed through Land Development Regulation amendments instead. Motion by Commissioner Elliott, seconded by Commissioner Green, to adopt the 11th amendment to the Villages of Southern Oaks 163 Agreement. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

C. CP 2410-002 Kylie

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the small scale comprehensive plan amendment. The ordinance proposed changing the Future Land Use designation for a 4.82 acre parcel from Rural Residential (County) to Residential Mixed Use (City). The applicant planned to add one mobile home on the property for family care. Motion by Commissioner Green, seconded by Commissioner Bivins, to adopt Ordinance No. O2024-84 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

D. CP 2411-002 Megan Stover Storage

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the small scale comprehensive plan amendment. The ordinance proposed

changing the Future Land Use designation for a 2 acre parcel from Commercial to Central Mixed Use to allow construction of a 3-story storage facility. Motion by Commissioner Bivins, seconded by Commissioner Green, to adopt Ordinance No. O2024-86 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Mayor Pro Tem/Commissioner Harrison-Bivins
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

E. CP 2411-001 VOSO 11th Amendment SSCP

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the small scale comprehensive plan amendment. The ordinance proposed changing the Future Land Use designation for 9.745 acres from Rural Residential to Age Restricted Development Mixed Use. Motion by Commissioner Elliott, seconded by Commissioner Bivins, to adopt Ordinance No. O2024-88 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

F. CP 2410-004 Oxford Professional Plaza

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the small scale comprehensive plan amendment. The ordinance proposed changing the Future Land Use designation for a 3.63 acre parcel from Agricultural (County) to Commercial (City) to allow construction of a 3,765 square foot commercial building. Motion by Commissioner Bivins, seconded by Commissioner Flores, to adopt Ordinance No. O2024-92 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Mayor Pro Tem/Commissioner Harrison-Bivins
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

G. CP 2412-002 Wieckhorst

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the small scale comprehensive plan amendment. The ordinance proposed changing the Future Land Use designation for a 2.5 acre parcel from Agricultural (County) to Estate Residential (City) to allow construction of a 1,992 square foot single family residence. Motion by Commissioner Green, seconded by Commissioner Flores, to adopt Ordinance No. O2024-97 on second and final reading. The motion passed unanimously.

RESULT:	Passed
----------------	---------------

MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

5. Public Hearings - Timed - Quasi-Judicial

A. RZ 2410-002 Kylie

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the rezoning. The ordinance proposed changing the zoning for a 4.82 acre parcel from RR5 (County) to RMU (City). Motion by Commissioner Green, seconded by Commissioner Bivins, to adopt Ordinance No. O2024-85 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

B. RZ 2411-002 Megan Stover Storage

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the rezoning. The ordinance proposed changing the zoning for a 2 acre parcel from C-3 (City) to CC (City). Motion by Commissioner Green, seconded by Commissioner Flores, to adopt Ordinance No. O2024-87 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

C. RZ 2411-001 VOSO 11th Amendment Rezoning

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the rezoning. The ordinance proposed changing the zoning for 9.75 acres from RR5C & RPUD (County) to ARD (City). Motion by Commissioner Bivins, seconded by Commissioner Green, to adopt Ordinance No. O2024-89 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Mayor Pro Tem/Commissioner Harrison-Bivins
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

D. RZ 2410-004 Oxford Professional Plaza

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the rezoning. The ordinance proposed changing the zoning for a 3.63 acre parcel from CL (County) to C-2 (City). Motion by Commissioner Green, seconded by Commissioner Flores, to adopt Ordinance No. O2024-93 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

E. RZ 2412-002 Wieckhorst

Mayor Wolf read the title of the item onto the record. Assistant Development Services Director Then presented the rezoning. The ordinance proposed changing the zoning for a 2.5 acre parcel from RR1 (County) to ER (City). Motion by Commissioner Elliott, seconded by Commissioner Green, to adopt Ordinance No. O2024-98 on second and final reading. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

6. Public Forum - 4 minute time limit

No members of the public addressed the Commission.

7. Ordinances First Reading Only (No Vote)

A. A25-0015 Naimat Jesus Inc Annexation

Mayor Wolf read the title of the item onto the record. The ordinance proposed the voluntary annexation of approximately 8 acres located at the northeast corner of CR 507 and Warm Springs Ave. First reading only. No vote taken.

RESULT:	FIRST READING	PUBLIC HEARING: February 24, 2025
----------------	----------------------	--

B. CDD 2501-001 Village CDD No. 16

Mayor Wolf read the title of the item onto the record. The ordinance proposed establishing Village Community Development District No. 16 in accordance with Chapter 190 of Florida Statutes. First reading only. No vote taken.

RESULT:	FIRST READING	PUBLIC HEARING: February 24, 2025
----------------	----------------------	--

8. Resolutions for Approval

A. Surplus Vehicles February 2025

Mayor Wolf read the title of the item onto the record. Fleet Services Supervisor Watson presented the item. The resolution declared certain vehicles as surplus and authorized their disposal through online auction, donation, or as trash. Motion by Commissioner Bivins, seconded by Commissioner Green, to adopt Resolution No. R2025-8. The motion passed unanimously.

RESULT:	Passed
MOVER:	Mayor Pro Tem/Commissioner Harrison-Bivins
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

9. Financial & Contracts & Agreements

A. Main Street Parking Garage Pay App #10 in the Amount of \$121,930.36

Assistant Development Services Director Then presented pay app #10 for the Main Street Parking Garage project. Motion by Commissioner Flores, seconded by Commissioner Bivins, to approve Pay Application #10 for the Main Street Parking Garage project in the amount of \$121,930.36. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Flores
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

B. Repair of Rotor on the South Kruger Aeration Train for the Amount of \$59,722.49

Utilities Deputy Director Martin presented the repair of a rotor on the South Kruger ditch. Motion by Commissioner Green, seconded by Commissioner Elliott, to approve repair of the rotor on the south Kruger aeration train for \$59,722.49. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Elliott
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

C. Purchase of Two Surface Aerators for Kruger Ditches for the Amount of \$30,344.00

Utilities Deputy Director Martin presented the purchase of two permanent floating aerators for the Kruger ditches. Motion by Commissioner Green, seconded by Commissioner Bivins, to approve the purchase of two surface aerators for Kruger ditches for \$30,344.00. The motion passed unanimously.

RESULT:	Passed
----------------	---------------

MOVER:	Commissioner Green
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

D. Approval of Award for Invitation to Bid (ITB) #2025-01 Oak Grove Village Drainage Improvements

Public Works Director Hockenbury presented a request to award ITB #2025-01 to DB Civil Construction, LLC. Motion by Commissioner Green, seconded by Commissioner Bivins, to approve the award of contract for the Oak Grove Village Drainage Improvements project. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

E. Funding Authorization for Pavement Rejuvenation Services for a Not-to-Exceed Amount of \$1,007,884.80

Public Works Director Hockenbury presented a funding authorization request for pavement rejuvenation services. Motion by Commissioner Flores, seconded by Commissioner Elliott, to approve funding for pavement rejuvenation services of an amount not to exceed \$1,007,884.80. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Flores
SECONDER:	Commissioner Elliott
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

F. Guaranteed Maximum Price (GMP) Amendment No. 2 with Garney Companies, Inc for the Wastewater Treatment Plant Project

Public Works Director Hockenbury presented amendment #2 to the GMP agreement with Garney Companies for the wastewater treatment plant project. Motion by Commissioner Green, seconded by Commissioner Flores, to approve Guaranteed Maximum Price Amendment #2 with Garney Companies, Inc. for the Wastewater Treatment Plant project in the amount of \$35,546,993. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

10. General Items for Consideration/Discussion and Other Business

A. Request to Increase Police Department Starting Salary

City Manager McHugh and Police Chief Parmer presented a request to increase the starting salary for police officers to \$60,000 to remain competitive in recruitment. This would result in at least a \$3,000 raise for all sworn officers. Motion by Commissioner Green, seconded by Commissioner Elliott, to approve increasing the Police Department's starting salary to \$60,000. The motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Elliott
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

11. Appointments

None.

12. City Manager Reports

City Manager McHugh reported on opening day ceremonies for youth baseball, legislative meetings in Tallahassee regarding grant applications, an update on US 301 interchange improvements from FDOT, and the appointment of a project manager for the Complete Streets program.

13. Other Department Reports

A. HR Quarterly Report - FEMA Update

HR Director Tuck provided an update on FEMA reimbursement estimates for recent hurricanes and highlighted employee engagement activities including a photo contest and chili cook-off.

14. Commission Members Reports

Commissioner Elliott reported on youth baseball opening day, his appointment to the safety strategic planning committee, and his efforts to establish a local Florida League of Cities district.

Mayor Wolf also commented on youth baseball opening day and commended the Parks & Recreation department staff.

15. City Attorney Reports

None.

16. Adjournment

With no further business to discuss, the meeting was adjourned at 9:58 a.m.

RESULT:	Passed
MOVER:	Commissioner Flores
SECONDER:	Mayor Pro Tem/Commissioner Harrison-Bivins
AYES:	Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green

Upcoming Events

SEAL

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

ATTEST: _____ BY: _____
Jessica Barnes, City Clerk Ed Wolf, Mayor

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA
REGULAR MEETING
February 24, 2025 7:00 PM
CITY HALL COMMISSION CHAMBER

(meeting taped)

1. Call to Order

Attendee Name	Title	Status
Ed Wolf	Mayor	Present
Pamala Harrison-Bivins	Mayor Pro Tem/Commissioner	Absent
Joe Elliott	Commissioner	Present
Marcos Flores	Commissioner	Present
Julian Green	Commissioner	Present
Jason McHugh	City Manager	Present
Ashley Hunt	City Attorney	Present
Joshua Bills	City Attorney	Present
Cassandra Smith	Assistant City Manager/CFO	Present
Jessica Barnes	City Clerk	Present
Randall Parmer	Police Chief	Present
Melanie Strickland	Development Services Director	Present
Jason Martin	Utilities Deputy Director	Present
Jeremy Hockenbury	Public Works Director	Present

Mayor Wolf called the meeting to order at 7 p.m. followed by the invocation and Pledge of Allegiance.

2. Consent Agenda/Informational Items

No items were removed from the Consent Agenda. Items A - F were approved. Motion by Commissioner Green, seconded by Commissioner Flores, to approve the consent agenda as presented. Motion carried unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

A. Expenditure Report

B. Minutes for Approval: December 2, 2024 Special Commission Meeting

C. Minutes for Approval: December 9, 2024 Regular Commission Meeting

D. SP 2412-002 VOSO PH XXXI JKL Master Plan

E. SP 2404-006 Dr. Heydari Medical Office Mod

F. Oxford Oaks Phase One and Two Right-of-Way Deeds

3. Presentations and/or Proclamations

B. Proclaim March 2, 2025, as Jimmy "Derrel" and Marsha Strickland Day

With the permission of the rest of the Commission, Mayor Wolf read only the title of the proclamation onto the record. It was crafted to declare March 2, 2025, as Jimmy "Derrel" and Marsha Strickland Day to recognize the couple's many contributions to the community, and the proclamation was to be a surprise at an upcoming service. Motion by Commissioner Elliott, seconded by Commissioner Green, to approve the proclamation. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

A. Proclaim March 2025 as Irish American Heritage Month

Mayor Wolf read a proclamation declaring March 2025 as Irish American Heritage Month. Representative John Gaffney received the proclamation and spoke about Irish American history. Motion by Commissioner Green, seconded by Commissioner Flores, to approve the proclamation. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

C. Proclaim the Week of March 3-9, 2025, as Flood Awareness Week

Mayor Wolf read a proclamation declaring the week of March 3-9, 2025, as Flood Awareness Week. Motion by Commissioner Flores, seconded by Commissioner Green, to approve the proclamation. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Flores
SECONDER:	Commissioner Green

AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green
--------------	---

4. Public Hearings - Timed - Legislative

A. Swear in City Staff and Public Speakers

Mayor Wolf swore in staff and audience members who intended to speak during the public hearings.

B. CDD 2501-001 Village CDD No. 16

Mayor Wolf read the title of the item onto the record. Development Services Director Strickland presented an overview, stating the ordinance established a new Community Development District (CDD) for The Villages on the eastern edge of the city near the Lake County line. There were no public comments. Motion by Commissioner Green, seconded by Commissioner Flores, to adopt Ordinance No. O2025-4 on second and final reading. Motion carried unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

5. Public Hearings - Timed - Quasi-Judicial

A. A25-0015 Naimat Jesus Inc Annexation

Mayor Wolf read the title of the item onto the record. Development Services Director Strickland presented the ordinance providing for the voluntary annexation of approximately 8 acres located at the northeast corner of CR 507 and Warm Springs Avenue. There were no public comments. Motion by Commissioner Green, seconded by Commissioner Elliott, to adopt Ordinance No. O2025-3 on second and final reading. Motion carried unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Elliott
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

6. Public Forum - 4 minute time limit

Resident Arnold Simkus spoke in support of a resolution declaring Wildwood a "Safe Parenthood City" and urged the Commission to consider adopting such a resolution.

Steven Gerard Sidlovsky, representing Defending Life Alliance of Florida, also spoke in support of the "Safe Parenthood City" resolution and urged the Commission to adopt it.

7. Ordinances First Reading Only (No Vote)

A. PD 2406-001 Densan Park Planned Development Amendment

Mayor Wolf read the title of the item onto the record. Development Services Director Strickland presented the Densan Park planned development amendment, which amended the phasing to add an additional phase for the development. Previously consisting of 239 units, the project's total number of proposed residential units would now be 276 on 85.13± acres MOL. First reading only. No vote.

RESULT: FIRST READING	PUBLIC HEARING: March 10, 2025
------------------------------	---------------------------------------

B. CP 2412-001 HEU Wildwood

Mayor Wolf read the title of the item onto the record. Development Services Director Strickland presented the small scale comprehensive plan amendment. The ordinance proposed changing the Future Land Use Map designation from Rural Residential (Sumter County) to Mobile Home Park (City of Wildwood) for a 0.59 acre parcel. First reading only. No vote.

RESULT: FIRST READING	PUBLIC HEARING: March 10, 2025
------------------------------	---------------------------------------

C. RZ 2412-001 HEU Wildwood

Mayor Wolf read the title of the item onto the record. Development Services Director Strickland presented the rezoning. The ordinance proposed changing zoning district from RPUD (Sumter County) to MHP (City of Wildwood) for a 0.59 acre parcel. First reading only. No vote.

RESULT: FIRST READING	PUBLIC HEARING: March 10, 2025
------------------------------	---------------------------------------

8. Resolutions for Approval

A. Release of Mineral Rights to MDF Railyard, LLC

Mayor Wolf read the title of the resolution onto the record. City Manager McHugh presented the item. The resolution released the mineral rights on parcels G06L152, G06L154, and G06L156 pursuant to the requirements of F.S. 270.11. Motion by Commissioner Flores, seconded by Commissioner Green, to adopt Resolution R2025-9 approving the release of mineral reservations. Motion carried unanimously.

RESULT:	Passed
MOVER:	Commissioner Flores
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

B. Release of Mineral Rights to Louis Rivera, Trustee of The Louis Rivera Trust

Mayor Wolf read the title of the resolution onto the record. City Manager McHugh presented the item. The resolution released the mineral rights on parcel G05D096 pursuant to the requirements of F.S. 270.11. Motion by Commissioner Green, seconded by Commissioner

Elliott, to adopt Resolution R2025-10 approving the release of mineral reservations for parcel G05D096. Motion carried unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Elliott
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

9. Financial & Contracts & Agreements

A. 20hp Replacement Pump for the Lakeside Landings Lift Station for the Amount of \$27,445.00

Utilities Deputy Director Martin presented the purchase of a replacement pump for the Lakeside Landings Lift Station. Motion by Commissioner Flores, seconded by Commissioner Green, to approve the purchase for \$27,445.00. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Flores
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

B. Final Invoice for the Wastewater Treatment Facility Emergency Backup Generator Rental in the Amount of \$24,570.00

Utilities Deputy Director Martin presented the final invoice for a backup generator rental. Motion by Commissioner Elliott, seconded by Commissioner Flores, to approve the payment of the invoice for \$24,570.00. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

C. CR 501 WTP Iron Filter Project Change Order No. 1 for a Deduction Amount of \$1,006,872.42

Utilities Deputy Director Martin presented a change order for the CR 501 water treatment plant iron filter project. Motion by Commissioner Elliott, seconded by Commissioner Flores, to approve the change order for a deduction amount of \$1,006,872.42. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

- D. CR 501 WTP Iron Filter Project Pay Application No. 1 to SGS Contracting Services, Inc for the Amount of \$64,714.00

Utilities Deputy Director Martin presented a pay application for the CR 501 water treatment plant iron filter project. Motion by Commissioner Green, seconded by Commissioner Flores, to approve Pay Application #1 for \$64,714.00. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

- E. Huey Street Improvements Project - Payment Application 8 in the Amount of \$55,920.56

Public Works Director Hockenbury presented a pay application for the Huey Street improvements project. Motion by Commissioner Elliott, seconded by Commissioner Green, to approve Pay Application #8 for \$55,920.56. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Green
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

- F. Contract with Hunt Law Firm for City Attorney Services

City Manager McHugh presented a contract for city attorney services with Hunt Law Firm. Motion by Commissioner Green, seconded by Commissioner Elliott, to approve the contract. Motion passed unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Elliott
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

- G. City Manager Contract Renewal

Mayor Wolf read the title of the item onto the record. Motion by Commissioner Green, seconded by Commissioner Flores, to approve the contract. Motion passed unanimously. City Manager McHugh thanked the commission for their continued support.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

10. General Items for Consideration/Discussion and Other Business

A. Code Enforcement Case - 215 Pitt Street - Quenton B. Jones - Request to Release Liens

Development Services Director Strickland presented the item. She provided a history of the case that was brought before the commission and explained why staff recommended the release of liens. Motion by Commissioner Green, seconded by Commissioner Flores, to approve the request to release liens for the code enforcement case at 215 Pitt Street. Motion carried unanimously.

RESULT:	Passed
MOVER:	Commissioner Green
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

11. Appointments

None.

12. City Manager Reports

A. Local Construction Projects Update

City Manager McHugh presented an update on local construction projects.

B. Request for a Workshop on March 3, 2025, at 9 AM

City Manager McHugh requested a workshop on March 3, 2025, at 10:00 AM. The Commission agreed to schedule the workshop.

McHugh also provided an update on his recent Mondays with the Manager meeting, where he spoke with several residents of Wildwood Country Resort who were against annexation. He explained the annexation process to them. He also reported on the closing for the Railyard property.

13. Other Department Reports

A. Information Technology Department Update 2/2025

IT Director Paul Ketz presented a department update.

B. DSD 1st Quarterly Report FY 24-25 Update

Development Services Director Strickland provided a department update.

14. Commission Members Reports

Commissioner Elliott reported on attending meetings of the Lake County League of Cities and discussed potentially joining that organization. He also mentioned interest in developing a speaker series in partnership with local educational institutions.

15. City Attorney Reports

None.

16. Adjournment

With no further business to discuss, the meeting was adjourned at 7:45 p.m.

RESULT:	Passed
MOVER:	Commissioner Elliott
SECONDER:	Commissioner Flores
AYES:	Mayor Wolf, Commissioner Elliott, Commissioner Flores, Commissioner Green

Upcoming Events

SEAL

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

ATTEST: _____ BY: _____
Jessica Barnes, City Clerk Ed Wolf, Mayor

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: A25-0479 VOSO Unit 156 Final Plat

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Case Number A25-0479 VOSO Unit 156 Final Plat

Applicant/Owner(s) The Villages Development Company, LLC

Acreage 8.09 +/-

Property Location	The subject property is generally located approximately 0.32 miles south of the Florida Turnpike, approximately 1.23 miles east of Marsh Bend Trail, and approximately 1.24 miles north of Central Parkway.
-------------------	---

Parcel(s) K03-005

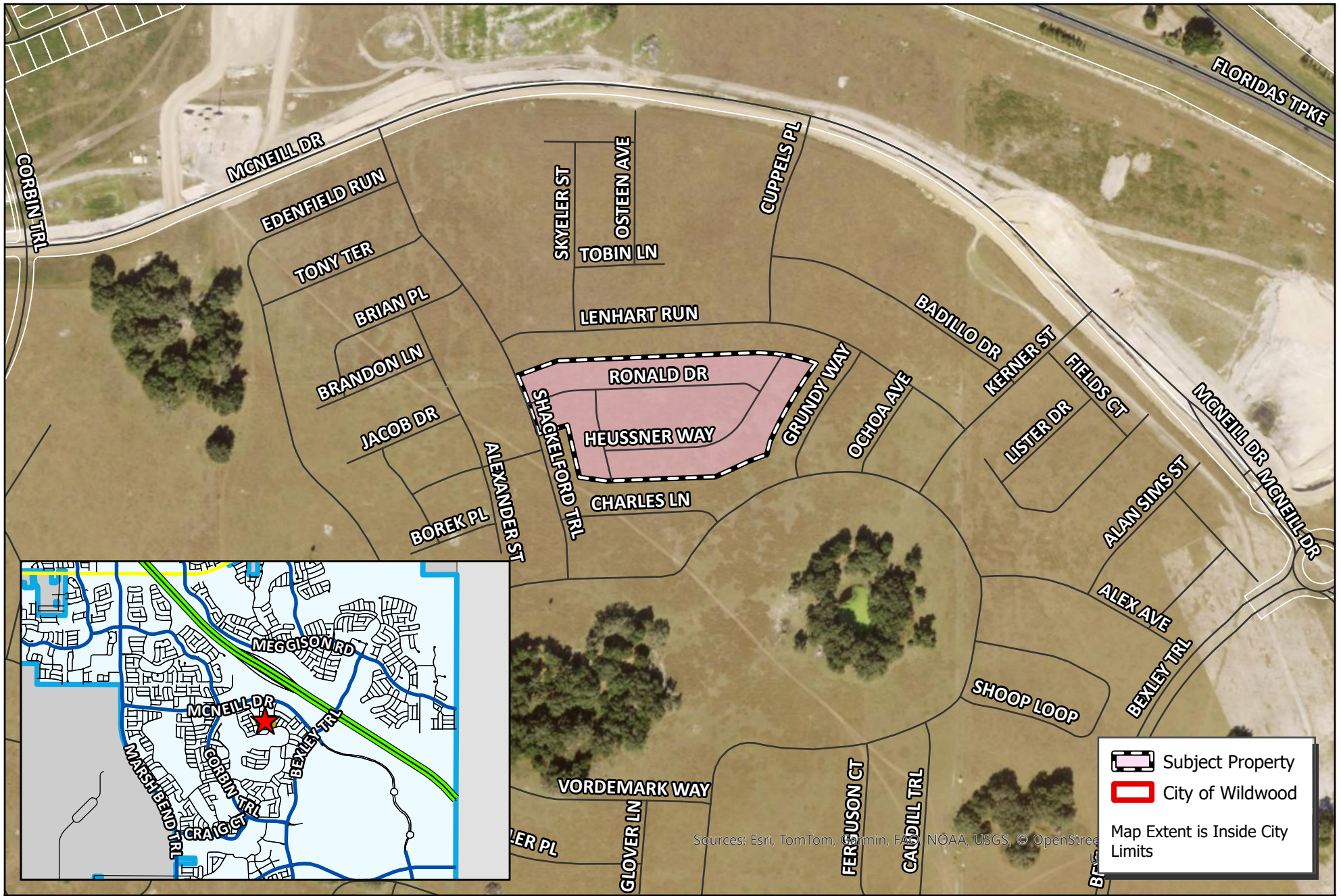
Date April 18, 2025

The applicant is seeking approval from the City Commission for The Villages of Southern Oaks Unit 156 Final Plat, a subdivision consisting of 47 lots and 2 tracts, per the attached plans.

A25-0479 meets the criteria set forth within the F.S. 177, The Villages Chapter 163 Agreement, the Land Development Regulations, and is in line with the goals, objectives, and policies within the 2050 Comprehensive Plan.

Arnaldo Bondi

Amanda Bondi
Planner II, Development Services



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	N 0.001010.030.040.06 Miles	PJ #A25-0479		MAP 1B
			VOSO - UNIT 156 FINAL PLAT		LOCATION
			PARCEL K03-005		MAP
					FEB 2025

COMMITMENTS, CONDITIONS, RESTRICTIONS
AND EASEMENTS OF THE SUBDIVISION
ARE RECORDED IN THE PUBLIC RECORDS
OF SUMTER COUNTY, FLORIDA.
OF BOOK _____ PAGE _____

VILLAGES OF SOUTHERN OAKS UNIT NO. 156

SECTION 2, TOWNSHIP 20 SOUTH, RANGE 23 EAST,
CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA.

SHEET 1 OF 2

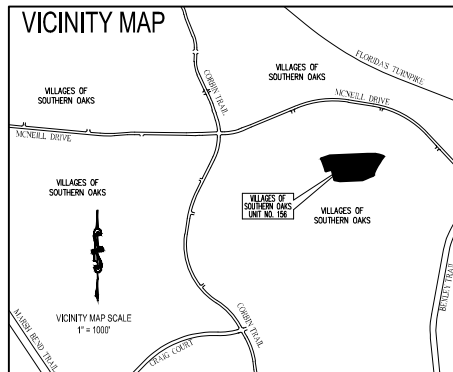
PLAT BOOK _____
PAGE _____

LEGAL DESCRIPTION

A PARCEL OF LAND LYING WITHIN THE NORTHWEST 1/4 OF SECTION 20
SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4 OF AFORESAID SECTION
2; THENCE ALONG THE EAST LINE THEREOF RUN N00°01'40"W, 1072.87 FEET; THENCE
DEPARTING SAID EAST LINE RUN S89°42'20"W, 3175.19 FEET TO THE POINT OF BEGINNING;
THENCE S23°30'10"W, 61.57 FEET; THENCE S33°07'14"W, 63.59 FEET; THENCE S30°04'12"W,
63.55 FEET; THENCE S28°05'10"W, 63.55 FEET; THENCE S25°35'38"W, 68.80 FEET; THENCE
S14°04'16"W, 47.09 FEET; THENCE S89°03'40"W, 65.41 FEET; THENCE S84°48'57"W, 65.71
FEET; THENCE S80°54'57"W, 68.00 FEET; THENCE S87°47'07"W, 381.59 FEET; THENCE
N82°15'58"W, 86.31 FEET; THENCE N13°07'26"W, 189.11 FEET; THENCE S73°25'44"W, 105.88
FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE WESTERLY, HAVING
A RADIUS OF 1,850.00 FEET AND A CHORD BEARING AND DISTANCE OF N00°05'02"W,
219.22 FEET TO WHICH A RADIAL LINE BEARS N73°25'44"E; THENCE NORTHERLY ALONG
THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 085°57'32", AN ARC DISTANCE
OF 219.36 FEET; THENCE ALONG A NON-TANGENT LINE RUN N49°54'05"E, 151.04 FEET;
THENCE N87°38'54"E, 644.31 FEET; THENCE N88°17'21"E, 69.38 FEET; THENCE
S86°24'29"E, 58.79 FEET; THENCE S80°53'13"E, 58.79 FEET; THENCE S75°11'56"E, 58.79
FEET; THENCE S69°34'07"E, 27.81 FEET TO THE POINT OF BEGINNING.

CONTAINING 8.09 ACRES, MORE OR LESS.



47 LOTS - 2 TRACTS

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION
OF THE SUBDIVISION LINES DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE
SUSPENDED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT
THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTES:

1. BEARINGS ARE BASED ON THE EAST LINE OF THE NORTHEAST 1/4 OF SECTION 20 SOUTH,
RANGE 23 EAST AS BEING N00°01'40"W.
2. ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR
THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED,
HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES
SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC
UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL
BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS
GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH
CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL
SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
3. ALL DISTANCES SHOWN ARE IN FEET.
4. WITH REFERENCE TO CURVILINEAR LOTS, RADIAL LINES HAVE BEEN DESIGNATED BY (R). ALL OTHER LINES
ARE NON-RADIAL.
5. LOT CORNERS WILL BE SET PRIOR TO THE TRANSFER OF ANY LOT OR PRIOR TO THE EXPIRATION OF THE
BOND OR OTHER SURETY.
6. PERMANENT CONTROL POINTS (P.C.P.'S) WILL BE SET WITHIN ONE YEAR OF THE DATE THIS PLAT WAS
RECORDED OR PRIOR TO THE EXPIRATION OF THE BOND OR SURETY.
7. ALL PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN SET IN ACCORDANCE WITH THE
REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.
8. TRACTS "A" AND "B" ARE FOR ANY PURPOSE PERMITTED BY APPLICABLE LAW AND APPROVED IN WRITING BY
DEVELOPER. NO INGRESS OR EGRESS IS PERMITTED WITHOUT THE DEVELOPER'S CONSENT.
9. THE DISTRICT FINDS IT IN THE PUBLIC INTEREST, AND HEREBY AGREES TO PROVIDE THE FOLLOWING SERVICES:
(A) MAINTENANCE AND REPAIR OF AREAS OWNED BY THE DISTRICT OR DEDICATED TO THE USE AND ENJOYMENT
OF THE RESIDENTS OF THE DISTRICT, THE SUBDIVISION, OR THE PUBLIC; (B) PAY FOR THE COST OF WATER AND
SEWER PROVIDED BY GIBSON PLACE UTILITY COMPANY, LLC, OR ITS ASSIGNS, TOGETHER WITH THE COST OF
GARAGE, ELECTRICAL, LIGHTING, TELEPHONE, GAS AND OTHER NECESSARY UTILITY SERVICE FOR AREAS OWNED BY
THE DISTRICT OR DEDICATED TO THE USE AND ENJOYMENT OF THE RESIDENTS OF THE DISTRICT, SUBDIVISION, OR
THE PUBLIC; (C) MAINTENANCE AND REPAIR OF THE STORM WATER RUNOFF DRAINAGE SYSTEM INCLUDING
DRAINAGE EASEMENTS AND DRAIN PIPES NOT MAINTAINED BY GIBSON PLACE, WATER CONSERVATION AUTHORITY,
LLC, OR ITS ASSIGNS, OR THE CITY OF WILDWOOD; AND (D) MAINTENANCE AND REPAIR OF THE LANDSCAPING AND
IRRIGATION ON ISLANDS AND OUL-DE-SACS LOCATED WITHIN THE ROADWAYS, IF ANY.
10. THE TITLE OPINION FOR THIS PLAT HAS BEEN SUBMITTED BY SEPARATE DOCUMENT.

REVIEWING SURVEYOR'S CERTIFICATE

PURSUANT TO SECTION 177.081, FLORIDA STATUTES, I HEREBY CERTIFY THAT I HAVE
PERFORMED A REVIEW OF THIS PLAT FOR CONFORMITY TO CHAPTER 177, FLORIDA STATUTES
AND THAT SAID PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF THAT CHAPTER;
PROVIDED, HOWEVER, THAT MY REVIEW AND CERTIFICATION DOES NOT INCLUDE FIELD
CERTIFICATION OF ANY POINTS OR MEASUREMENTS SHOWN ON THIS PLAT.

SIGNATURE _____ DATE _____
RONALD W. HERR, P.L.S. 4907
MADE SURVEYING, INC. REGISTRATION NO. _____

SEAL

VILLAGES OF SOUTHERN OAKS UNIT NO. 156 CONVEYANCE AND GRANT OF EASEMENTS TO VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15

ALL RIGHT, TITLE AND INTEREST OF THE VILLAGES DEVELOPMENT COMPANY, LLC, (THE DEVELOPER) IN
TRACTS "A" AND "B" AND THE ROADWAYS SHOWN ON THIS PLAT OF VILLAGES OF SOUTHERN OAKS
UNIT NO. 156, IS HEREBY SOLD, CONVEYED AND SET OVER TO VILLAGE COMMUNITY DEVELOPMENT
DISTRICT NO. 15 (THE DISTRICT): (1) RESERVING UNTO THE DEVELOPER AND ITS ASSIGNS, AND EACH
OF THEIR SUCCESSORS, TENANTS, INVITEES, AND GUESTS PERPETUAL EASEMENTS FOR INGRESS AND
EGRESS AND THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UNDERGROUND
ELECTRIC, TELEPHONE, CABLE, GAS AND OTHER UTILITIES, IRRIGATION FACILITIES, POTABLE WATER,
SANITARY SEWER AND STORM WATER FACILITIES, LANDSCAPED AREAS, FENCES, WALLS, ENTRY
FACILITIES, INCLUDING ELECTRONIC CARD READING EQUIPMENT, GOLF CART AND PEDESTRIAN PATHS,
STORAGE, ENLIGHTENMENT IMPROVEMENTS AND GOLF CART AND PEDESTRIAN BRIDGES; AND (2) SUBJECT
TO THE RESTRICTION THAT ALL ADDITIONS OF, REMOVAL OF, AND CHANGES TO IMPROVEMENTS
LOCATED ON SUCH TRACTS AND ROADWAYS (INCLUDING, WITHOUT LIMITATION, ALL THOSE
IMPROVEMENTS DESCRIBED ABOVE), MUST FIRST BE APPROVED IN ADVANCE BY THE DEVELOPER.

THE DEVELOPER ALSO GRANTS TO THE DISTRICT NON-EXCLUSIVE, PERPETUAL EASEMENTS OVER,
ACROSS AND UPON ANY SPECIAL EASEMENTS SHOWN HEREON FOR THE PURPOSE OF MAINTAINING
DRAINAGE FACILITIES LOCATED THEREON.

THE DISTRICT, BY EXECUTING THE DEDICATION CONTAINED ON THIS PLAT, ACCEPTS THIS CONVEYANCE
AND AGREES TO MAINTAIN THE TRACTS LISTED ABOVE, INCLUDING ALL IMPROVEMENTS CONSTRUCTED
THEREON AND DRAINAGE FACILITIES LOCATED WITHIN ANY SPECIAL EASEMENTS PERPETUALLY, AND
MAINTAIN THE ROADWAYS AND DRAINAGE FEATURES LYING WITHIN SAID ROADWAYS FOR TWO YEARS
AFTER THE CITY ENGINEER HAS CERTIFIED THE CONSTRUCTION HAS BEEN COMPLETED.

WITNESSES: THE VILLAGES DEVELOPMENT COMPANY, LLC,
A FLORIDA LIMITED LIABILITY COMPANY
BY: VOC MANAGER, LLC,
A FLORIDA LIMITED LIABILITY COMPANY,
ITS MANAGER

7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS BY: MARTIN L. DZURO, MANAGER

SIGNATURE _____
PRINT NAME _____
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL
PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY MARTIN L. DZURO,
AS MANAGER OF AND ON BEHALF OF VOC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY,
THE MANAGER OF THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY
COMPANY, FOR THE PURPOSES EXPRESSED HEREIN, WHO IS PERSONALLY KNOWN TO ME AND WHO
DO NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA
PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

CERTIFICATE OF APPROVAL BY CITY OFFICIALS

THIS CERTIFIES THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO F.S. CHAPTER 177, AS
CERTIFIED BY THE REVIEWING SURVEYOR SHOWN BELOW.

MELANIE D. STROCKLAND
DEVELOPMENT SERVICES DIRECTOR

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE COMMISSION OF THE CITY OF WILDWOOD,
SUMTER COUNTY, FLORIDA, AND WAS APPROVED BY THE COMMISSION FOR RECORD ON THIS
DAY OF _____, 20____.

JESSICA BARNES
CITY CLERK

ID WOLF
MAYOR

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE ATTORNEY FOR THE CITY OF WILDWOOD,
SUMTER COUNTY, FLORIDA, AND APPROVED BY HIM OR HER AS TO FORM AND LEGALITY ON THIS
DAY OF _____, 20____.

PRINT NAME _____
CITY OF WILDWOOD, ATTORNEY

SIGNATURE _____
CITY OF WILDWOOD, ATTORNEY

DEVELOPMENT SERVICES DIRECTOR
MELANIE D. STROCKLAND

PUBLIC WORKS DIRECTOR
JEREMY HOCKENBURY

PRINT NAME _____
CITY OF WILDWOOD, ENGINEER

SIGNATURE _____
CITY OF WILDWOOD, ENGINEER

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, THE VILLAGES DEVELOPMENT
COMPANY, LLC (THE DEVELOPER) HAS CAUSED TO BE MADE THIS PLAT, VILLAGES OF SOUTHERN
OAKS UNIT NO. 156, A SUBDIVISION OF LAND HEREN DESCRIBED AND JOINS WITH VILLAGE
COMMUNITY DEVELOPMENT DISTRICT NO. 15 (THE DISTRICT) TO HEREBY DEDICATE THE ROADWAYS
SHOWN HEREON TO THE CITY OF WILDWOOD AND THE PERPETUAL USE OF THE PUBLIC, AND
DEDICATES TRACTS "A" AND "B" TO VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15.

WITNESSES: THE VILLAGES DEVELOPMENT COMPANY, LLC,
A FLORIDA LIMITED LIABILITY COMPANY

(1) SIGNATURE _____
PRINT NAME _____
7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

BY: VOC MANAGER, LLC,
A FLORIDA LIMITED LIABILITY COMPANY,
ITS MANAGER

(2) SIGNATURE _____
PRINT NAME _____
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

BY: MARTIN L. DZURO, MANAGER

WITNESSES: VILLAGE COMMUNITY DEVELOPMENT
DISTRICT NO. 15

(1) SIGNATURE _____
PRINT NAME _____
7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

BY: ELIZABETH RODRIGUEZ, CHAIR

(2) SIGNATURE _____
PRINT NAME _____
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL
PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY MARTIN L. DZURO,
AS MANAGER OF AND ON BEHALF OF VOC MANAGER, LLC, A FLORIDA LIMITED LIABILITY
COMPANY, THE MANAGER OF THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED
LIABILITY COMPANY, FOR THE PURPOSES EXPRESSED HEREIN, WHO IS PERSONALLY KNOWN TO ME
AND WHO DO NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA

PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL
PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY
ELIZABETH RODRIGUEZ, THE CHAIR OF VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15, ON
BEHALF OF THE DISTRICT, WHO IS PERSONALLY KNOWN TO ME AND WHO DO NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA

PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

CERTIFICATE OF SURVEYOR

I HEREBY CERTIFY THAT THIS PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 156, WAS
PREPARED UNDER MY DIRECTION AND SUPERVISION; AND THAT THE PERMANENT REFERENCE
MONUMENTS AS SHOWN THEREON WERE PLACED ON THE _____ DAY OF _____, 20____, I FURTHER CERTIFY THAT THIS PLAT COMPLIES WITH THE REQUIREMENTS OF CHAPTER
177, FLORIDA STATUTES.

CLYMER FARNER BARLEY SURVEYING, LLC
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
LICENSED BUSINESS NO. 8498

KAYE M. JAMESON
REGISTRATION NO. 5912

DATE _____

CERTIFICATE OF CLERK

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND THAT IT COMPLIES IN FORM WITH
ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND WAS FILED FOR RECORD ON
THIS _____ DAY OF _____, 20____, AT _____ FILE NUMBER _____

PLAT BOOK _____
PAGE _____
CLERK OF THE COURT IN AND
FOR SUMTER COUNTY, FLORIDA

PRINT NAME _____
DEPUTY CLERK

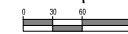
SIGNATURE _____
DEPUTY CLERK

SEAL

PREPARED BY: CFB SURVEYING
7413 ALFORD AVENUE - MIDDLETON, FL 34762
(888) 756-1126 (TOLL FREE)

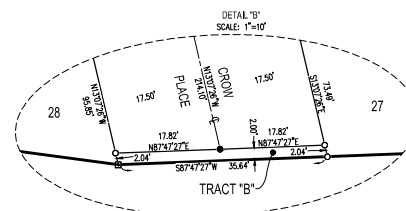
PLAT BOOK _____
PAGE _____

TRACT TABLE		
TRACT	SQ FT	ACREAGE
A	76	0.002
B	71	0.002

[illegible]

CIRCUIT NO.	CURVE TABLE				
	CURVE ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH	
C1	200.00	173.98'	61.67	N74°45'34"	61.42
C2	42.50	334°41"	25.03	S75°29'57"	24.67
C3	21.00	362°41"	20.73	S59°35'20"	19.86
C4	200.00	104°16'	38.07	N07°14'46"	37.55
C5	162.50	118°59'	41.93	N20°40'34"	41.93
C6	182.50	118°59'	41.93	N19°12'57"	41.93
C7	25.00	88°41"	38.70	S05°12'30"	34.95
C8	21.00	375°22'30"	19.96	N73°34'40"	19.95
C9	21.00	172°24'30"	19.96	N18°26'30"	47.01
C10	60.00	315°15'	31.47	N49°04'30"	31.47
C11	60.00	309°30'	31.92	S73°39'20"	31.55
C12	15.00	90°30'0"	23.96	N07°23'57"	21.21
C13	225.00	107°00'0"	40.93	S36°40'40"	41.87
C14	225.00	140°38'10"	56.13	S49°05'40"	55.99
C15	225.00	140°38'10"	56.13	S67°09'40"	55.99
C16	225.00	140°38'10"	56.13	S71°17'35"	55.99
C17	225.00	376°29'0"	138.64	S86°04'35"	133.64

CURVE TABLE					
CURVE TABLE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C18	15.00'	100°54'35"	26.42'	53°20'00"	23.13'
C19	217.50'	0°48'52"	3.09'	N12°45'00"W	3.09'
C20	217.50'	95°37'22"	39.27'	N67°19'56"W	37.35'
C21	25.00'	90°00'00"	38.82'	N47°20'06"W	35.36'
C22	182.50'	7°32'31"	8.10'	S86°22'38"E	8.10'
C23	182.50'	15°07'29"	48.17'	S77°32'39"E	48.03'
C24	25.00'	88°41'01"	38.70'	S25°38'28"E	34.95'
C25	182.00'	27°07'50"	67.86'	N17°35'11"E	66.86'
C26	182.00'	20°07'24"	63.84'	N22°34'52"E	63.63'
C27	182.00'	12°29'31"	45.64'	N07°35'53"E	45.37'
C28	25.00'	90°00'00"	39.27'	N42°30'54"E	35.36'
C29	25.00'	123°44'19"	55.95'	S30°28'57"E	48.09'
C30	192.50'	21°28'33"	72.19'	S42°50'07"E	71.73'
C31	192.50'	33°01'34"	110.96'	S69°23'23"E	108.43'
C32	192.50'	15°40'07"	39.85'	S86°50'23"E	63.39'
C33	25.00'	79°05'07"	34.51'	S82°39'59"E	31.83'
C34	182.50'	0°16'49"	0.89'	N12°59'01"E	0.89'



PREPARED BY:



CFB | CLYMER
FARNER
BARLEY
SURVEYING

7413 ALFORD AVENUE - MIDDLETON, FL 34768
(852) 748-5126 LBB#56

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: A25-0480 VOSO Unit 161 Final Plat

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Case Number A25-0480 VOSO Unit 161 Final Plat

Owner/Applicant(s) The Villages Development Company, LLC

Acreage 9.98 +/-

Property Location	The subject property is generally located south of McNeill Drive, east of Corbin Trail, and northeast of Craig Court.
-------------------	---

Parcel(s) K03-005

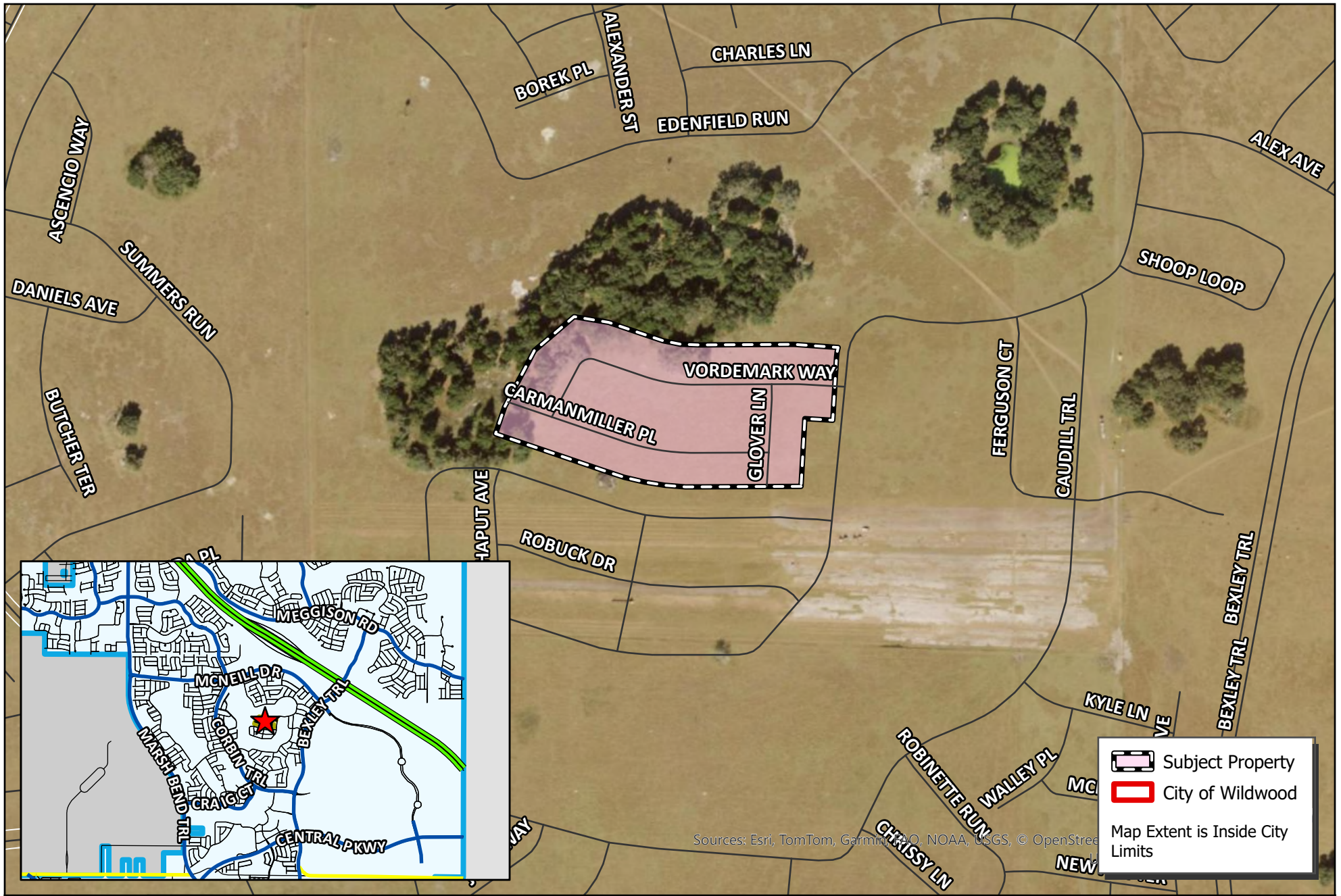
Date April 7, 2025

The applicant is seeking approval from the City Commission for The Villages of Southern Oaks (VOSO) Unit 161 Final Plat, consisting of 54 lots and 4 tracts on 9.98 acres MOL, per the attached plans.

A25-0480 meets the criteria set forth within the F.S. 177, The Villages of Southern Oaks 163 Agreement, the Land Development Regulations, and is in line with the goals, policies, and objectives within the 2050 Comprehensive Plan.



McKenna Page
Planner I
Development Services Department



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	N 0.00 0.01 0.03 0.04 0.06 Miles	PJ #A25-0480 VOSO UNIT 161 FINAL PLAT PARCEL K03-005	MAP 1B LOCATION MAP FEB 2025
--	--	--	--	--

CONVEYANCE, CONDITIONS, RESTRICTIONS,
AND EASEMENTS OF THE SUBDIVISION
ARE RECORDED IN THE PUBLIC RECORDS
OF SUMTER COUNTY, FLORIDA.
BY: _____
OF BOOK _____ PAGE _____

VILLAGES OF SOUTHERN OAKS UNIT NO. 161

SECTION 2, TOWNSHIP 20 SOUTH, RANGE 23 EAST,
CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA.

SHEET 1 OF 2

PLAT BOOK _____
PAGE _____

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, THE VILLAGES DEVELOPMENT COMPANY, LLC (THE DEVELOPER) HAS CAUSED TO BE MADE THIS PLAT, VILLAGES OF SOUTHERN OAKS UNIT NO. 161, A SUBDIVISION OF LAND HEREIN DESCRIBED AND JOINS WITH VILLAGES COMMUNITY DEVELOPMENT DISTRICT NO. 15 (THE DISTRICT) TO HEREBY DEDICATE, THE ROADWAYS SHOWN HEREON TO THE CITY OF WILDWOOD AND THE PERPETUAL USE OF THE PUBLIC, AND DEDICATES TRACTS "A", "B", "C" AND "D" TO VILLAGES COMMUNITY DEVELOPMENT DISTRICT NO. 15.

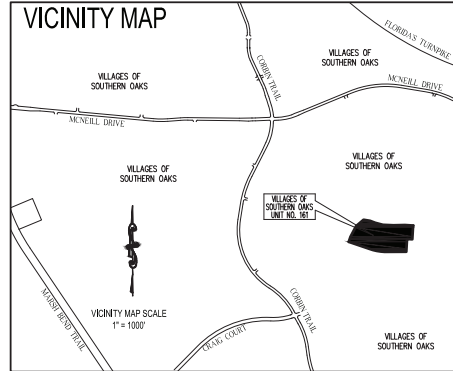
LEGAL DESCRIPTION

A PARCEL OF LAND LYING WITHIN THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 20 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF AFORESAID SECTION 2; THENCE ALONG THE EAST LINE THEREOF RUN S00°04'11"E, 806.47 FEET; THENCE DEPARTING SAID EAST LINE RUN S89°55'48"W, 3693.67 FEET TO THE POINT OF BEGINNING; THENCE S89°47'42"W, 370.80 FEET; THENCE N85°11'07"W, 66.43 FEET; THENCE N81°09'32"W, 66.01 FEET; THENCE N76°45'57"W, 66.31 FEET; THENCE N72°13'13"W, 67.00 FEET; THENCE N71°10'19"W, 370.00 FEET; THENCE N8°48'41"E, 92.00 FEET; THENCE N27°41'11"E, 253.30 FEET; THENCE N40°23'51"E, 167.77 FEET; THENCE S89°33'17"E, 112.64 FEET; THENCE S71°10'20"E, 127.83 FEET; THENCE S71°44'04"E, 56.74 FEET; THENCE S78°42'21"E, 56.49 FEET; THENCE S87°28'26"E, 58.22 FEET; THENCE N89°42'42"E, 305.75 FEET; THENCE S81°45'42"E, 143.74 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 142.50 FEET AND A CHORD BEARING AND DISTANCE OF S09°23'09"W, 31.14 FEET TO WHICH A RADIAL LINE BEARS N74°02'28"W; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 123°46", AN ARC DISTANCE OF 31.20 FEET TO THE POINT OF TANGENCY; THENCE S03°36'46"W, 203.69 FEET; THENCE N86°43'14"W, 90.00 FEET; THENCE S03°36'46"W, 218.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 9.98 ACRES, MORE OR LESS.

VICINITY MAP



54 LOTS - 4 TRACTS

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL REPERTION OF THE SUBDIVISION LINES DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTES:

- 1) BEARINGS ARE BASED ON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 20 SOUTH, RANGE 23 EAST AS BEING S00°04'11"E.
- 2) ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- 3) ALL DISTANCES SHOWN ARE IN FEET.
- 4) WITH REFERENCE TO CURVILINEAR LOTS, RADIAL LINES HAVE BEEN DESIGNATED BY (R). ALL OTHER LINES ARE NON-RADIAL.
- 5) LOT CORNERS WILL BE SET PRIOR TO THE TRANSFER OF ANY LOT OR PRIOR TO THE EXPIRATION OF THE BOND OR OTHER SURETY.
- 6) PERMANENT CONTROL POINTS (P.C.P.'S) WILL BE SET WITHIN ONE YEAR OF THE DATE THIS PLAT WAS RECORDED OR PRIOR TO THE EXPIRATION OF THE BOND OR SURETY.
- 7) ALL PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN SET IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.
- 8) TRACTS "A" AND "B" ARE FOR ANY PURPOSE PERMITTED BY APPLICABLE LAW AND APPROVED IN WRITING BY DEVELOPER.
- 9) TRACTS "C" AND "D" ARE FOR ANY PURPOSE PERMITTED BY APPLICABLE LAW AND APPROVED IN WRITING BY DEVELOPER. NO INGRESS OR EGRESS IS PERMITTED WITHOUT THE DEVELOPER'S CONSENT.
- 10) THE DISTRICT FINDS IT IN THE PUBLIC INTEREST, AND HEREBY AGREES TO PROVIDE THE FOLLOWING SERVICES: (A) MAINTENANCE AND REPAIR OF AREAS OWNED BY THE DISTRICT OR DEDICATED TO THE USE AND ENJOYMENT OF THE RESIDENTS OF THE DISTRICT, THE SUBDIVISION, OR THE PUBLIC; (B) PAY FOR THE COST OF WATER AND SEWER PROVIDED BY GIBSON PLACE UTILITY COMPANY, LLC, OR ITS ASSIGNS, TOGETHER WITH THE COST OF GARBAGE, ELECTRICAL, LIGHTING, TELEPHONE, GAS AND OTHER NECESSARY UTILITY SERVICE FOR AREAS OWNED BY THE DISTRICT OR DEDICATED TO THE USE AND ENJOYMENT OF THE RESIDENTS OF THE DISTRICT, SUBDIVISION, OR THE PUBLIC; (C) MAINTENANCE AND REPAIR OF THE STORM WATER RUNOFF DRAINAGE SYSTEM INCLUDING DRAINAGE EASEMENTS AND DRAIN PIPES NOT MAINTAINED BY GIBSON PLACE WATER CONSERVATION AUTHORITY, LLC, OR ITS ASSIGNS; OR THE CITY OF WILDWOOD; AND (D) MAINTENANCE AND REPAIR OF THE LANDSCAPING AND IRRIGATION ON ISLANDS AND OUL-DE-SACS LOCATED WITHIN THE ROADWAYS, IF ANY; (E) MAINTENANCE AND REPAIR TO THE TOP AND EXTERIOR OF THE WALLS AND/OR FENCES LOCATED ON OR ADJACENT TO TRACTS A AND B OF THE SUBDIVISION; AND (F) MAINTENANCE AND REPAIR, INCLUDING STRUCTURAL REPAIR, TO THE WALLS AND/OR FENCES LOCATED ON OR ADJACENT TO TRACT D OF THE SUBDIVISION.
- 11) THE TITLE OPINION FOR THIS PLAT HAS BEEN SUBMITTED BY SEPARATE DOCUMENT.

REVIEWING SURVEYOR'S CERTIFICATE

PURSUANT TO SECTION 177.081, FLORIDA STATUTES, I HEREBY CERTIFY THAT I HAVE PERFORMED A REVIEW OF THIS PLAT FOR CONFORMITY TO CHAPTER 177, FLORIDA STATUTES AND THAT SAID PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF THAT CHAPTER; PROVIDED, HOWEVER, THAT MY REVIEW AND CERTIFICATION DOES NOT INCLUDE FIELD VERIFICATION OF ANY POINTS OR MEASUREMENTS SHOWN ON THIS PLAT.

SIGNATURE _____ DATE _____
RONALD W. HERR, P.L.S. 4807
WIDE SURVEYING, INC. REGISTRATION NO.

SEAL

VILLAGES OF SOUTHERN OAKS UNIT NO. 161 CONVEYANCE AND GRANT OF EASEMENTS TO VILLAGES COMMUNITY DEVELOPMENT DISTRICT NO. 15

ALL RIGHT, TITLE AND INTEREST OF THE VILLAGES DEVELOPMENT COMPANY, LLC, (THE DEVELOPER) IN TRACTS "A", "B", "C" AND "D" AND THE ROADWAYS SHOWN ON THIS PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 161, IS HEREBY SOLD, CONVEYED AND SET OVER TO VILLAGES COMMUNITY DEVELOPMENT DISTRICT NO. 15 (THE DISTRICT); (1) RESERVING UNTO THE DEVELOPER AND ITS ASSIGNS, AND EACH OF THEIR SUCCESSORS, TENANTS, INVITEES, AND GUESTS PERPETUAL EASEMENTS FOR INGRESS AND EGRESS AND THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UNDERGROUND ELECTRIC, TELEPHONE, CABLE, GAS AND OTHER UTILITIES, IRRIGATION FACILITIES, POTABLE WATER, SANITARY SEWER AND STORM-WATER FACILITIES, LANDSCAPED AREAS, FENCES, WALLS, ENTRY FACILITIES, INCLUDING ELECTRONIC CARD READING EQUIPMENT, GOLF CART AND PEDESTRIAN PATHS, SIGNAGE, ENJOYMENT IMPROVEMENTS AND GOLF CART AND PEDESTRIAN BRIDGES; AND (2) SUBJECT TO THE RESTRICTION THAT ALL ADDITIONS OF, REMOVAL OF, OR CHANGES TO IMPROVEMENTS LOCATED ON SUCH TRACTS AND ROADWAYS (INCLUDING, WITHOUT LIMITATION, ALL THOSE IMPROVEMENTS DESCRIBED ABOVE), MUST FIRST BE APPROVED IN ADVANCE BY THE DEVELOPER.

THE DEVELOPER ALSO GRANTS TO THE DISTRICT NON-EXCLUSIVE, PERPETUAL EASEMENTS OVER, ACROSS AND UPON ANY SPECIAL EASEMENTS SHOWN HEREON FOR THE PURPOSE OF MAINTAINING DRAINAGE FACILITIES LOCATED THEREON.

THE DISTRICT, BY EXECUTING THE DEDICATION CONTAINED ON THIS PLAT, ACCEPTS THIS CONVEYANCE AND AGREES TO MAINTAIN THE TRACTS LISTED ABOVE, INCLUDING ALL IMPROVEMENTS CONSTRUCTED THEREON AND DRAINAGE FACILITIES LOCATED WITHIN ANY SPECIAL EASEMENTS PERPETUALLY, AND MAINTAIN THE ROADWAYS AND DRAINAGE FEATURES LYING WITHIN SUCH ROADWAYS FOR TWO YEARS AFTER THE CITY ENGINEER HAS CERTIFIED THE CONSTRUCTION HAS BEEN COMPLETED.

WITNESSES: THE VILLAGES DEVELOPMENT COMPANY, LLC,
A FLORIDA LIMITED LIABILITY COMPANY
BY: VOC MANAGER, LLC,
A FLORIDA LIMITED LIABILITY COMPANY,
ITS MANAGER

7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

BY: MARTIN L. DZIRO, MANAGER

SIGNATURE _____
PRINT NAME _____
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY MARTIN L. DZIRO, AS MANAGER OF AND ON BEHALF OF VOC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THE MANAGER OF THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FOR THE PURPOSES EXPRESSED HEREIN, WHO IS PERSONALLY KNOWN TO ME AND WHO DID NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA
PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

CERTIFICATE OF APPROVAL BY CITY OFFICIALS

THIS CERTIFIES THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO F.S. CHAPTER 177, AS CERTIFIED BY THE REVIEWING SURVEYOR SHOWN BELOW.

MELANIE D. STROCKLAND
DEVELOPMENT SERVICES DIRECTOR

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE COMMISSION OF THE CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA, AND WAS APPROVED BY THE COMMISSION FOR RECORD ON THIS _____ DAY OF _____, 20____.

JESSICA BARNES
CITY CLERK

ED WOLF
MAYOR

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE ATTORNEY FOR THE CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA, AND APPROVED BY HIM OR HER AS TO FORM AND LEGALITY ON THIS _____ DAY OF _____, 20____.

PRINT NAME
CITY OF WILDWOOD, ATTORNEY

SIGNATURE
CITY OF WILDWOOD, ATTORNEY

DEVELOPMENT SERVICES DIRECTOR
MELANIE D. STROCKLAND

PUBLIC WORKS DIRECTOR
JEREMY HOCKENBURY

PRINT NAME
CITY OF WILDWOOD, ENGINEER

SIGNATURE
CITY OF WILDWOOD, ENGINEER

WITNESSES:

(1) SIGNATURE _____
PRINT NAME _____

7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

(2) SIGNATURE _____
PRINT NAME _____

7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

WITNESSES:

(1) SIGNATURE _____
PRINT NAME _____

7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

(2) SIGNATURE _____
PRINT NAME _____

7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY MARTIN L. DZIRO, AS MANAGER OF AND ON BEHALF OF VOC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THE MANAGER OF THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FOR THE PURPOSES EXPRESSED HEREIN, WHO IS PERSONALLY KNOWN TO ME AND WHO DID NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA

PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY ELIZABETH RODRIGUEZ, THE CHAIR OF VILLAGES COMMUNITY DEVELOPMENT DISTRICT NO. 15, ON BEHALF OF THE DISTRICT, WHO IS PERSONALLY KNOWN TO ME AND WHO DID NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA

PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

CERTIFICATE OF SURVEYOR

I HEREBY CERTIFY THAT THIS PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 161, WAS PREPARED UNDER MY DIRECTION AND SUPERVISION; AND THAT THE PERMANENT REFERENCE MONUMENTS AS SHOWN THEREON WERE PLACED ON THE _____ DAY OF _____, 20____; I FURTHER CERTIFY THAT THIS PLAT COMPLIES WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.

CLYMER FARNER BARLEY SURVEYING, LLC
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
LICENSED BUSINESS NO. 8498

KAYE M. JAMESON
REGISTRATION NO. 5912

DATE

CERTIFICATE OF CLERK

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND WAS FILED FOR RECORD ON _____, 20____, AT _____ FILE NUMBER _____.

PLAT BOOK _____ PAGE _____

CLERK OF THE COURT IN AND FOR SUMTER COUNTY, FLORIDA

PRINT NAME
DEPUTY CLERK

SIGNATURE
DEPUTY CLERK

SEAL

SEAL

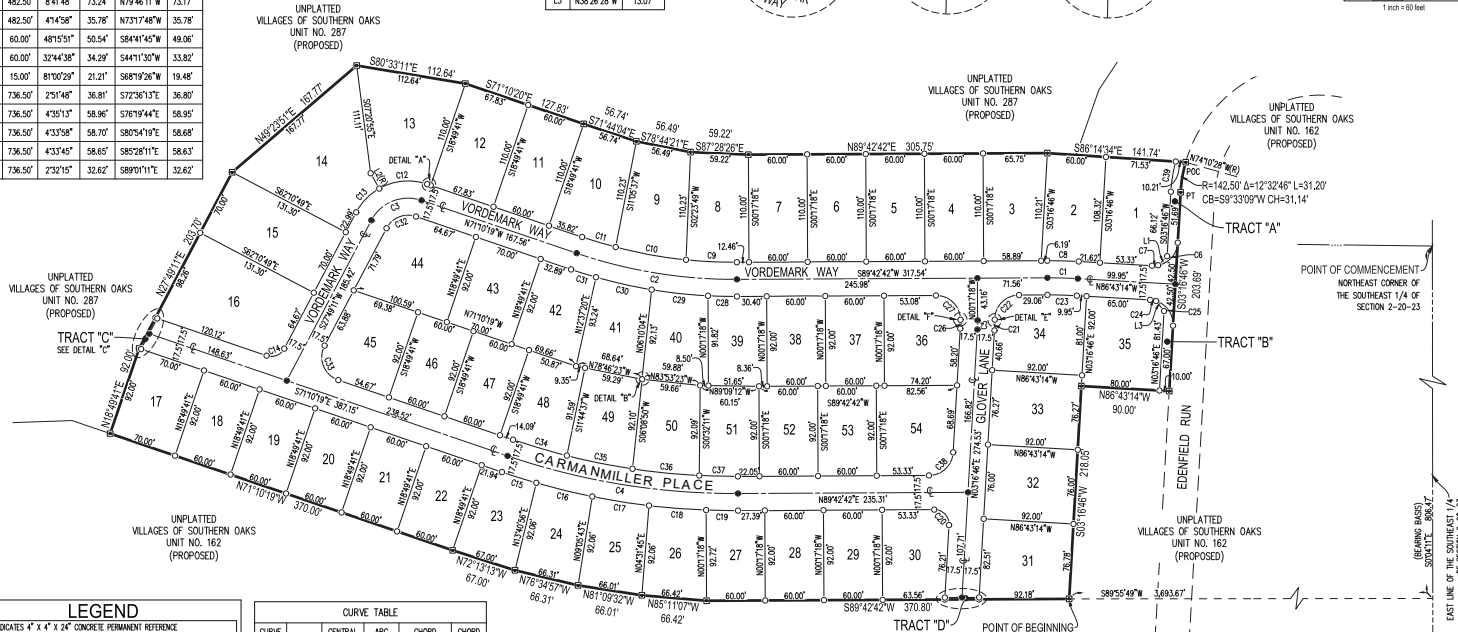
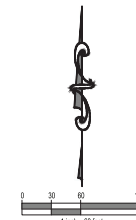
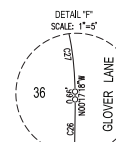
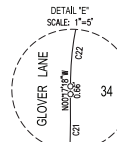
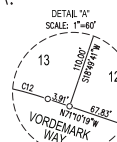
PREPARED BY: CLYMER FARNER BARLEY SURVEYING
7413 ALFORD AVENUE - MIDDLETON, FL 34762
(850) 764-3629, 13368

PLAT BOOK _____
PAGE _____

TRACT TABLE		
TRACT	SQ FT	ACREAGE
A	996	0.023
B	837	0.019
C	71	0.002
D	70	0.002

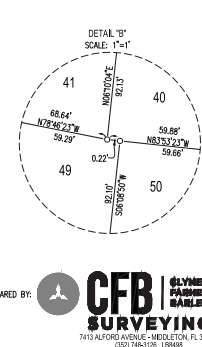
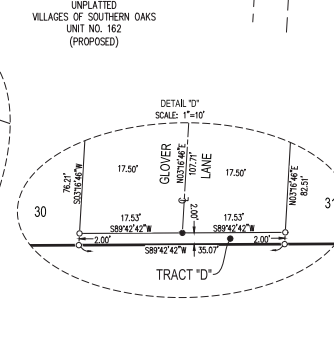
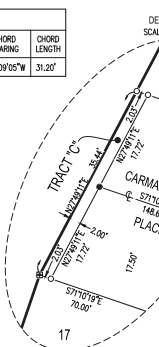
CURVE TABLE					
CURVE NO.	RADIUS	CENTRAL ANGLE	ARC BEARING	CHORD BEARING	CHORD LENGTH
C1	500.00	73°04'31"	111°	N88°50'47"W	31.15
C2	500.00	109°09'50"	166.82	N65°03'45"W	166.82
C3	42.50	81°00'29"	60.00	S68°19'26"W	55.21
C4	718.00	109°09'50"	239.89	S80°43'45"	238.78
C5	150.00	73°04'31"	90.00	N10°29'44"E	30.58
C6	25.00	75°24'12"	32.90	S40°03'45"W	9.34
C7	25.00	114°35'36"	63.00	S85°58'58"W	32.22
C8	517.50	73°04'31"	32.22	N88°50'47"W	6.35
C9	482.50	61°01'31"	75.96	N87°12'12"E	51.94
C10	482.50	81°04'38"	73.24	N78°06'11"E	73.17
C11	482.50	47°43'50"	35.78	N73°27'44"E	35.78
C12	60.00	32°14'51"	50.54	S44°11'46"W	49.76
C13	60.00	48°39'35"	34.29	S44°11'30"W	33.82
C14	13.00	57°00'29"	20.21	S68°19'26"W	16.48
C15	736.50	73°14'48"	62.57	S72°36'13"E	39.80
C16	736.50	43°51'15"	58.96	S76°19'44"E	58.95
C17	736.50	43°51'38"	58.70	S80°14'05"E	58.68
C18	736.50	43°51'45"	58.65	S85°28'11"E	58.63
C19	736.50	72°02'32"	58.62	S89°01'11"E	58.62

LINE TABLE		
LINE TAG	BEARING	DISTANCE
L1	S45°00'00"W	13.07'
L2	S29°26'10"E	18.00'
L3	N38°26'28"W	13.07'

[illegible]

CURVE TABLE					
CURVE NO.	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C21	15.00	93°34'04"	24.50	S43°30'10"E	21.80
C22	16.50	53°34'04"	10.45	N07°29'44"E	9.45
C23	25.00	90°00'00"	39.27	S44°42'42"E	35.30
C24	48.50	34°34'04"	30.05	S88°30'10"E	30.04
C25	24.00	143°24'04"	3.37	S75°25'25"E	6.35
C26	25.00	72°34'04"	32.90	S43°25'25"E	30.58
C27	25.00	90°00'00"	39.27	N45°17'16"E	35.25
C28	51.50	31°45'04"	28.63	N08°05'57"E	29.61
C29	51.50	62°35'04"	38.63	N45°47'47"E	36.61
C30	51.50	57°25'04"	58.37	N72°22'37"E	58.20
C31	51.50	25°24'04"	38.37	N72°30'20"E	28.76
C32	25.00	81°00'29"	35.35	S68°19'26"W	32.48
C33	25.00	98°59'31"	43.19	S21°40'25"E	38.02
C34	70.50	44°17'04"	57.47	S73°30'50"E	50.37
C35	70.50	53°34'04"	68.52	S78°39'50"E	68.49
C36	70.50	53°36'04"	68.52	S84°15'45"E	68.49
C37	70.50	53°13'04"	39.44	N88°40'40"E	39.43
C38	25.00	86°25'56"	37.31	N46°29'44"E	34.24

CURVE TABLE					
CURVE TAG	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C39	152.50'	11°44'38"	31.26'	S09°09'05"W	31.20'



PREPARED BY:  **CFB** | **CLYDE FARME BARLE**
SURVEYING
7413 ALFORD AVENUE - MIDDLETON, FL 34608
(352) 246-3126 | JRB498

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: A25-0551 VOSO Unit 172 Final Plat

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

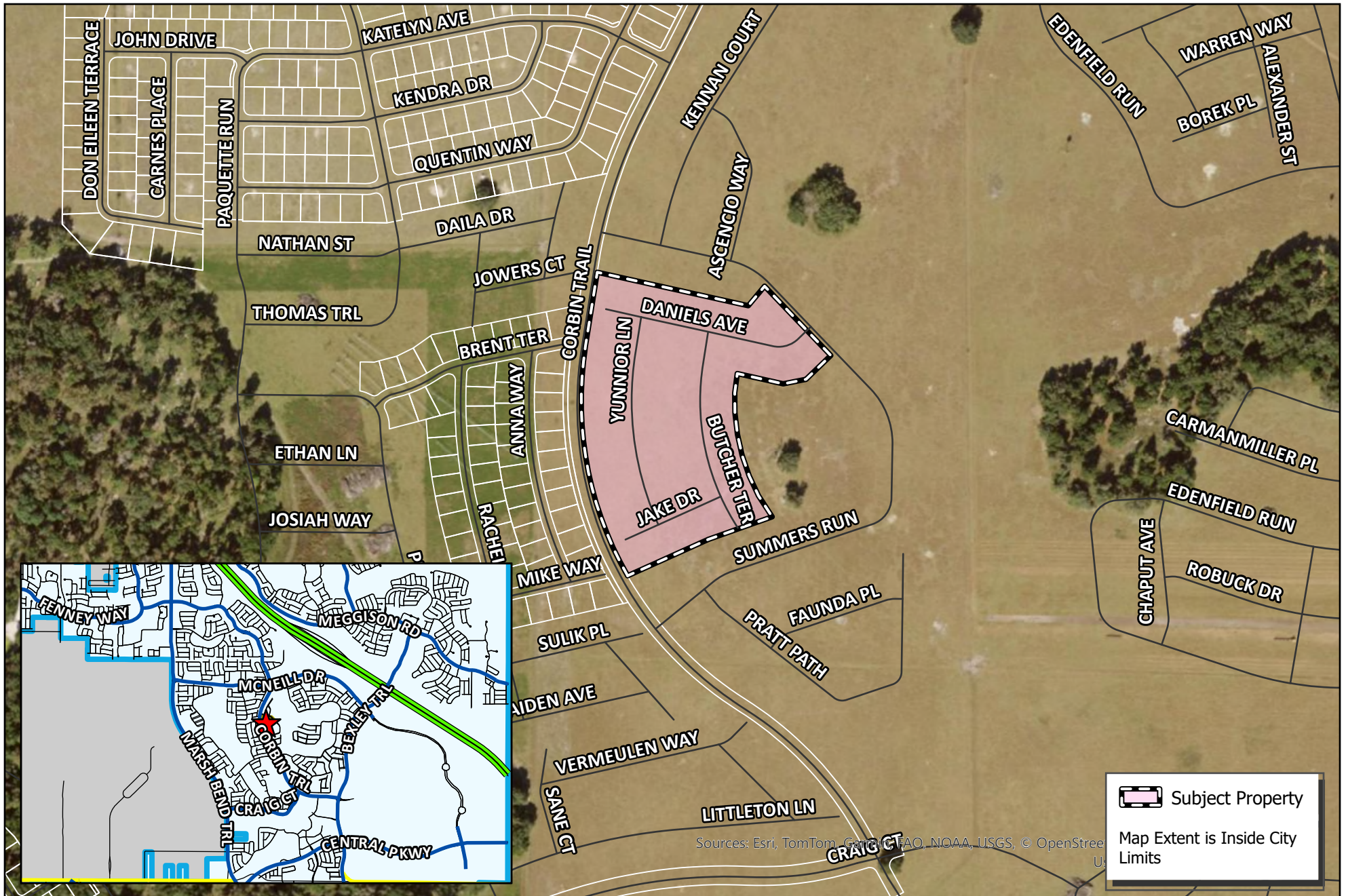
Case Number	A25-0551 VOSO Unit 172 Final Plat
Owner/Applicant(s)	The Villages Development Company, LLC
Acreage	10.84 +/-
Property Location	The subject property is generally located approximately 0.31 miles south of the intersection of McNeill Drive and Corbin Trail, just along the eastern side of Corbin Trail.
Parcel(s)	K03-005
Date	April 17, 2025

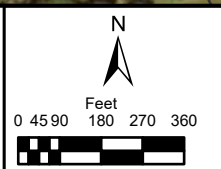
The applicant is seeking approval from the City Commission for The Villages of Southern Oaks (VOSO) Unit 172 Final Plat, consisting of 53 lots and 6 tracts, per the attached plans.

A25-0551 meets the criteria set forth within the F.S. 177, The Villages of Southern Oaks 163 Agreement, the Land Development Regulations, and is in line with the goals, policies, and objectives within the 2050 Comprehensive Plan.



Alex Lammers
Planner I, Development Services



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 Feet 0 45 90 180 270 360	#A25-0551 VOSO - UNIT 172 FINAL PLAT PARCEL K03-005	MAP 1B LOCATION MAP MAR 2025
---	--	---	---	--

CONVEYANCE, CONDITIONS, RESTRICTIONS,
AND EASEMENTS OF THE SUBDIVISION
ARE SET FORTH IN THE PUBLIC RECORDS
OF SUMTER COUNTY, FLORIDA.
OF BOOK _____ PAGE _____

VILLAGES OF SOUTHERN OAKS UNIT NO. 172

SECTION 3, TOWNSHIP 20 SOUTH, RANGE 23 EAST,
CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA.

SHEET 1 OF 2

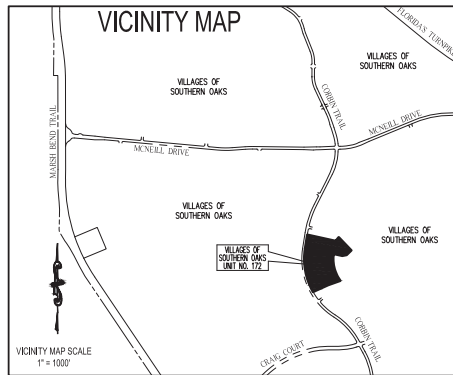
PLAT BOOK _____
PAGE _____

LEGAL DESCRIPTION

A PARCEL OF LAND LYING WITHIN THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 20 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWESTERLY CORNER OF LOT 29 PER THE PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 180, AS RECORDED IN PLAT BOOK 22, PAGES 27, 27A THROUGH 27C, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG THE SOUTHERLY BOUNDARY LINE OF SAID VILLAGES OF SOUTHERN OAKS UNIT NO. 180 RUN N77°18'31"E, 518.52 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1,171.50 FEET AND A CHORD BEARING AND DISTANCE OF N31°32'07"W, 74.32 FEET TO WHICH A RADIAL LINE BEARS S56°38'46"W; SAID POINT ALSO BEING ON THE WESTERLY RIGHT OF WAY LINE OF CORBIN TRAIL PER THE PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 180, AS RECORDED IN PLAT BOOK 22, PAGES 21, 21A THROUGH 21C, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THE FOLLOWING COURSE BEING ALONG SAID WESTERLY RIGHT OF WAY LINE OF CORBIN TRAIL: RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°38'06", AN ARC DISTANCE OF 74.34 FEET; THENCE DEPARTING SAID WESTERLY RIGHT OF WAY LINE OF CORBIN TRAIL RUN N40°05'47", 43.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1,128.50 FEET AND A CHORD BEARING AND DISTANCE OF N07°23'35"W, 748.15 FEET TO WHICH A RADIAL LINE BEARS S60°05'46"W; SAID POINT ALSO BEING ON THE EASTERLY RIGHT OF WAY LINE OF CORBIN TRAIL PER AFORESAID PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 180; THE FOLLOWING TWO (2) COURSES BEING ALONG SAID EASTERLY RIGHT OF WAY LINE OF CORBIN TRAIL: RUN NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 38°43'03", AN ARC DISTANCE OF 762.58 FEET TO THE POINT OF TANGENCY; THENCE N08°59'57"E, 237.95 FEET; THENCE DEPARTING SAID EASTERLY RIGHT OF WAY LINE RUN S77°01'45"E, 466.50 FEET; THENCE N32°04'57"E, 81.45 FEET; THENCE S43°49'38"E, 306.88 FEET; THENCE S46°02'22"W, 110.31 FEET; THENCE S78°00'32"W, 73.89 FEET; THENCE N77°37'45"W, 150.06 FEET; THENCE S07°28'14"W, 62.44 FEET; THENCE S00°29'45"E, 43.98 FEET; THENCE S08°28'02"E, 66.54 FEET; THENCE S27°43'37"E, 69.50 FEET; THENCE S18°58'24"E, 69.46 FEET; THENCE S25°13'17"E, 69.51 FEET; THENCE S32°46'15"E, 80.60 FEET; THENCE S70°25'25"W, 217.00 FEET; THENCE S65°44'32"W, 283.44 FEET TO THE POINT OF BEGINNING.

CONTAINING 10.84 ACRES, MORE OR LESS.



53 LOTS - 6 TRACTS

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL REPERTION OF THE SUBDIVISION LINES DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTES:

- 1.) BEARINGS ARE BASED ON THE SOUTHERLY BOUNDARY LINE OF VILLAGES OF SOUTHERN OAKS UNIT NO. 180 PER PLAT BOOK 22, PAGES 27, 27A THROUGH 27C, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, AS BEING N77°18'31"E.
- 2.) ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- 3.) ALL DISTANCES SHOWN ARE IN FEET.
- 4.) WITH REFERENCE TO CURVILINEAR LOTS, RADIAL LINES HAVE BEEN DESIGNATED BY (R). ALL OTHER LINES ARE NON-RADIAL.
- 5.) LOT CORNERS WILL BE SET PRIOR TO THE TRANSFER OF ANY LOT OR PRIOR TO THE EXPIRATION OF THE BOND OR OTHER SURETY.
- 6.) PERMANENT CONTROL POINTS (P.C.P.'S) WILL BE SET WITHIN ONE YEAR OF THE DATE THIS PLAT WAS RECORDED OR PRIOR TO THE EXPIRATION OF THE BOND OR SURETY.
- 7.) ALL PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN SET IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.
- 8.) TRACTS "A", "B" AND "C" ARE FOR ANY PURPOSE PERMITTED BY APPLICABLE LAW AND APPROVED IN WRITING BY DEVELOPER.
- 9.) TRACTS "D", "E" AND "F" ARE FOR ANY PURPOSE PERMITTED BY APPLICABLE LAW AND APPROVED IN WRITING BY DEVELOPER. NO INGRESS OR EGRESS IS PERMITTED WITHOUT THE DEVELOPER'S CONSENT.
- 10.) THE DISTRICT FINDS IT IN THE PUBLIC INTEREST, AND HEREBY AGREES TO PROVIDE THE FOLLOWING SERVICES: (A) MAINTENANCE AND REPAIR OF AREAS OWNED BY THE DISTRICT OR DEDICATED TO THE USE AND ENJOYMENT OF THE RESIDENTS OF THE DISTRICT, THE SUBDIVISION, OR THE PUBLIC; (B) PAY FOR THE COST OF WATER AND SEWER PROVIDED BY GISSON PLACE UTILITY COMPANY, LLC, OR ITS ASSIGNS, TOGETHER WITH THE COST OF GARBAGE, ELECTRICAL, LIGHTING, TELEPHONE, GAS AND OTHER NECESSARY UTILITY SERVICE FOR AREAS OWNED BY THE DISTRICT OR DEDICATED TO THE USE AND ENJOYMENT OF THE RESIDENTS OF THE DISTRICT, SUBDIVISION, OR THE PUBLIC; (C) MAINTENANCE AND REPAIR OF THE STORM WATER RUNOFF DRAINAGE SYSTEM INCLUDING DRAINAGE EASEMENTS AND DRAIN PIPES NOT MAINTAINED BY GISSON PLACE WATER CONSERVATION AUTHORITY, LLC, OR ITS ASSIGNS, OR THE CITY OF WILDWOOD; (D) MAINTENANCE AND REPAIR OF THE LANDSCAPING AND IRRIGATION ON ISLANDS AND ISLE-DE-SACS LOCATED WITHIN THE ROADWAYS, IF ANY; (E) MAINTENANCE AND REPAIR TO THE TOP AND EXTERIOR OF THE WALLS AND/OR FENCES LOCATED ON OR ADJACENT TO TRACTS A, B, AND C OF THE SUBDIVISION; AND (F) MAINTENANCE AND REPAIR, INCLUDING STRUCTURAL REPAIR, TO THE WALLS AND/OR FENCES LOCATED ON OR ADJACENT TO TRACTS D, E, AND F OF THE SUBDIVISION.
- 11.) THE TITLE OPINION FOR THIS PLAT HAS BEEN SUBMITTED BY SEPARATE DOCUMENT.

REVIEWING SURVEYOR'S CERTIFICATE

PURSUANT TO SECTION 177.081, FLORIDA STATUTES, I HEREBY CERTIFY THAT I HAVE PERFORMED A REVIEW OF THIS PLAT FOR CONFORMITY TO CHAPTER 177, FLORIDA STATUTES AND THAT SAID PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF THAT CHAPTER; PROVIDED, HOWEVER, THAT MY REVIEW AND CERTIFICATION DOES NOT INCLUDE FIELD VERIFICATION OF ANY POINTS OR MEASUREMENTS SHOWN ON THIS PLAT.

SIGNATURE _____ DATE _____
4807
REGISTRATION NO.
RONALD W. HERR, P.L.S.
MUE SURVEYING, INC.

SEAL

VILLAGES OF SOUTHERN OAKS UNIT NO. 172 CONVEYANCE AND GRANT OF EASEMENTS TO VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15

ALL RIGHT, TITLE AND INTEREST OF THE VILLAGES DEVELOPMENT COMPANY, LLC, (THE DEVELOPER) IN TRACTS "A", "B", "C", "D", "E", AND "F" AND THE ROADWAYS SHOWN ON THIS PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 172, IS HEREBY SOLD, CONVEYED AND SET OVER TO VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15 (THE DISTRICT); (1) RESERVING UNTO THE DEVELOPER AND ITS ASSIGNS, AND EACH OF THEIR SUCCESSORS, TENANTS, INVITEES, AND GUESTS PERPETUAL EASEMENTS FOR INGRESS AND EGRESS AND THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UNDERGROUND ELECTRIC, TELEPHONE, CABLE, GAS AND OTHER UTILITIES, IRRIGATION FACILITIES, POTABLE WATER, SANITARY SEWER AND STORM-WATER FACILITIES, LANDSCAPED AREAS, FENCES, WALLS, ENTRY FACILITIES, INCLUDING ELECTRONIC CARD READING EQUIPMENT, GOLF CART AND PEDESTRIAN PATHS, SIGNAGE, ENJOYMENT IMPROVEMENTS AND GOLF CART AND PEDESTRIAN BRIDGES; AND (2) SUBJECT TO THE RESTRICTION THAT ALL ADDITIONS OF, REMOVAL OF, AND CHANGES TO IMPROVEMENTS LOCATED ON SUCH TRACTS AND ROADWAYS (INCLUDING, WITHOUT LIMITATION, ALL THOSE IMPROVEMENTS DESCRIBED ABOVE), MUST FIRST BE APPROVED IN ADVANCE BY THE DEVELOPER.

THE DEVELOPER ALSO GRANTS TO THE DISTRICT NON-EXCLUSIVE, PERPETUAL EASEMENTS OVER, ACROSS AND UPON ANY SPECIAL EASEMENTS SHOWN HEREON FOR THE PURPOSE OF MAINTAINING DRAINAGE FACILITIES LOCATED THEREON.

THE DISTRICT, BY EXECUTING THE DEDICATION CONTAINED ON THIS PLAT, ACCEPTS THIS CONVEYANCE AND AGREES TO MAINTAIN THE TRACTS LISTED ABOVE, INCLUDING ALL IMPROVEMENTS CONSTRUCTED THEREON AND DRAINAGE FACILITIES LOCATED WITHIN ANY SPECIAL EASEMENTS PERPETUALLY, AND MAINTAIN THE ROADWAYS AND DRAINAGE FEATURES LYING WITHIN SUCH ROADWAYS FOR TWO YEARS AFTER THE CITY ENGINEER HAS CERTIFIED THE CONSTRUCTION HAS BEEN COMPLETED.

WITNESSES: THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY COMPANY
BY: VDC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS MANAGER

SIGNATURE _____ BY: _____
PRINT NAME _____ MARTIN L. DZIRO, MANAGER
7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS _____

SIGNATURE _____
PRINT NAME _____
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS _____

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY MARTIN L. DZIRO, AS MANAGER OF AND ON BEHALF OF VDC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THE MANAGER OF THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FOR THE PURPOSES EXPRESSED HEREIN, WHO IS PERSONALLY KNOWN TO ME AND WHO DID NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA
PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

CERTIFICATE OF APPROVAL BY CITY OFFICIALS

THIS CERTIFIES THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO F.S. CHAPTER 177, AS CERTIFIED BY THE REVIEWING SURVEYOR SHOWN BELOW.

MELANIE D. STROCKLAND
DEVELOPMENT SERVICES DIRECTOR

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE COMMISSION OF THE CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA, AND WAS APPROVED BY THE COMMISSION FOR RECORD ON THIS _____ DAY OF _____, 20____.

JESSICA BARNES
CITY CLERK

ED WOLF
MAYOR

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE ATTORNEY FOR THE CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA, AND APPROVED BY HIM OR HER AS TO FORM AND LEGALITY ON THIS _____ DAY OF _____, 20____.

PRINT NAME _____
CITY OF WILDWOOD, ATTORNEY

SIGNATURE _____
CITY OF WILDWOOD, ATTORNEY

DEVELOPMENT SERVICES DIRECTOR
MELANIE D. STROCKLAND

PUBLIC WORKS DIRECTOR
JEREMY HOCKENBURY

PRINT NAME _____
CITY OF WILDWOOD, ENGINEER

SIGNATURE _____
CITY OF WILDWOOD, ENGINEER

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, THE VILLAGES DEVELOPMENT COMPANY, LLC (THE DEVELOPER) HAS CAUSED TO BE MADE THIS PLAT, VILLAGES OF SOUTHERN OAKS UNIT NO. 172, A SUBDIVISION OF LAND HEREIN DESCRIBED AND JOINS WITH VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15 (THE DISTRICT) TO HEREBY DEDICATE, THE ROADWAYS SHOWN HEREON TO THE CITY OF WILDWOOD AND THE PERPETUAL USE OF THE PUBLIC; AND DEDICATES TRACTS "A", "B", "C", "D", "E" AND "F" TO VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15.

WITNESSES: THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY COMPANY

(1) SIGNATURE _____ BY: VDC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS MANAGER
PRINT NAME _____
7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS _____

(2) SIGNATURE _____ BY: _____
PRINT NAME _____ MARTIN L. DZIRO, MANAGER
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS _____

WITNESSES: VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15

(1) SIGNATURE _____ BY: _____
PRINT NAME _____ ELIZABETH RODRIGUEZ, VICE CHAIR
7580 MIDDLETON DRIVE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS _____

(2) SIGNATURE _____
PRINT NAME _____
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
MAILING ADDRESS _____

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY MARTIN L. DZIRO, AS MANAGER OF AND ON BEHALF OF VDC MANAGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THE MANAGER OF THE VILLAGES DEVELOPMENT COMPANY, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FOR THE PURPOSES EXPRESSED HEREIN, WHO IS PERSONALLY KNOWN TO ME AND WHO DID NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA
PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

STATE OF FLORIDA
COUNTY OF SUMTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS _____ DAY OF _____, 20____, BY ELIZABETH RODRIGUEZ, THE VICE CHAIR OF VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 15, ON BEHALF OF THE DISTRICT, WHO IS PERSONALLY KNOWN TO ME AND WHO DID NOT TAKE AN OATH.

NOTARY PUBLIC - STATE OF FLORIDA
PRINT NAME: _____
COMMISSION NO.: _____
COMMISSION EXPIRES: _____

SEAL

CERTIFICATE OF SURVEYOR

I HEREBY CERTIFY THAT THIS PLAT OF VILLAGES OF SOUTHERN OAKS UNIT NO. 172, WAS PREPARED UNDER MY DIRECTION AND SUPERVISION; AND THAT THE PERMANENT REFERENCE MONUMENTS AS SHOWN THEREON WERE PLACED ON THE _____ DAY OF _____, 20____; I FURTHER CERTIFY THAT THIS PLAT COMPLIES WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.

CLYMER FARNER BARLEY SURVEYING, LLC
7413 ALFORD AVENUE
MIDDLETON, FLORIDA 34762
LICENSED BUSINESS NO. 8498

KAYE M. JAMESON
REGISTRATION NO. 5912
DATE _____

CERTIFICATE OF CLERK

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND WAS FILED FOR RECORD ON _____, 20____, AT _____ FILE NUMBER _____

PLAT BOOK _____ PAGE _____

CLERK OF THE COURT IN AND FOR SUMTER COUNTY, FLORIDA

PRINT NAME _____ SIGNATURE _____
DEPUTY CLERK DEPUTY CLERK

SEAL

SEAL

PREPARED BY: CLYMER FARNER BARLEY SURVEYING
7413 ALFORD AVENUE - MIDDLETON, FL 34762
(850) 764-2829 - (850) 764-2830

PLAT BOOK _____
PAGE _____VILLAGE
SOUTHERN
UNIT N

POINT OF COMMENCEMENT
SOUTHWESTERLY CORNER OF
LOT 29, VILLAGES OF SOUTHERN
OAKS UNIT NO. 180
(PB 22, PGS 27-27C)

UNPLATTED
VILLAGES OF SOUTHERN OAKS
UNIT NO. 173
(PROPOSED)

1 inch = 60 feet

TRACT 'A'

TRACT 'B'

TRACT 'C'

TRACT 'D'

TRACT 'E'

TRACT 'F'

DETAIL 'A'

DETAIL 'B'

DETAIL 'C'

DETAIL 'D'

DETAIL 'E'

POINT OF BEGINNING

TRACT TABLE

TRACT	SQ FT	ACREAGE
A	1,712	0.039
B	839	0.019
C	44,375	1.019
D	72	0.002
E	70	0.002
F	70	0.002

TRACT TABLE		
TRACT	SQ FT	ACREAGE
A	1,712	0.039
B	839	0.019
C	44,375	1.019
D	72	0.002
E	70	0.002
F	70	0.002

PREPARED BY:  **CFB** | **GLYNN
FARMER
BAILY**
SURVEYING
7413 ALFORD AVENUE - MIDDLETON, FL 34782
(352) 748-3126 | 1R8408

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: Approval of HA5 Asphalt Surface Treatment for Police Department Parking Lot in the Amount of \$27,262.11

REQUESTED ACTION: Staff recommends approval.

CONTRACT: Vendor/Entity:
Effective Date: Termination Date:
Managing Division/Department: Public Works

BUDGET IMPACT: Funding will be allocated from account 001-521-30-3400.

HISTORY/FACTS/ISSUES:

The Public Works Department initiated a Request for Proposals (RFP) for High-Density Mineral Bond/HA5 Asphalt Surface Treatment to secure qualified contractors for applying this preservation treatment on City streets and parking lot surfaces. HA5 is a specialized surface treatment designed to preserve native asphalt binders and protect against oxidative damage. The City has successfully utilized this product for various facility parking lots, including City Hall, City Hall Annex, the Community Center, Public Works, Lake Deaton, Oxford Street, and the Gazebo lot.

On August 9, 2024, the City issued RFQ 2024-28, inviting qualified providers to submit proposals for HA5 Asphalt Surface Treatment. On September 12, 2024, one proposal was received and publicly opened. The sole respondent was Holbrook Asphalt, LLC.

For FY 2025, the Police Department budgeted for surface treatment of their parking lot. Holbrook Asphalt, LLC submitted a proposal in accordance with the agreement for a total cost of \$27,262.11. Funding for this project will be allocated from account 001-521-30-3400.



Project Location	Proposal #	Date Issued	PO/LD #
City of Wildwood Police Department 3939 E CR 462 The Villages FL 32162	HAU949363	3/9/2024	

Terms

Due Upon Completion

Adviser Information

Steve White
P: 727-333-5897 | E: steve.white@holbrookasphalt.com

Description

HA5 Installation

Bill To

City of Wildwood
100 N Main Street
Wildwood FL 34785

Item	Quantity	UM	Rate	Amount
HA5 Mobilization and setup	1	Ea	0.00	0.00
HA5 Clean & prepare surface using high pressure air & wire bristle brooms. Install "HA5" High Density Mineral Bond advanced performance pavement preservation treatment. HA5 meets demands of High Density Mineral Bond Specification established by agency engineers.	5,559	SqYd	4.29	23,848.11
Paint/Stripe Existing thermoplastic markings will be removed prior to HA5 installation. Upon completion of HA5 Installation all previous pavement markings will be reinstalled matching existing layout and colors. The areas that contained thermoplastic pavement markings will be reinstalled as well.	1	Ea	3,414.00	3,414.00

Total	\$27,262.11
-------	-------------

Please sign for proposal acceptance: **Do not sign this page, see final page for signing**

City of Wildwood
Police Department
3939 E CR 462
Wildwood, FL 34785

**SERVICES AGREEMENT
HA5 Asphalt Surface Treatment**

THIS AGREEMENT is made this 15th day of January, 2025, by and between City of Wildwood (hereafter referred to as "City"), whose address is 100 N Main Street, Wildwood, Florida 34785, and Holbrook Asphalt, LLC. (hereafter referred to as "Contractor"), whose address is 1545 E Commerce Drive, St. George, Utah 84790.

WHEREAS, the City has need of professional services for providing high-density mineral bond/HA5 asphalt surface treatment.

WHEREAS, the parties desire to enter into a written agreement outlining the duties, responsibilities, and compensation of Contractor, based on the Contractor's response to Request for Proposal 2024-28 for HA5 Asphalt Surface Treatment.

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein, it is hereby agreed as follows:

1. The relationship of the Contractor to the City will be that of a professional contractor to provide the professional and technical services required under this agreement in accordance with acceptable professional practices and ethical standards applicable to the Contractor's profession, and Contractor will endeavor to provide to the City prompt and efficient services to the best of its ability.

2. Contractor is hereby retained and employed as the HA5 asphalt surface treatment contractor and will work with the City to provide said services in accordance with the scope of services outlined in RFP 2024-28.

3. Contractor agrees to prepare and complete a report to the City, detailing the status of services provided pursuant to this Agreement at least ninety (90) days prior to the expiration of the term of this Agreement, or at least ninety (90) days prior to the expiration of any renewal term of this Agreement. Contractors may be asked to present the deliverables in person for review by staff or for discussion at a scheduled City Commission meeting.

4. The term of this Agreement shall commence on November 26, 2024, and continue in full force through November 25, 2029, unless otherwise terminated as provided in paragraph five (5) of this Agreement. This Agreement may be renewed on an annual basis for an additional two consecutive one-year periods, if agreed to in writing by both parties, at least sixty (60) days prior to the expiration of this Agreement, including any periods of renewal. The term of this Agreement does not relieve the Contractor of any future responsibility as described in paragraph eight (8) of this Agreement.

5. This Agreement may be terminated by either party upon thirty (30) days prior written notice to the other party at the address designated in this Agreement for receiving such notice. If this agreement is terminated, Contractor shall be authorized to receive payment for all work performed up to the date of termination.

6. With regard to compensation paid to Contractor, Contractor shall furnish to the City on a monthly basis an itemized invoice detailing all of Contractor's hours, services, expenses and any other services utilized by the City during the preceding month. Invoice shall be itemized pursuant to and in accordance with the attached Fee Schedule. Contractor shall compute the total amount due for the preceding month and all amounts due Contractor shall be paid on a monthly basis pursuant to the provisions of the Local Government Prompt Payment Act, F.S. 218. Contractor acknowledges and agrees that the rates set forth in the Fee Schedule shall remain fixed throughout the duration of the Agreement and thereafter shall only be adjusted by mutual written agreement of both parties.

7. General Considerations.

- a. All reports, drawings, designs, specifications, notebooks, computations, details, and calculation documents prepared by Contractor and presented to the City pursuant to this Agreement are and remain the property of the City as instruments of service.
- b. All analyses, data, documents, models, modeling, reports and tests performed or utilized by Contractor shall be made available to the City upon request and shall be considered public records, pursuant to F.S. 119.0701.
- c. Contractor shall keep all books, records, files, drawings, plans and other documentation, including all

electronically stored items, which concern or relate to the services required hereunder, for a minimum of three (3) years from the date of expiration or termination of this Agreement, or as otherwise required by any applicable law, whichever date is later. The City shall have the right to order, inspect and copy all such Records as often as it deems necessary during any such period of time. The right to audit, inspect, and copy records shall include all of the records of sub-Contractors (if any).

- d. Contractor shall, at all times, comply with the Florida Public Records Law, the Florida Open Meeting Law and all other applicable laws, rules and regulations of the State of Florida.
- e. Contractor shall, at all times, carry Professional Liability, General Liability, Automobile and Worker's Compensation Insurance pursuant to the insurance requirements in RFP2024-28, naming City as an additional insured in each such policy.
- f. Upon Contractor's written request, the City will furnish, or cause to be furnished, such reports, studies, instruments, documents, and other information as Contractor and City mutually deem necessary, and Contractor may rely upon same in performing the services required under this agreement.
- g. The City and Contractor each bind itself and its successors, legal representatives and assigns to the other party to this agreement and to the partners, successors, legal representatives and assigns of such other party to this agreement, in respect to all covenants of this agreement; and neither the City nor Contractor shall assign or transfer their interest in this agreement without the prior written consent of the other party.

8. Should any other professional services be called for by the City which are not otherwise set forth in this Agreement or any of its attachments or exhibits, said charges shall be agreed upon in advance by the parties hereto. The Contractor may be required to provide additional services to the City on challenges, public protests, administrative hearings or similar matters. The Contractor shall be available to represent the City, serve as an expert witness and provide supporting documentation as necessary.

9. The Contract Documents, which comprise the entire Contract between City and Contractor and which are further incorporated herein by reference, consist of the following:

- a. Request for Proposals (RFP)
- b. Vendor's RFP Documents
- c. Permits/Licenses
- d. All RFP Addenda Issued Prior to RFP Opening Date
- e. All Modifications and Change Orders Issued
- f. Services rates and fees, as attached to this contract.

10. The Contractor agrees to indemnify and hold harmless the City of Wildwood, and their elected officials, employees and volunteers from and against all claims, losses and expenses, including legal costs, arising out of or resulting from, the performance of this contract, provided that any such claims, damage, loss of expenses is attributed to bodily injury, sickness, disease, personal injury or death, or to injury to or destruction of tangible property including the loss or loss of use resulting there from and is caused in whole or in part by any negligent act or omission of the Contractor.

11. Contractor, its agents, servants or employees shall, in no manner, whatsoever be construed as the employees, agents, servants or representatives of the City and shall have not expressed or implied power or authority to act in any manner whatsoever for or on behalf of the City, except as provided in the scope of services called for herein. Contractor is hereby designated as an independent contractor to the City and none of the employees, agents or servants of the Contractor shall have, or be entitled to, any of the fringe benefits applicable to employees of the City.

12. In the event of default by either party hereto, the defaulting party shall be liable for all costs and expenses, including reasonable attorney's fees and costs incurred by the other party in enforcing its rights hereunder, whether litigation be instituted or not, at the trial court and appellate court level. Contractor does hereby waive any and all "venue privilege" and or "diversity of citizenship privileges" and specifically agrees that any action brought for the enforcement, construction or interpretation of this agreement shall be maintained in the County or Circuit Court in and for Sumter County, Florida, and Contractor hereby specifically waives its right or privilege to institute any action of any kind or nature whatsoever, against the City in any other State Court, Federal Court or administrative tribunal.

13. This Agreement represents the entire and integrated agreement between the parties and supersedes all prior negotiations, representations or agreements, either written or verbal. If any provision of this Agreement is declared to be

invalid or unenforceable, the remainder shall continue to operate in full force and effect.

14. This Agreement cannot be changed or modified, unless by written agreement signed by all parties hereto.

15. In performing services hereunder, Contractor shall comply with all federal, state and local laws and regulations. Contractor shall be responsible for identifying and obtaining all permits necessary to complete the scope of services. Contractor shall be responsible for obtaining, at its sole cost and expense, all necessary licenses and other governmental approvals required in order for Contractor to provide the type of services required hereunder.

16. Contractor shall immediately notify City in writing of any commitments during the term of this Agreement which may constitute a potential or actual conflict of interest with respect to the scope of services to be performed for the City.

17. Each of the WHEREAS clauses listed above are hereby re-alleged and incorporated into this Agreement as if otherwise fully stated herein.

18. Any notices required by this Agreement shall be mailed to the following individual(s), by Certified Mail, Return Receipt requested:

FOR THE CITY

Name: Jason McHugh

Address: 100 N Main Street, Wildwood, FL 34785

Title: City Manager

Date: 1/15/25

FOR THE CONTRACTOR

Name: CHRIS RASMUSSEN

Address: 1545 E. COMMERCE DR., ST. GEORGE, UT 84790

Title: CONTRACTS MANAGER

Date: 1/23/25

IN WITNESS WHEREOF, the parties have signed this agreement the day and year first above written.

ATTEST:

By: Jessica Barnes

CITY OF WILDWOOD

Ed Wolf

By: Ed Wolf, Mayor

Date Signed: 1/15/25

ATTEST:

By: Chris Rasmussen

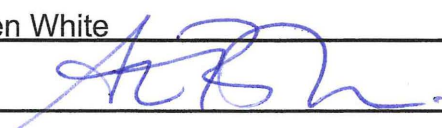
CONTRACTOR

General Counsel

By: GENERAL COUNSEL

Date Signed: 1/23/25

RFP COVER PAGE

Name of Vendor, Entity or Organization: Holbrook Asphalt LLC	
Federal Employer Identification Number (FEIN): 87-0626583	
State of Florida License Number (If Applicable): CBC1264423	
Name of Contact Person: Stephen White	
Title: Regional Director	
E-Mail Address: steve.white@holbrookasphalt.com	
Mailing Address: 1545 E Commerce Dr., St. George, UT 84790	
Street Address (if different): 8226 NE 44th Dr	
City, State, Zip: Wildwood, FL 34785	
Telephone: 435-652-4427	Fax: 435-292-6010
Organizational Structure – Please Check One: Corporation ☐ Partnership ☐ Proprietorship ☐ Joint Venture ☐ Other ☒ LLC	
If Corporation: Date of Incorporation: _____ State of Incorporation: _____	
States Registered in as Foreign Corporation: FL, AZ, NV, TX, ID, CA, TN	
Authorized Signature: Print Name: <u>Stephen White</u>	
Signature: <u></u>	
Title: <u>Regional Director</u>	
Phone: <u>727-333-5897</u>	
This document must be completed and returned with your Submittal.	

TAB A

Statement of Interest



Mark Beatty
Holbrook Asphalt
1545 E Commerce Dr
St George, UT 84790

August 22, 2024

RE: High Density Mineral Bond/HA5 Asphalt Surface Treatment RFP # 2024-28

Dear Mr. Hockenbury,

Holbrook Asphalt is dedicated to the preservation of asphalt pavement assets. It is our company's core focus. As a result of that focus and dedication to extending the life of pavement assets, in 2002 we installed several test applications of what has become known as HA5 and classified as a High Density Mineral Bond. After seven years of evaluation, and showing an exceptionally high level of performance, HA5 was introduced to public and private agencies in 2009. Today, 20 years after the first installations, HA5 has been installed in 25 states, in multiple climate conditions, and is recognized as one of the fastest growing and effective pavement preservation tools in the country.

The enclosed RFP provides background showing successful projects and satisfied customers over several years with Holbrook Asphalt. Holbrook Asphalt is the developer of HA5 and has installed more HA5 than any other contractor in the U.S. Holbrook Asphalt recently purchased a location in the city of Wildwood, FL where we are basing our operations for the entire state of Florida. HA5 meets the specification of the High Density Mineral Bond material as specified in this RFP.

Sincerely,

A handwritten signature in dark ink, appearing to read "Mark Beatty", is written over a light gray circular background.

Mark Beatty
Sr. Vice President
Holbrook Asphalt

TAB B

Company Information

FORM 1

“VENDOR” PROFILE

Submitted by (*Company Name*): Holbrook Asphalt LLC

Corporation	Partnership	Individual	Joint Venture
-------------	-------------	------------	---------------

Other LLC	Describe: Limited Liability Corporation		
-----------	---	--	--

Florida Contractor License Number: CBC1264423

Expiration Date: 8-31-2024

Office Location: 1545 E Commerce Dr., St George, UT 84790

Number of people in your organization: 200

Length of time the Contractor has been doing business under this name in Florida: 3 years

Length of time your firm has provided services to governmental clients: 25 years

Under what other name(s) has your firm operated: Holbrook Preservation (CA)

Has or is your firm currently involved in any formal court proceedings regarding any of your contracts?

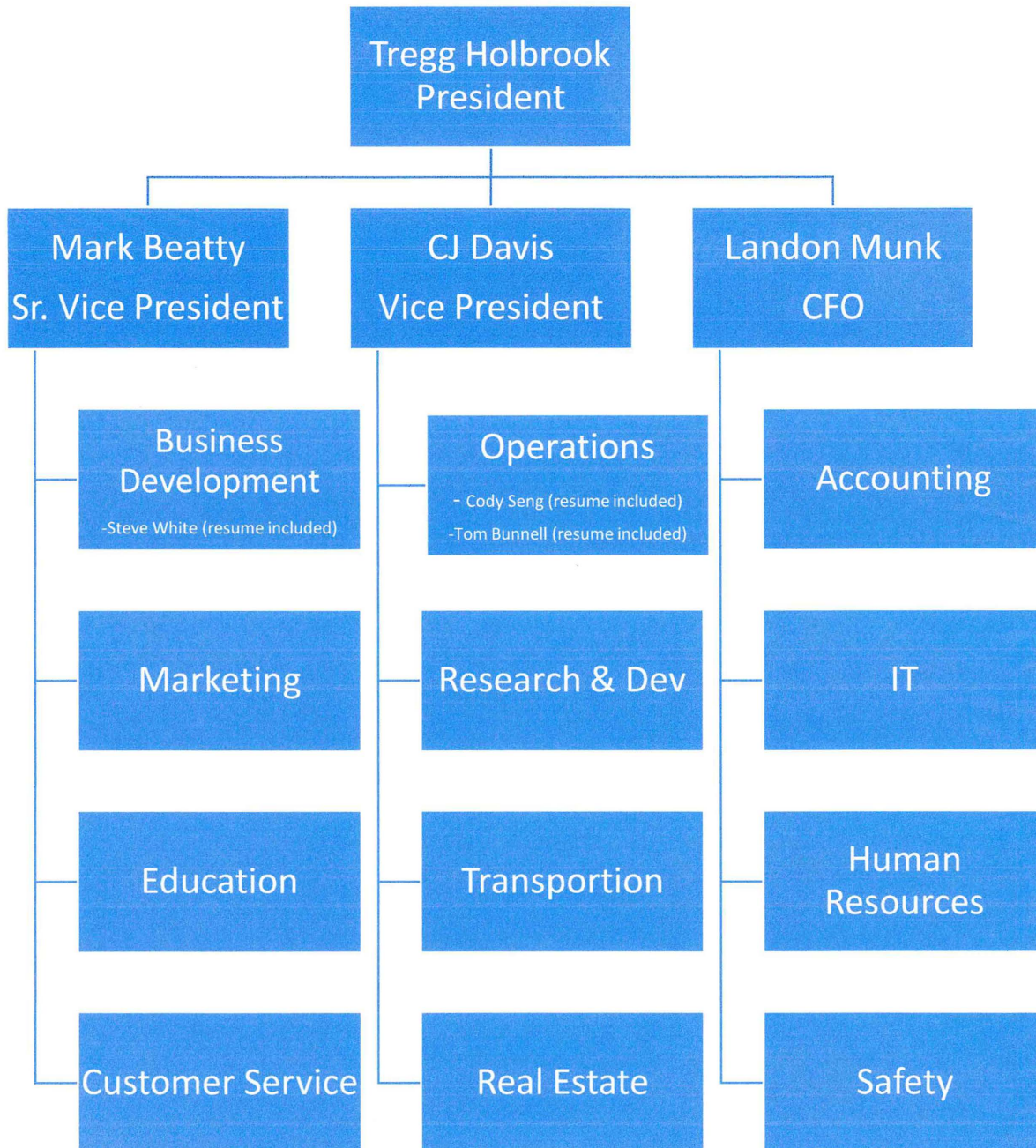
YES (*attach a detailed explanation*)

NO

TAB C

Team Composition & Resumes

Organizational Chart 2022



Stephen White
220 Lesley Lane
Oldsmar, Florida
727-333-5897

Steve.white@holbrookasphalt.com

My focus is on pavement preservation and maintenance to extend the life cycle of pavements and how these decisions can be beneficially both financially and environmentally.

Work Experience

Director of Asset Preservation

Holbrook Asphalt Co.

State of Florida

December 2019 - Present

Focus on analyzing pavement assets for clients and offering PMP plans to best address their needs

Manage established client's projects and assets focusing on growth potential

Work with key personnel in the operations team to provide quality projects meeting and exceeding the needs of our clients

Educate property managers, engineers and others on the tools in the toolbox and how to effectively manage their pavement assets.

Director of Asset Preservation

Whitaker Contracting Corporation/Holbrook Asphalt Co.

State of Florida

January 2019 – December 2019

Work with colleagues from the supply side on presentations concerning the benefits of pavement maintenance and pavement preservation and the differences between the varying tools

Analyze existing pavements, produced maintenance suggestions and proposals for planned projects

Worked with key personnel at the field level to verify work processes are meeting/exceeding expectations set forth in contracts

Focus on the continuing implementation of High Density Mineral Bond (HA5) in the Florida market

Director of Business Development

ISG Strategic Partners LLC

State of Florida

November 2017 – December 2018

Worked with colleagues from the supply side on presentations concerning the benefits of pavement maintenance and pavement preservation and the differences between the varying tools

Analyzed existing pavements, produced maintenance suggestions and proposals for planned projects

Worked with key personnel at the field level to verify work processes to meet expectations set forth in contracts

Focus on the implementation of High Density Mineral Bond (HA5) in the Florida market

Independent Consultant

State of Florida

October 2015 – November 2017

Worked with both contractors and end users to develop scopes to solve pavement maintenance and pavement preservation needs

Analyzed existing pavements, produced maintenance schedules and budgets for reserve studies and future projects

Regional Sales Manager/Consultant

Rabine Paving, A Rabine Group Company

Schaumburg, IL

October 2007-2015

Responsible for all regional sales operations including managing and motivating a team of four sales consultants

Consulted in material purchasing to promote quality project completion

Asphalt Maintenance Operations Manager/ Sales

DuBois Paving Co.

Wheeling, IL

January 2002-October 2007

Responsible for all daily operations of sealcoating and striping division

Assisted in marketing by attending trade shows, golf outings and other events as necessary

Project Manager/Sales

T.J.'s Seal Kare, Inc.

Arlington Heights, IL

March 1999 – January 2002

Managed all sealcoating and striping crews

Worked closely with property managers on scheduling, follow-up and quality control

All Star Specialties, Inc.

Hawthorn Woods, IL

Pavement Maintenance Division Manager

March 1994 – March 1999

Created and developed sealcoating division from inception

Education

Harper College; Palatine, IL

Associates of Arts Degree

Accreditation

Licensed CE Course Provider through Florida DPBR

Cody Seng

435-705-6156

cody@holbrookasphalt.com

Experience

2016 to Present - Operations Manager Holbrook Asphalt Company - St George, UT

- Manage all Operations employees
- Interview and oversee training of field employees.
- Oversee project information and communication of all projects with consultants, municipalities, agencies, and HOAs.
- Oversee and Manage Project Schedules, Equipment, and material logistics.
- Attend Pre-construction meetings communicating project plan and resolving concerns or questions that arise.

2007 to 2016 - Project Superintendent

- Manage Multiple Crews and Team Members
 - Superintendent on the 2013 South Jordan City project. Scope included crack repairs and High Density Mineral Bond on city streets
 - Superintendent on the 2012-2013 Spanish Fork City projects. Scope included crack repairs and High Density Mineral Bond on city streets
- Assist and Manage Project Schedules and Equipment
- Assist in the interviewing, and training of field employees
- Discuss and communicate project expectations and requirements with clients and municipality Representatives
- Ensure quality standards being met throughout entire project timeline

Education

Bureau Valley High School – Graduated 2004

TOM BUNNELL

3586 Price | 435-749-1373 | bunnellseight@etv.net
hills drive
Saint
George Ut

SUMMARY

An accomplished Leader with experience in trucking, crusher, heavy equipment, concrete, & asphalt operations. Key strengths include the organization and planning of multiple divisions. Promote training of future Managers and key personnel. I have been involved in customer relations and the building of clientele. Close relationship with safety department as well as the building of safety programs. I initialized a program to keep UDOT issues to a minimum and maintenance more effective. I have a hands on approach and have directly managed eighty plus employees.

Expertise in

- Management
- Operations
- Customer service
- Customer relations
- Problem solving
- Communication
- Team building
- Experienced CDL Driver
- Experienced equipment operator

EXPERIENCE

03-2016 to Present

General Superintendent, Holbrook Asphalt

- Manage labor and equipment for contracted projects. Work closely with consultants, agencies, and HOAs in communication throughout projects to ensure the project is completed as planned. Perform post installation inspections, addressing any questions or concerns that may be present.

2007 to 2-27-15

Vice President of Trucking Operations, *Nielson construction*

- Responsible for the planning, organizing, and scheduling of every truck related job in the company. I built a relationship with UDOT to help employees better understand laws and regulations. I was closely involved with maintenance and approval of parts for over 200 trucks. Worked closely with all other Managers in the company to insure jobs were planned out ahead and properly trucked.

Interview, hire, and fire of drivers, also included discipline when necessary

- Determine wage scale and daily timecard review and sign
- Weekly budget meeting to determine company needs
- Built team unity throughout the company with honest and open communication, Helped bring about concrete plant and eventually ran operations

2004-2007

Fleet Manager, *Nielson construction*

- Responsible for management of Price Utah yard which involved fifty to seventy-five trucks and thirty to forty-five drivers. I helped to build truck division to insure future success. I built a program to recruit and train company minded drivers. I worked with Carbon County to build a cooperative relationship. I built relationships with other trucking companies to partner Nielson construction on larger projects.

- Ensure customer satisfaction and comfort
- See to it that drivers were efficient, prompt, and productive

1995-2004

Field supervisor Nielson construction

- Over saw gas field operations
- Moved heavy equipment and drill rigs
- Operated equipment to build gas field locations

References

John Nielson President of Nielson construction, PO Box 620 Huntington Utah 84528
phone 435-687-2494

Bob Pierce V.P. asphalt and trucking operations Nielson construction PO Box 620
Huntington Ut. phone 435-636-5728

Mark Greenhaugh V.P. equipment operations Nielson construction PO Box 620
Huntington Ut. Phone 435-749-2494

TAB D

Method of Approach

Understanding of the Contract Goals and Objectives:

Our company, Holbrook Asphalt, comprehends the primary goals and objectives of the Pavement Preservation Services contract, which include extending the lifespan of roadways, improving surface safety and quality, and achieving cost-effective maintenance solutions. Pavement preservation is crucial for maintaining infrastructure, reducing the need for extensive repairs, and ensuring the safety and satisfaction of road users.

Our Firm's Approach:

To achieve these objectives, we employ our proprietary surface treatment, High Density Mineral Bond (HDMB). This treatment is designed to enhance the durability of road surfaces, providing a robust, skid-resistant finish that protects against environmental wear and tear. The application process of HDMB is streamlined to ensure quick deployment with minimal traffic disruption, adhering to the highest standards of quality control.

Demonstration of Comprehension:

Our firm has a proven track record of successfully implementing HDMB in various municipalities and regions. Our team comprises highly trained professionals with extensive experience in pavement preservation.

Commitment to the Client's Goals:

We are dedicated to achieving the client's goals through exceptional service and ongoing innovation. Our commitment to customer satisfaction is reflected in our proactive communication and responsive support throughout the project lifecycle. Additionally, we continually invest in research and development to enhance our treatment solutions, ensuring that we deliver the most effective and up-to-date pavement preservation services.

Capabilities to Perform Services

Our firm possesses the capabilities required to perform all aspects of the pavement preservation services outlined in the contract. We have a fleet of specialized equipment designed for the efficient and effective application of HDMB. Our logistics and project management teams ensure timely delivery and execution of services, minimizing disruptions and adhering to project timelines. Additionally, our strong supplier relationships guarantee the availability of high-quality materials, enabling us to maintain the highest standards of workmanship. Our extensive experience in similar projects has equipped us with the skills and knowledge necessary to handle any challenges that may arise during the course of the contract.

Employee Training and Expertise

Our employees are fully trained and completely familiar with the scope of work required for pavement preservation. We invest heavily in training programs to ensure that every team member is proficient in the latest techniques and technologies in pavement preservation. This comprehensive training includes detailed instruction on the application of HDMB, safety protocols, quality assurance, and project management. Our team's expertise ensures that we can deliver consistent, high-quality results on every project.

TAB E

References

ILLUSTRATIVE WORK

Work by "VENDOR" best illustrates current proposals relevant to the RFP that have been/is being accomplished by personnel that shall be assigned to the "CITY". List no more than five (5) projects.

<u>Project Name & Location</u> Highland City, Utah <u>Project Manager:</u> Mike Reese		<u>Client's Name & Address</u> City of Highland 6300 West Field Rd American Fork, UT 84003
Completion Date (Actual or Estimated): September 11, 2022		
<u>Contractor Fees (In Thousands)</u> Entire Project: \$ 361,516		<u>Client Contact Name, Title, Email Address and Telephone Number:</u> Todd Trane, City Engineer, todd@highlandcity.org , 801-772-4508
<u>Work for which "VENDOR" was/is responsible:</u> \$ 361,516		
<u>Scope of Entire Project</u> (Please give quantitative indications wherever possible) The project included the installation of HA5 to 56,365 square yards of roadways at specified locations throughout the city. In addition, the contract included this installation of 56,365 square yards of Bonded Matrix Overlay. BMO is a wearing course created by installing a lightweight, porous ceramic aggregate layer prior to being capped with a modified version of HA5.		
<u>Nature of "VENDOR"'s Responsibility in Project</u> (Please give quantitative indications wherever possible) Holbrook Asphalt is responsible for: - Resident Notification - Cleaning / preparation of roads - Staging residential traffic control for road closures - Installation of HA5 High Density Mineral Bond per specification - Installation of Bonded Matrix Overlay - Pavement markings – Repaint striping to pre-project layout		
<u>"VENDOR"'s Personnel (Name/Project Assignment) That Worked on the Stated Project that Shall Be Assigned to the "CITY"'s Project</u> Potential personnel participating this completed project that may participate in Wildwood: Mike Rees – Superintendent and Onsite Project Manager Shane Pendergrass – Superintendent and Onsite Project Manager Rick Ward – Crew supervisor		

ILLUSTRATIVE WORK

Work by "VENDOR" best illustrates current proposals relevant to the RFP that have been/is being accomplished by personnel that shall be assigned to the "CITY". List no more than five (5) projects.

<u>Project Name & Location</u> Montgomery County, Tennessee <u>Project Manager:</u> Ryan Jones		<u>Client's Name & Address</u> Montgomery County 1213 Highway Drive Clarksville TN 37040
Completion Date (Actual or Estimated): July 15, 2022		
<u>Contractor Fees (In Thousands)</u> Entire Project: \$ 216,445		<u>Client Contact Name, Title, Email Address and Telephone Number:</u> Jeff Bryant, Highway Supervisor, jhbryant@mcgtn.net , 931-648-5740
<u>Work for which "VENDOR" was/is responsible:</u> \$ 216,445		
<u>Scope of Entire Project</u> (Please give quantitative indications wherever possible) The project includes the installation of HA5 to 61,500 square yards of roadways at specified locations throughout the county. In addition, a small amount of crack seal (1.5 ton) is included in the contract.		
<u>Nature of "VENDOR"'s Responsibility in Project</u> (Please give quantitative indications wherever possible) Holbrook Asphalt is responsible for: - Resident Notification - Cleaning / preparation of roads - Staging residential traffic control for road closures - Installation of HA5 High Density Mineral Bond per specification - The cleaning and installation of crack seal in limited locations of the project		
<u>"VENDOR"'s Personnel (Name/Project Assignment) That Worked on the Stated Project that Shall Be Assigned to the "CITY"'s Project</u> Ryan Jones, Superintendent and Onsite Project Manager. Four additional crew members to TBD for the project.		

ILLUSTRATIVE WORK

Work by "VENDOR" best illustrates current proposals relevant to the RFP that have been/is being accomplished by personnel that shall be assigned to the "CITY". List no more than five (5) projects.

<u>Project Name & Location</u> City of North Salt Lake, Utah <u>Project Manager:</u> Cory Galbraith		<u>Client's Name & Address</u> City of North Salt Lake 10 East Center Street North Salt Lake, UT 84054
Completion Date (Actual or Estimated): June 28, 2023		
<u>Contractor Fees (In Thousands)</u> Entire Project: \$ 454,909		<u>Client Contact Name, Title, Email Address and Telephone Number:</u> Jan Martin, City Engineer, jan.martin@queencreek.org , 480-358-3821
<u>Work for which "VENDOR" was/is responsible:</u> \$ 454,909		
<u>Scope of Entire Project</u> (Please give quantitative indications wherever possible) The project included the installation of HA5 to 55,614 square yards of roadways at specified locations throughout the city. In addition, the contract included this installation of 55,614 square yards of Bonded Matrix Overlay. BMO is a wearing course created by installing a lightweight, porous ceramic aggregate layer prior to being capped with a modified version of HA5. The contract also included the repainting of pavement markings.		
<u>Nature of "VENDOR"'s Responsibility in Project</u> (Please give quantitative indications wherever possible) Holbrook Asphalt is responsible for: - Resident Notification - Cleaning / preparation of roads - Staging residential traffic control for road closures - Installation of HA5 High Density Mineral Bond per specification - Pavement markings – Repaint striping to pre-project layout		
<u>"VENDOR"'s Personnel (Name/Project Assignment) That Worked on the Stated Project that Shall Be Assigned to the "CITY"'s Project</u> Potential personnel participating this completed project that may participate in Wildwood: Tom Bunnell – Project Manager and Superintendent Tyson Biddle – Crew Leader		

ILLUSTRATIVE WORK

Work by "VENDOR" best illustrates current proposals relevant to the RFP that have been/is being accomplished by personnel that shall be assigned to the "CITY". List no more than five (5) projects.

<u>Project Name & Location</u> Town of Queen Creek, Arizona <u>Project Manager:</u> Cory Galbraith		<u>Client's Name & Address</u> Town of Queen Creek 22358 S Ellsworth Rd Queen Creek, AZ 85142
Completion Date (Actual or Estimated): March 30, 2024		
<u>Contractor Fees (In Thousands)</u> Entire Project: \$ 465,332		<u>Client Contact Name, Title, Email Address and Telephone Number:</u> Jan Martin, City Engineer, jan.martin@queencreek.org , 480-358-3821
<u>Work for which "VENDOR" was/is responsible:</u> \$ 465,332		
<u>Scope of Entire Project</u> (Please give quantitative indications wherever possible) The project included the installation of HA5 to 141,087 square yards of roadways at specified locations throughout the city. In addition, the contract included this installation of crack seal, concrete joints, and the repainting of pavement markings.		
<u>Nature of "VENDOR"'s Responsibility in Project</u> (Please give quantitative indications wherever possible) Holbrook Asphalt is responsible for: - Resident Notification - Cleaning / preparation of roads - Staging residential traffic control for road closures - Traffic Control - Installation of HA5 High Density Mineral Bond per specification - Crack and CCJ Repair - Pavement markings – Repaint striping to pre-project layout		
<u>"VENDOR"'s Personnel (Name/Project Assignment) That Worked on the Stated Project that Shall Be Assigned to the "CITY"'s Project</u> Potential personnel participating this completed project that may participate in Wildwood: Armando Borrego – Superintendent Luis Ramos – crew leader		

ILLUSTRATIVE WORK

Work by "VENDOR" best illustrates current proposals relevant to the RFP that have been/is being accomplished by personnel that shall be assigned to the "CITY". List no more than five (5) projects.

<u>Project Name & Location</u> The Villages, FL Spring 2023 Project <u>Manager: Steve White</u>		<u>Client's Name & Address</u> Villages of Southeast Plazas 3597 Kiessel Rd, The Villages, FL 32163
<u>Completion Date (Actual or Estimated):</u> June 13, 2023		
<u>Contractor Fees (In Thousands)</u> Entire Project: \$ 741,312		<u>Client Contact Name, Title, Email Address and Telephone Number:</u> Lanny Park, Property Manager, Lanny.Park@thevillages.com , 540-761-0111
Work for which "VENDOR" was/is responsible: \$ 741,312		
<u>Scope of Entire Project</u> (Please give quantitative indications wherever possible) The project included the installation of HA5 to 156,811 square yards throughout various locations in The Villages Commercial Properties, located in the Villages, FL. In addition, the contract included the repainting of pavement markings.		
<u>Nature of "VENDOR"'s Responsibility in Project</u> (Please give quantitative indications wherever possible) Holbrook Asphalt is responsible for: - Cleaning / preparation of surface - Staging traffic control for closure - Installation of HA5 High Density Mineral Bond per specification - Pavement markings – Repaint striping to pre-project layout		
<u>"VENDOR"'s Personnel (Name/Project Assignment) That Worked on the Stated Project that Shall Be Assigned to the "CITY"'s Project</u> Potential personnel participating this completed project that may participate in Wildwood: Steve White – Onsite Project Manager Carlos Romero – Superintendent Josh Low – Crew supervisor		



Reference Customers:

The following five Public Agencies have been customers of Holbrook Asphalt annually the previous three to four years for a total of 19 HA5 – High Density Mineral Bond projects.

Each of these agencies are using HA5 meeting the same specification as that proposed in the City of Wildwood RFP.

The purpose of including these agencies is their experience spans multiple years and multiple projects. HA5 has become critical and valuable tool for extending the life of city's investment in asphalt streets. This strategy also lowers the burden on taxpayers as reconstruction and major rehabilitation projects are reduced.

Project contracted by:



Projects: HA5 installed on city streets

Location:

Spanish Fork, UT

Primary scope of work:

Preserve roadways by installing HA5 - High Density Mineral Bond

HA5 project sizes:

2021 282,379 sq yds

2022 107,173 sq yds

2023 204,995 sq yds

2024 102,299 sq yds

TOTAL past four projects: 696,846 sq yds

Contact:

James Chappel

(801) 804-4454

jchappel@spanishfork.org

Spanish Fork City

40 South Main Street

Spanish Fork, UT 84660

Holbrook Asphalt

Project contracted by:



Projects: HA5 installed on city streets

Location:

Farmington, UT

Primary scope of work:

Preserve roadways by installing HA5 - High Density Mineral Bond

HA5 project sizes:

2021 86,489 sq yds

2022 99,000 sq yds

2023 32,834 sq yds

2024 34,286 sq yds

TOTAL past four projects: 252,609 sq yds

Contact:

Cory Brazell

(801) 430-1565

cbrazell@farmington.utah.gov

City of Farmington

720 W 100 N

Farmington, UT 84025

Holbrook Asphalt

Project contracted by:



TBD

Projects: HA5 installed on city streets

Location:

El Mirage, AZ

Primary scope of work:

Preserve roadways by installing HA5 - High Density Mineral Bond

HA5 project sizes:

2021 309,617 sq yds

2022 195,597 sq yds

2023 n/a

2024 321,001 sq yds

TOTAL past three projects: 826,215 sq yds

Contact:

Nick Russo

(623) 876-4235

nrusso@cityofelmirage.org

Town of El Mirage

10355 N 121st Ave

El Mirage, AZ 85335

Holbrook Asphalt

Project contracted by:



Projects: HA5 installed on city streets

Location:

Queen Creek, AZ

Primary scope of work:

Preserve roadways by installing HA5 - High Density Mineral Bond

HA5 project sizes:

2020 65,146 sq yds

2021 420,133 sq yds

2022 363,238 sq yds

2023 141,087 sq yds

TOTAL past three projects: 989,604 sq yds

Contact:

Jan Martin

(480) 358-3821

jan.martin@queencreek.org

Town of Queen Creek

22358 S Ellsworth Rd

Queen Creek, AZ 85142

Holbrook Asphalt

Project contracted by:



TBD

Projects: HA5 installed on city streets

Location:

St George, UT

Primary scope of work:

Preserve roadways by installing HA5 - High Density Mineral Bond

HA5 project sizes:

2020 208,066 sq yds

2021 104,936 sq yds

2022 138,889 sq yds

2023 84,693 sq yds

TOTAL past three projects: 1,000,260 sq yds

Contact:

Jay Sandberg

(435) 627-4122

jay.sandberg@sgcity.org

St George City

390 N 3050 E

St George, UT 84790

Holbrook Asphalt

TAB F

Additional Information

ADDITIONAL INFORMATION

With the Wildwood's desire to use HA5, we'd suggest becoming familiar with the following pages that are from a recently completed White Paper, "Effectiveness of High Density Mineral Bond (HA5) in Preserving and Extending the Pavement Service Life."

Only the Summary of the paper is included, but the research indicates HA5 delays the age hardening of the asphalt binder by 67%. In addition, the research shows that water intrusion into the asphalt pavement, even several years post installation, was significantly reduced and much better than other commonly used sealers used by municipalities.

Effectiveness of **High Density Mineral Bond (HA5)** in Preserving and Extending Pavement Service Life

Dr. Shakir Shatnawi, Ph.D., P.E.



HDMB Module Series

About the Author

Dr. Shakir Shatnawi, Ph.D., P.E.

Dr. Shakir Shatnawi is a registered professional engineer in California. He is a former California Department of Transportation (Caltrans) State Pavement Engineer and he is currently the president of Shatec Engineering Consultants, LLC. He has over 30 years in professional engineering experience encompassing public agencies (FHWA & Caltrans), academia and industry with over 200 technical publications. (For a more in-depth bio of Dr. Shakir Shatnawi, see the end of the white paper where a full bio is provided.)



EFFECTIVENESS OF HIGH DENSITY MINERAL BOND TREATMENTS IN PRESERVING AND EXTENDING PAVEMENT SERVICE LIFE

Executive Summary¹

Road and highway agencies strive to stretch their dollars on their biggest investment; pavements. The most economical approach and a preferred philosophy that any pavement agency, large or small, can develop and adopt to achieve this goal is a Proactive Pavement Preservation (3P's) Program. In a 3P's Program, minor pavement issues are addressed before they become more serious, or proactively certain treatments are applied to improve the asphalt properties even before the first signs of distress could be noticed. It is prudent that road and highway agencies invest in establishing and funding a 3P's Program which can always result in high return on investment (ROI). Key to 3P's program is the word "proactive" as it is by which significant savings on pavement repair can be realized and dollars stretched. Therefore, more pavements can be kept at their desired like-new conditions; both on the surface and deeper in the structural layers, while maintaining their ideal ride quality.

Fortunately, pavement preservation can be performed with relatively inexpensive surface treatments. There are many surface treatments that claim to preserve the pavement and prolong pavement service life. However, crucial to success of pavement preservation is the selecting of the right treatment and applying it at the right time on the right pavement.

Oxidative aging and Asphalt Pavement Failure

The major cause of non-load associated distress in asphalt pavements is oxidative age hardening caused by the oxidation of the asphalt binder. Oxidation causes the asphalt mix to lose its desirable characteristics (flexibility). It increases the asphalt binder's viscosity and decreases its ductility. This makes the behavior of the asphalt mix resemble that of an aged/hardened material. Because the "flexibility" of the asphalt concrete is crucial to its fatigue cracking resistance and pavement's fatigue life, losing this particular quality through oxidative aging/hardening is a major contributor to the pavement's premature failure under repeated vehicular loadings.

The asphalt binder is oxidized in three steps; leading to its increased viscosity. In the fragmentation step, the hydrocarbon molecules break into smaller fragments leaving water, carbon dioxide, acetic acid, and methane as the breakdown by-products. Because these by-products are volatile in nature, over time they leave the asphalt matrix. In the oxygen addition step, the addition of oxygen causes carbonyl (Carbon and Oxygen double bonds C=O) and sulfonyl (S=O) group to form in the matrix. The type and rate of reaction between the present hydrocarbon molecules and atmospheric oxygen in this step depends on the surrounding temperature and pressure. In the condensation/carbonization step, larger molecular weight molecules and aromatic molecules are formed. All the products that are formed in these 3 steps increase the polarity of the host compounds making them much more likely to associate with other polar compounds. As a result, they create less soluble hydrocarbons. Both the formation of these associated large molecules and loss of volatile molecules due to fragmentation reduce the mobility and increase the bitumen's

¹ This executive summary summarizes a series of modules on oxidative aging and effectiveness of the right proactive preservation treatments in retarding oxidative aging. The modules can be requested at preserveasphalt.com.

viscosity. As a result, the asphalt binder hardens; increasing its elastic modulus and its viscosity; and when this binder is present in an asphalt concrete mix, the mix stiffens up.

The propensity of asphalt binders to oxidation varies depending on the type and quantity of reactive hydrocarbons present; which differ depending on asphalt binder type, its composition, and its source. Because oxidative aging of asphalt mixtures occurs largely through the complex diffusion process, it is highly dependent on the diffusion coefficients of the binder and oxygen availability. In the presence of abundant oxygen, the extent of oxidation of an asphalt mixture is dictated by the air-void distribution of the mix; besides temperature, pressure, and humidity.

The increased stiffness of the asphalt concrete resulting from the oxidized asphalt binder reduces its fatigue cracking resistance. Hence, the potential of surface cracks development under traffic and thermal loadings increases. Cracks initiate on the surface and continue to grow with time; both in length and width. The cracks allow air (oxygen) to penetrate into the asphalt concrete layer; promoting further oxidation of the binder. In addition, the presence of water has been shown to exacerbate oxidative aging. Besides oxygen, water penetrates down into the pavement through surface cracks that form due to embrittlement and raveling of the asphalt mixture; accelerating damage and premature failure.

Contrary to common belief that asphalt oxidation occurs in the top one half to one inch of the asphalt layer, a great amount of evidence exists that asphalt oxidation can exceed several inches (4 inches or more). Also, it was found that oxidation is an ongoing process throughout the asphalt pavement life, although most of it occurs in the first 4 years in service. Even during the making of the asphalt concrete at the asphalt plant and during its placement, oxidative aging of asphalt occurs.

Controlling Oxidative Age Hardening

Several environmental factors contribute to oxidative aging; but oxygen, temperature, moisture, and UV radiation are principle causes of binder oxidation. Other factors pertain to asphalt mix volumetric properties such as interconnected air voids content and fines content impact the extent of oxidation. By considering all causes of oxidative aging in asphalt concrete, it seems that oxidative aging of asphalt pavements is inevitable.

In order to control asphalt oxidation, then one would re-consider if it is possible to control the factors that are culprits to oxidation:

1. With regard to mix design, it is unlikely that altering asphalt mix volumetric properties would help limit oxidative aging; because this can adversely affect other strength and performance properties of the asphalt concrete.
2. With regard to the environmental factors, it is clear that an external mitigation method such as an effective surface treatment can be quite effective in reducing or impeding the supply of air (oxygen), water, and UV radiation to the pavement while having the capability to attenuate the pavement temperature.

An effective surface treatment can cut off oxygen pathways into the asphalt concrete mix. The structural asphalt concrete layer is also protected from the damaging effects of UV rays.

An effective surface treatment can also control water intrusion into the pavement. While water alone does not significantly cause aging; it can expedite the oxidation rate of the asphalt binder in presence of oxygen. Water can induce moisture-damage to the asphalt binder in a structural asphalt layer making it more susceptible to additional oxidation. Water intrusion into pavements through the asphalt mix air pore structure can aggravate oxidized asphalt concrete layer causing binder

stripping, raveling, and cracking. To prevent this from happening, the water-permeability of the mix must be controlled. This can be accomplished by limiting air void content and the fines fraction, however, significant alteration of an optimal asphalt mix to reduce the air void content and hence the access of air and water can compromise the integrity of the mix. Therefore, a preservation treatment that waterproofs the pavement structure can be a better solution because the desired asphalt mix properties would not have to be altered.

Cost Effective Solution to Oxidative Aging

Oxidative aging; which can be argued to be inevitable without intervention, can be very detrimental to pavements and can result in significant decline in pavement condition. Unlike a preserved pavement, an oxidation-aged pavement exhibits a sharper declining performance curve (Kandhal's curve) that makes it impossible (or at best extremely difficult) and costly to restore condition without expending big dollars!

Controlling oxidative aging can be best accomplished with proactive pavement preservation that can offer control of the culprit environmental factors. A durable impermeable treatment securely bonded to the pavement surface can offer this low-cycle cost preservation treatment which provides for an impermeable barrier against air and water intrusion; while protecting the structural asphalt layer from UV rays. In order to provide for long term benefits, effective preservation surface treatment must be repeatedly periodically applied on the surface to help mitigate or even completely prevent asphalt oxidation. Again, key to the success of this application is selecting the right treatment for the pavement and applying it at the right time.

High Density Mineral Bond Treatments Can Effectively Slow Down Oxidative Aging

When it comes to controlling oxidation, there are many surface treatments that promise more than they can deliver. Unlike those treatments, high density mineral bond (HDMB) treatments applied early on in pavement life (to maximize benefits) can effectively prevent oxidative aging by acting on different fronts to prevent the destructive effect of the three causes to asphalt oxidation.

High Density Mineral Bond (HDMB) treatment combines uniquely emulsified asphalt with a near-neutral charge enabling the emulsion to hold exceptionally high concentrations of a blend of ultra-dense, angular shaped fine aggregates and other components that resist deterioration. The development of this unique formulation treatment has been based on substantial research in materials science and chemical engineering.

One of the drivers for the performance of HDMB as a durable high strength preservation treatment is that it utilizes industrial grade aggregates including slate and corundum (second only to diamond on the Mohs hardness scale) suspended in a specially formulated neutral pH emulsion and UV-blocking polymers with superior adhesive properties that surpass traditional positively or negatively (cationic or anionic) charged emulsions. Thus, this dense mixture of fine aggregates and polymers suspended in an asphalt emulsion forms a high-density mineral bond mass. After application on pavement surface, HDMB treatment leaves behind a surface pleasing to the public when cured and ready for trafficking.

The neutral pH and highly-adhesive emulsion binder is optimally designed to lock up the mineral aggregates very tightly, providing this product with extraordinary bonding capabilities to the pavement surface. The high-quality bond that this product promotes offers this treatment a unique advantage of being able to be placed in a thin-lift system; yet very dense and strong, and sufficiently adequate to seal and protect the pavement. For these reasons, when placed over asphalt

pavements, HDMBs can truly starve the asphalt in the structural layer from oxygen, deflecting UV radiation, and preventing surface water intrusion; the culprits to asphalt oxidation and premature pavement failure. In addition, there is an evidence of reduced heat in pavements surfaced with HDMB treatments; another benefit that can reduce oxidation rate.

Thicker Surface Treatments Do Not Necessarily Mean Better

A preservation treatment needs not be thick to provide sealing and protection benefits; therefore, a thicker surface does not necessary mean better in this practice of pavement preservation. In fact, the material from which the treatment is made, its durability, strength, and other relevant properties are all more important than the thickness. A preservation treatment does not and should not be expected to provide structural improvement to the pavement. The goal of preservation treatments is to use them only when the pavement is structurally adequate to carry the traffic loads. A preservation treatment is used to protect this structurally-sound pavement from the damaging environmentally-induced stressors as air, water, solar radiation, and temperature. A treatment that can effectively address all of these natural sources of damage is all what the pavement needs; i.e., thin or thick does not really matter. It is all about choosing the right treatment, for the right pavement, and installing it at the right time in the life of the pavement. The selection of such treatment is also controlled by traffic (both counts and classification), speed, climate, etc. Pavements would only require thick wearing courses (usually maintenance and rehabilitation type) if they suffer from structural deterioration. For most pavements, this is required at a later age of the pavement; i.e., when preservation treatments of any type (or thickness) are not useful anymore to address the very structural issues. They might also need thick treatments when there is a need to strengthen the capacity of the existing pavement due to increased truck traffic loading. In most, if not all, residential streets preservation activities, only preservation treatments to limit age hardening would be needed at early age. In this regard, an HDMB treatment is likely the most effective.

Turning Roads Black Does Not Mean They Will Last Longer

Asphalt emulsion sealers commonly known as fog seals or seal coats are regularly used on asphalt pavements mainly because of their low cost and cosmetic appeal immediately after installation. A major and noteworthy research study insightful for agency leaders was conducted in Texas and found these asphalt emulsion sealer types to be miserably useless as preservation treatment. Large number of control (untreated) and fog sealed specimens obtained from in-service pavements were subjected to an array of chemical (FT-IR spectroscopy and SEC chromatography), rheological, and water-permeability testing. All results consistently revealed that the properties of the fog sealed samples were not any different from untreated samples, indicating the ineffectiveness of the asphalt emulsion sealers to affect the pavement's native binder. SEC chromatograms did not even show any evidence of rejuvenation of the native asphalt binder in treated samples. The measured permeability values of the untreated samples were not much higher than treated samples, indicating the treatment did not significantly seal off the surface pores against water intrusion. It is concluded that these sealers do not provide any benefits to the asphalt pavement beyond aesthetic color enhancement.

HA5 – A Proven Treatment for Effectively Slowing Asphalt Aging

HA5 is a commercial product that belongs to the HDMB treatment category. HA5's dense and durable formulation surpasses many products in its ability to minimize or practically eliminate

surface water infiltration into the asphalt concrete layer. In fact, HA5 is currently driving the growth of HDMB and the only product meeting the requirements of HDMB.

Like any preservation treatment, application of the first HA5 treatment in the early age of the pavement when the pavement is in good condition and periodically thereafter is key to extending the service life of the pavement and maximizing the return on investment. This is because oxidative damage rate is the highest in the early years of pavement life. Installing HDMB treatments at a later time can still provide some benefits; but that depends on the use and condition of the pavement receiving the treatment.

HA5 has nearly 20 years of proven performance, and over 600+ million square feet installed on city subdivision streets, parking areas, and highway shoulders. Over 200 agencies nationwide consider HA5 the treatment of choice and the way to stretching their preservation dollars. HA5 has been recognized by many cities to specifically benefit local roads where the conventional treatments of chip seals, slurry seals, fog seals, and microsurfacing are not desirable for lack of performance or acceptance. It has also been successfully used as a treatment applied over a chip seal, similar to a Cape seal.

Several laboratory testing and field evaluations conducted on the HA5 treatment have demonstrated its effectiveness as a preservation strategy for asphalt pavements. Oxidative aging resistance of pavements has improved with the use of HA5 compared to other products. This was obvious with rheological analysis, chemical analysis, water permeability, and over 10-year evaluation of an in-service pavement.

On samples of in-service pavements, there was an evidence of slowed oxidative age hardening and rejuvenation as reflected in lower binder stiffness. With the laboratory testing that has been done so far, HA5 is found to be a promising preservation treatment strategy that can enhance the performance of pavements and protect them from oxidative aging and stripping associated with water intrusion. Field samples indicated that for 5 years after placement, the permeability of HA5-treated cores were found to be ~2 orders of magnitude (100 times) lower than the maximum allowable critical permeability levels specified by some state DOT's.

On highways, HA5 treatments have been used for preservation of asphalt shoulders; especially those with a rumble strip. The use of the HA5 surface treatment on shoulders with a rumble strip offers the benefit of not having to redo (replace) the rumble strip; unlike when thicker surface treatments such as chip seals, slurry seals, and microsurfacing where the rumble strip would completely lose its physical feature, and a new rumble strip (likely new type) has to be installed. Using an HA5 preservation treatment on such shoulders can increase the cost effectiveness of this using this product because of saving the additional cost that would have been expended to replace the rumble strips. Therefore, the useful life of both the shoulder and rumble strip are extended 7 to 9 years.

In addition to effectively slowing oxidative aging as the primary benefit of HDMB treatments such as HA5, they offer several secondary (side) benefits including:

1. HA5 furnishes a fine grained even-textured surface providing a much quieter ride, significantly less surface roughness during driving, and zero chance of loose aggregate and rocks linked with windshield damage.
2. Also, while it is not a requirement, an HDMB treatment such as HA5 provides an aesthetically pleasing "surface friendly" black finish. Turning a road black by applying a seal

(e.g., polymer asphalt emulsion seals, etc.) does not necessarily mean its life has been extended. And, no one should consider applying an HDMB treatment like HA5 only to turn the pavement surface color black. The aesthetic look of the final surfacing is a side benefit of the more important benefit this preservation treatment delivers to the pavement; but the final neat black finish also supports the public acceptance and post-project enthusiasm.

3. Another side benefit relates to the ease by which snow can be removed. Cities in the Rocky Mountain region have especially noticed improved snow removal with the HA5-treated pavement surface. This is because HA5 treatment prevented snow water from entering the more porous structure of the asphalt concrete; thus, helped in the snow removal efforts.

HA5 Delays Age Hardening

TBD

A breakthrough that is changing the aging characteristics of asphalt, and confirmed by a university testing, is igniting enthusiasm for a profound reduction in pavement life-cycle costs. Using conventional as well as leading-edge testing methods to identify the age hardening of the asphalt binders, researchers have identified a **67% delay in the age hardening** of the asphalt binder with an HDMB installed as a pavement preservation strategy. This ability to reduce flexibility loss supports an in-field case study where after just a four-year period a side-by-side comparison identified cracking to be reduced by nearly 9 times with HDMB installed.

Figure ES-1 illustrates the age hardening slowdown with the use of HDMB (or HA5). An HDMB-treated pavement that has been in service for a number of years exhibits elastic properties that are typical of a 67% newer (younger) untreated pavement; indicating a much younger “effective hardening age”. As an example, a 15-year old pavement treated with HA5 since its initial placement would have delayed age hardening by about 10 years. That is, a 25-year old HA5-treated pavement performs like a 15-year old untreated pavement.

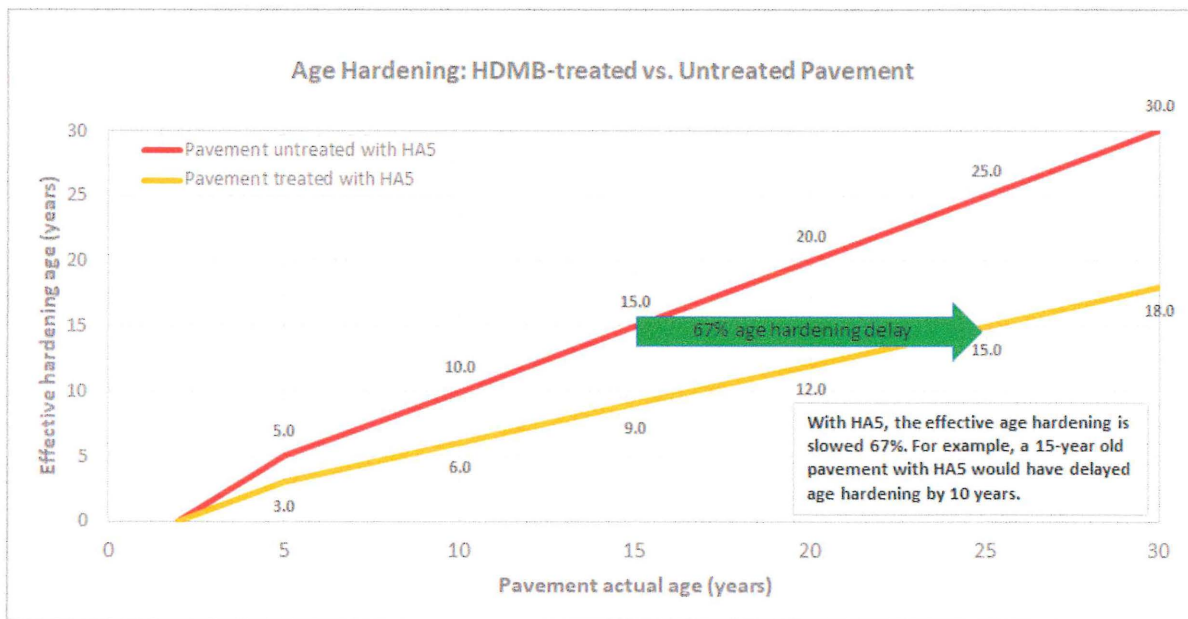


Figure ES-1. Actual age versus effective hardening age of asphalt pavements treated or untreated with HDMB.

The impact of an HDMB on the permeability of asphalt pavement to surface water and air is believed to be a major contributing factor to the reduction in age hardening of binder. Research comparing permeability data of newly installed HDMB, slurry seal, microsurfacing, and untreated HMA to the permeability of 8-year old HDMB revealed that after 8 years the permeability of the HDMB-treated pavement was 31 times lower than the closest performing new pavement preservation treatment (microsurfacing), as shown in Figure ES-2. As shown in Figure ES-2 (notice reversed vertical scale for permeability in cm/sec), the permeability of the pavement surface of newly HDMB-treated pavement was nearly non-existent post HDMB installation, and remained negligible after eight years. Where water permeability rates ranged from 0 to 5×10^{-5} cm/sec on in-service pavements, air permeability rates were a factor of 10 greater than water permeability (Schmitt et al. 2007)².

Finally, the research studies on binder elasticity and pavement permeability confirmed that an HDMB treatment is indeed a proactive strategy that does not only significantly increase the useful life of asphalt pavements, but as a result, dramatically lowers the cost of transportation infrastructure.

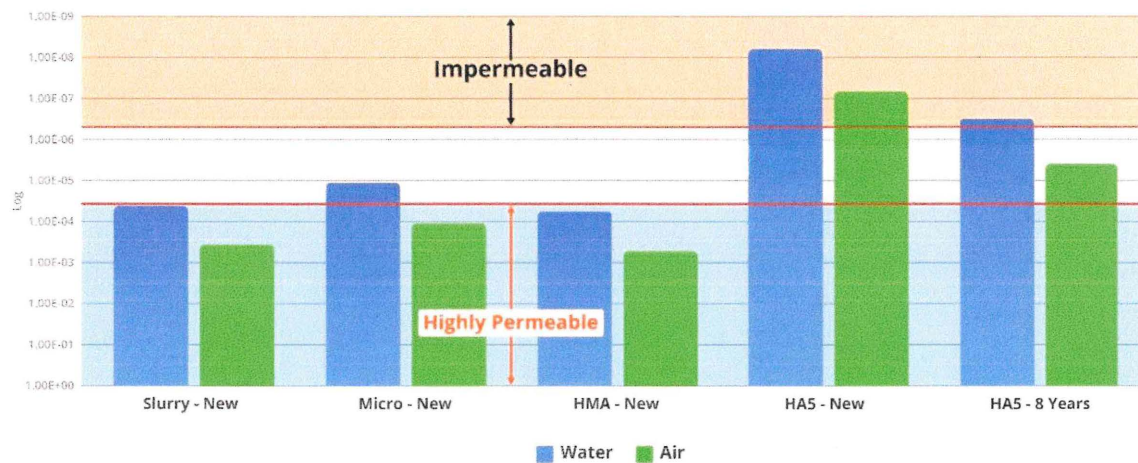


Figure ES-2. Air and water permeability of conventional preservation treatments and HMA compared to HDMB treatment.

²Schmitt R., Owusu-Ababio S., Crovetto J., and Cooley, Jr., L. (2007). Development of In-Place Permeability Criteria for HMA Pavement in Wisconsin. Wisconsin Highway Research Program, Report No. WHRP 06-15, 80 p.

TAB G

Photographs of Sample Work

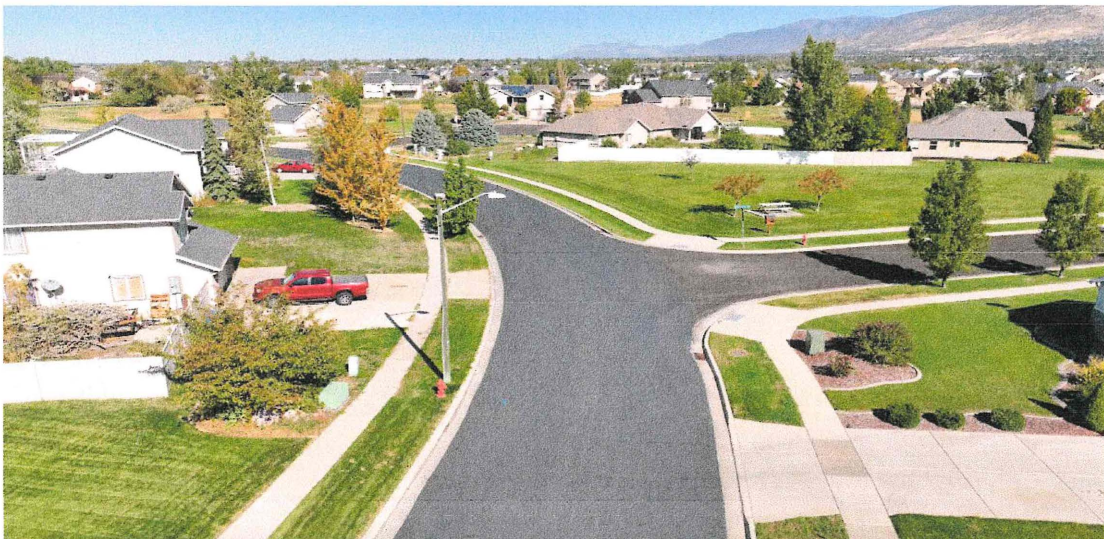
Spanish Fork, UT



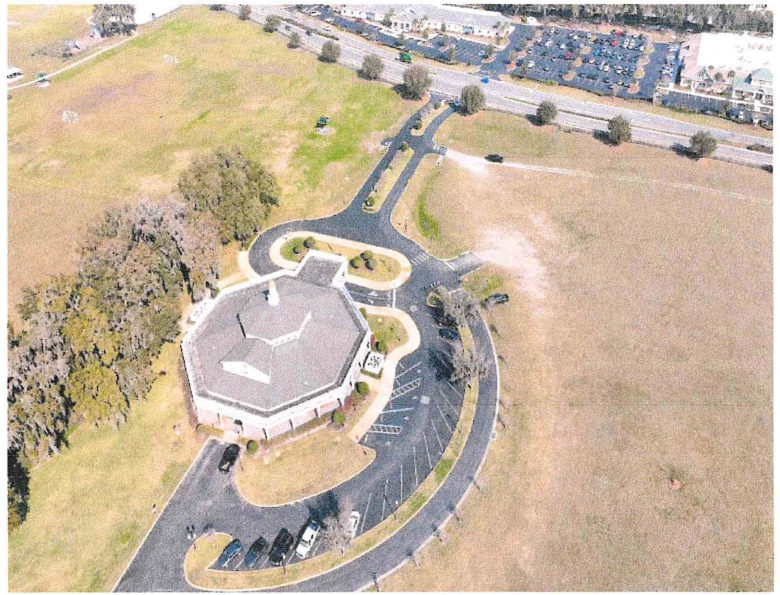
St. George, UT



Farmington, UT



Wildwood, FL



The Villages, FL



Queen Creek, AZ



TAB H

Additional Required Documents

PROPOSAL PRICING PAGE

BID PRICE FORM					
Bidder's Name: <u>Holbrook Asphalt LLC</u>			High Density Mineral Bond /HA5 Asphalt Surface Treatment		
The bidder, having carefully examined the specifications and Terms and Conditions herein, proposes to furnish all labor, materials, equipment and other items without exception for the proper execution and completion of the work, and if awarded the contract, to complete the said work within the time limits as specified for the following bid prices.					
Item No.	Estimated Quantity	Unit	Description	Unit Price	Total
1	5,000 -15,000	Sq. Yds.	High Intensity Mineral Bond	\$ 4.54	\$ TBD
	15,001 - 50,000	Sq. Yds.	High Intensity Mineral Bond	\$ 4.09	\$ TBD
	50,000 +	Sq. Yds.	High Intensity Mineral Bond	\$ 3.99	\$ TBD
2	5,000 - 15,000	LF	Hot Pour Crack Sealing	\$ 1.50	\$ TBD
	15,001 - 50,000	LF	Hot Pour Crack Sealing	\$ 1.30	\$ TBD
	50,000+	LF	Hot Pour Crack Sealing	\$ 1.09	\$ TBD
3	5,000 - 15,000	LF	Mastic Pavement Repair	\$ 4.50	\$ TBD
	15,001 - 50,000	LF	Mastic Pavement Repair	\$ 4.25	\$ TBD
	50,000+	LF	Mastic Pavement Repair	\$ 4.00	\$
GRAND TOTAL					\$ TBD
Bidders Initials					

PROPOSAL PRICING PAGE continued

Item No.	Estimated Quantity	Unit	Description	Unit Price	Total
4	1	%	Mobilization	\$ 18,000	\$ 18,000
				GRAND TOTAL	\$ TBD
				Bidders Initials	<u>AL-</u>

* BASED UPON LOCATION OF PROJECT
IN RELATION TO OUR YARD LOCATION.

1. FOP Point Destination

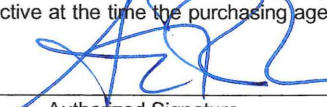
2. Discount Payment Terms (if any) _____%, if paid within _____ days after receipt of invoice

3. Is your company willing to serve as a secondary supplier in the event your company is not selected for primary award? ☒ Yes _____ No

4. Is your company anticipating a price increase after the first year of an established contract?
☐ Yes ☒ No

[Submittal Attachment H2]

PROPOSER'S CERTIFICATION

Submit To: City of Wildwood 100 N Main Street Wildwood, FL 34785 352-330-1330 352-330-1338 (fax)		CITY OF WILDWOOD REQUEST FOR PROPOSAL (RFP) CERTIFICATION AND ADDENDA ACKNOWLEDGMENT		
DUE DATE: 09/12/2024	DUE TIME: 2:00 PM EST	RFP # 2024-22 RFP 2024-28		
TITLE: HOLIDAY LIGHTING AND DECORATIONS SERVICES HA5 Asphalt Surface Treatment				
VENDOR NAME: Holbrook Asphalt LLC		PHONE NUMBER: 435-652-4427 or 727-333-5897		
VENDOR MAILING ADDRESS: 1545 E Commerce Dr		FAX NUMBER: 435-292-6010		
CITY/STATE/ZIP: St. George, UT 84790		E-MAIL ADDRESS: steve.white@holbrookasphalt.com		
"I, the undersigned, certify that I have reviewed the addenda listed below (list all addenda received to date). I understand that timely commencement will be considered in the award of this RFP and that cancellation of award will be considered if commencement time is not met, and that untimely commencement may be cause for termination of contract. I further certify that the services will meet or exceed the RFP requirements. I, the undersigned, declare that I have carefully examined the RFP, specifications, terms and conditions as applicable for this Request, and that I am thoroughly familiar with all provisions and the quality and type of coverage and services specified. I further declare that I have not divulged, discussed, or compared this RFP with any other Offeror and have not colluded with any Offerors or parties to an RFP whatsoever for any fraudulent purpose."				
_____ Addendum #	_____ Addendum #	_____ Addendum #	_____ Addendum #	
"I certify that this quote is made without prior understanding, agreement, or connection with any corporation, vendor, or person submitting an RFP for the same material, supplies, equipment or services and is in all respects fair and without collusion or fraud. I agree to abide by all conditions of this RFP and certify that I am authorized to sign this response and that the offer is in compliance with all requirements of the RFP, including but not limited to certification requirements. In conducting offers with an agency for CITY OF WILDWOOD, respondent agrees that if this RFP is accepted, the respondent will convey, sell, assign, or transfer to the City of Wildwood all rights, title and interest in and to all causes of action it may now or hereafter acquire under the anti-trust laws of the United States for price fixing relating to the particular commodities or services purchased or acquired by the CITY. At the City of Wildwood discretion, such assignment shall be made and become effective at the time the purchasing agency renders final payment to the respondent."				
STEPHEN WHITE - REGIONAL DIRECTOR _____ Authorized Agent Name, Title (Print)		 _____ Authorized Signature	9/5/2024 _____ Date	
<i>This form must be completed and returned with your Submittal</i>				

PROPOSALS FORM FOR CITY OF WILDWOOD



Name of Vendor Submitting Proposals Holbrook Asphalt LLC

Name of Person Submitting Proposals Stephen White

PROPOSER ACKNOWLEDGMENT

"The undersigned hereby declares that he/she has informed himself/herself fully in regard to all conditions to the work to be done, and that he/she has examined the RFP and Specifications for the work and comments hereto attached. The Vendor proposes and agrees, if this submission is accepted, to contract with the City of Wildwood to furnish all necessary materials, equipment, labor and services necessary to complete the work covered by the RFP and Contract Documents for this Project. The Vendor agrees to accept in full compensation for each item the prices named in the schedules incorporated herein."

A handwritten signature in blue ink, appearing to be 'AER', is written over a horizontal line.

Signature

9/5/2024

Date

2024-28

RFP Number

☐ Check if exception(s) or deviation(s) to Specifications. Attach separate sheet(s) detailing reason and type for the exception or deviation.

This document must be completed and returned with your Submittal.

Statement of Terms and Conditions

[Submittal Attachment H4]

PUBLIC ENTITY CRIME: 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 proposals/Bid on a contract to provide any goods or services to a public entity, for the construction or repair of a public building or public work, may not submit Proposals/Bids on leases of real property to a public entity, may not be awarded or perform work as a Contractor, supplier, subcontractor, or Contractor 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.

INDEMNIFICATION: The contractor shall indemnify and hold harmless the City, and its officers and employees, from liabilities, damages, losses, and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the design professional and other persons employed or utilized by the design professional in the performance of the contract.

PROHIBITION OF LOBBYING: During the blackout period which is, the period between the time the submittals for Invitation to Bid or the Request for Proposals, or Proposals, or information, as applicable, are received at Contracts / Purchasing and the time the "CITY" awards the contract, no proposer, no lobbyist, principal, or other person may lobby, on behalf of a competing party in a particular procurement matter, any member of the "CITY", or any "CITY" employee other than the . Violation of this provision may result in disposal of violating party. All questions regarding this Request for Proposals (RFP) or Invitation to Bid (BID) must be submitted in writing to the "CITY's" Financial Services Manager.

ANTI TRUST LAWS: By submission of a signed RFP or BID, the successful "VENDOR" acknowledges compliance with all antitrust laws of the United States and the State of Florida, in order to protect the public from restraint of trade, which illegally increases prices.

CONFLICT OF INTEREST: The award of the contract hereunder is subject to the provisions of Chapter 112 of the Florida Statutes. "VENDOR" shall disclose the name of any Officer, Director, Partner, Associate, or Agent who is also an Officer, Appointee, or Employee of any of the "CITY"s at the time of the RFP or BID, or at the time of occurrence of the Conflict of Interest thereafter.

INTERPRETATION, CLARIFICATIONS AND ADDENDA: No oral interpretations will be made to any "VENDOR" as to the meaning of the RFP/BID Contract Documents. Any inquiry or request for interpretation received by the "CITY" before the date listed herein will be given consideration. All such changes or interpretations will be made in writing in the form of an addendum and, if issued, will be distributed at or after the Pre-Proposals/Pre-Bid Conference, mailed or sent by available or electronic means to all attending prospective Submitters prior to the established RFP/BID opening date. Each "VENDOR" shall acknowledge receipt of such addenda in the space provided. In case any Proposer/Bidder fails to acknowledge receipt of such addenda or addendum, his offer will nevertheless be construed as though it had been received and acknowledged and the submission of his bid will constitute acknowledgment of the receipt of same. All addenda are a part of the RFP/BID FORMS, and each Proposer/Bidder will be bound by such addenda, whether received by him. It is the responsibility of each proposer/bidder to verify that he has received all addenda issued before RFP's/BID's are opened. In the case of unit price items, the quantities of work to be done and materials to be furnished under this RFP/BID Contract are to be considered as approximate only and are to be used solely for the comparison of RFP's/Bids received. The "CITY" and/or his CONTRACTOR do not expressly or by implication represent that the actual quantities involved will correspond exactly therewith; nor shall the "VENDOR" plead misunderstanding or deception because of such estimate or quantities of work performed or material furnished in accordance with the Specifications and/or Drawings and other Proposals/Bid Documents, and it is understood that the quantities may be increased or diminished as provided herein without in any way invalidating any of the unit or lump sum prices bid.

GOVERNING LAWS AND REGULATIONS: The "VENDOR" is required to be familiar with and shall be responsible for complying with all federal, state, and local laws, ordinances, rules, and regulations that in any manner affect the work.

PROPRIETARY/CONFIDENTIAL INFORMATION: "VENDOR" s are hereby notified that all information submitted as part of, or in support of RFP's/BID's, will be available for public inspection ten days after opening of the RFP's/BID's or until a short list is recommended whichever comes first, in compliance with Chapter 119, and 287 of the Florida Statutes. All RFP's/Bids submitted in response to this solicitation become the property of the "CITY". Unless information submitted is proprietary, copy written, trademarked, or patented, the "CITY" reserves the right to utilize any or all information, ideas, conceptions, or portions of any RFP/BID, in its best interest.

TAXES: The "CITY" of Wildwood is exempt from any taxes imposed by the State and/or Federal Government. Exemption certificates will be provided upon request.

NON-COLLUSION DECLARATION: By signing this RFP/BID, all "VENDOR"s shall affirm "that they shall not collude, conspire, connive or agree, directly or indirectly, with any other Proposer, "VENDOR", or person to submit a collusive or sham Proposals in connection with the work for which their RFP/BID has been submitted; or to refrain from Bidding in connection with such work; or have in any manner, directly or indirectly, sought by person to fix the price or prices in the RFP/BID or of any other Bidder, or to fix any overhead, profit, or cost elements of the RFP/BID price or the RFP/BID price of any other Bidder, or to secure through any collusion, conspiracy, connivance, or unlawful agreement any advantage against any other Bidder, or any person interested in the proposed work.

PROPOSER RESPONSIBILITY: Invitation by the "CITY"s to "VENDOR" s is based on the recipient's specific request or as the result of response by the public to the legal advertisements required by State law. "VENDOR" s or individuals submit their responses on a voluntary basis, and therefore are not entitled to compensation of any kind.

"CITY" SHIP OF SUBMITTALS: All responses, inquiries or correspondence relating to or in reference to this RFP/BID, and all other reports, charts, displays, schedules, exhibits, and other documentation submitted by the "VENDOR" s will become the property of the "CITY". Reference to literature submitted with a previous RFP/BID will not relieve the Bidder from including any required documents with this RFP/BID.

EXAMINATION OF BID DOCUMENTS: Each Bidder shall carefully examine the RFP/BID Document to ensure all pages have been received, all drawings and/or Specifications and other applicable documents are included and shall inform himself thoroughly regarding all conditions and requirements that may in any manner affect cost, progress or performance of the work to be performed under the Contract. Ignorance on the part of the CONTRACTOR will in no way relieve him of the obligations and responsibilities assumed under the Contract.

"VENDOR" RESPONSIBILITY: "VENDOR" s are fully and completely responsible for the labeling, identification and delivery of their submittals. The "CITY" will not be responsible for any mislabeled or misdirected submissions, nor those handled by delivery persons, couriers, or the US Postal Service.

DRUG FREE WORKPLACE: All Proposers/Bidders shall submit the enclosed, duly signed and notarized form entitled "Drug Free Workplace Certificate". The Drug Free Workplace "VENDOR" shall have the burden of demonstrating that his program complies with Section 287.087 of the Florida Statutes, and any other applicable state law.

THE "CITY" OF WILDWOOD is a political subdivision of the State of Florida and reserves the right to reject any and/or all submittals, reserve the right to waive any informalities or irregularities in the examination process, and reserve the right to award contracts and/or in the best interest of the "CITY". Submittals not meeting stated minimum terms and proposals may be rejected by the "CITY" as non-responsive. The "CITY" reserves the right to reject any or all submittals without cause. The "CITY" reserves the right to reject the submission of any "VENDOR" in arrears or in default upon any debt or contract to the "CITY", or who has failed to perform faithfully any previous contract with the "CITY"s or with other governmental agencies.

PUBLIC RECORDS LAW: Correspondence, materials and documents received pursuant to this RFP/BID become public records subject to the provisions of Chapter 119, Florida Statutes.

VERIFICATION OF TIME: Next time is hereby established as the Official Time of the "CITY"s.

PREPARATION OF PROPOSALS/BIDS:

Signature of the Bidder: The Bidder must sign the RFP/BID FORMS in the space provided for the signature. If the Proposer/Bidder is an individual, the words "doing business as" must appear beneath such signature. In the case of a partnership, the signature of at least one of the partners must follow the "VENDOR" name and the words, "Member of the "VENDOR"" should be written beneath such signature. If the Proposer/Bidder is a corporation, the title of the officer signing the RFP/BID on behalf of the corporation must be stated and evidence of his authority to sign the RFP/BID must be submitted. The Proposer/Bidder shall state in the RFP/BID FORMS the name and address of each person interested therein.

Basis for Bidding: The price proposed for each item shall be on a lump sum or unit price basis according to specifications on the RFP/BID FORM. The proposed prices shall remain unchanged for the duration of the Contract and no claims for cost escalation during the progress of the work will be considered, unless otherwise provided herein.

Total Proposed Price/Total Contract Sum Proposed: If applicable, the total price bid for the work shall be the aggregate of the lump sum prices proposed and/or unit prices multiplied by the appropriate estimated quantities for the individual items and shall be stated in figures in the appropriate place on the RFP/BID FORM. In the event that there is a discrepancy on the RFP/BID FORM due to unit price extensions or additions, the corrected extensions and additions shall be used to determine the project bid amount.

TABULATION: Those wishing to receive an official tabulation of the results of the opening of this RFP/BID are to submit a self-addressed, stamped business size (No. 10) envelope, prominently marked on the front lower left side, with the RFP identification. Tabulation requested by telephone, fax or electronic media will not be accepted.

OBLIGATION OF WINNING BIDDER: The contents of the RFP/BID of the successful proposer/bidder will become contractual obligations if acquisition action ensues. Failure of the successful Proposer/Bidder to accept these obligations in a contract may result in cancellation of the award and such "VENDOR" may be removed from future participation.

AWARD OF BID: It is the "CITY"s intent to select a "VENDOR" within sixty (60) calendar days of the deadline for receipt of Proposals/Bids. However, Proposals/Bids must be "VENDOR" and valid for award for at least ninety (90) calendar days after the deadline for receipt of the RFP/BID.

ADDITIONAL REQUIREMENTS: The "VENDOR" s shall furnish such additional information as the "CITY" may reasonably require. This includes information which indicates financial resources as well as ability to provide the services. The "CITY" reserves the right to make investigations of the proposals of the "VENDOR" as it deems appropriate.

PREPARATION COSTS: The "CITY" shall not be obligated or be liable for any costs incurred by Proposers/Bidders prior to issuance of a contract. All costs to prepare and submit a response to this RFP/BID shall be borne by the Proposer/Bidder.

TIMELINESS: All work will commence upon authorization from the "CITY"s representative. All work will proceed in a timely manner without delays. The Contractor shall commence the work UPON RECEIPT OF NOTICE TO PROCEED and/or ORDER PLACED (PURCHASE ORDER PRESENTED) and shall deliver in accordance with the terms and conditions outlined and agreed upon herein.

DELIVERY: All prices shall be FOB Destination, Sumter County, Florida, inside delivery unless otherwise specified.

ADDITIONAL SERVICES/PURCHASES BY OTHER PUBLIC AGENCIES ("PIGGY-BACK"):

The "VENDOR" by submitting a Bid acknowledges that other Public Agencies may seek to "Piggy-Back" under the same terms and conditions, during the effective period of any resulting contract – services and/or purchases being offered in this Bid, for the same prices and/or terms proposed. "VENDOR" has the option to agree or disagree to allow contract Piggybacks on a case-by-case basis. Before a Public Agency is allowed to Piggy-Back any contract, the Agency must first obtain the "VENDOR"s approval – without the "VENDOR"s approval, the seeking Agency cannot Piggy-Back.

PLANS, FORMS & SPECIFICATIONS: Bid Packages are available from the "CITY". These packages are available for pickup or by mail. If requested to mail, the Proposer/Bidder must supply a courier account number (UPS, FedEx, etc.). Proposers/Bidders are required to use the official RFP/BID FORMS, and all attachments itemized herein, are to be submitted as a single document. Any variation from the minimum specifications must be clearly stated on the RFP/BID FORM and/or Exceptions/Deviations Sheet(s). Only one set of plans, forms, and specifications will be furnished each company or corporation interested in submitting a Proposals/bid. RFP/BID FORM documents for this project are free of charge and are available on-line and are downloadable.

MANUFACTURER'S NAME AND APPROVED EQUIVALENTS: Any manufacturer's names, trade names, brand names, information and/or catalog numbers listed in a specification are for information and not intended to limit competition unless otherwise indicated. The Proposer/Bidder may offer any brand for which he is an authorized representative, which meets or exceeds the RFP/BID specification for any item(s). If RFP's/Bids are based on equivalent products, indicate on the RFP/BID FORM the manufacturer's product name and literature, and/or complete specifications. Reference to literature submitted with a previous RFP/BID will not satisfy this provision. The Proposer/Bidder shall explain in detail the reason(s) why the proposed equivalent will meet the specifications and not be considered an exception thereto. RFP's/BID's which do not comply with these requirements are subject to rejection. RFP's/BID's lacking any written indication of intent to quote an alternate brand will be received and considered in complete compliance with the specifications as listed on the RFP/BID FORM. The "CITY" is to be notified, in writing, of any proposed changes in materials used, manufacturing process, or construction. However, changes shall not be binding upon the "CITY" unless evidenced by a Change Notice issued and signed by the "CITY", or designated representative.

QUANTITIES: The quantities as specified in this RFP/BID are estimates only and are not to be construed as guaranteed minimums.

SAMPLES: Samples of items, when called for, shall be furnished free of expense, and if not destroyed may, upon request, be returned at the Proposer's/Bidder's expense. Each sample shall be labeled with the Proposer's/Bidder's name, manufacturer brand name and number, RFP/BID number and item reference. Samples of successful Proposer's/Bidder's items may remain on file for the term of the contract. Request for return of samples shall be accompanied by instructions which include shipping authorization and must be received at time of opening. Samples not returned may be disposed of by the "CITY" within a reasonable time as deemed appropriate.

DOCUMENT RE-CREATION: "VENDOR" may choose to re-create any document(s) required for this solicitation but must do so at his own risk. All required information in the original "CITY" format must be included in any re-created document. Submittals may be deemed non-responsive if required information is not included in any re-created document.

ACKNOWLEDGED

This document must be completed and returned with your Submittal.

(Signature and Date)

 9/5/2024

HOLD HARMLESS AGREEMENT

The Contractor agrees to hold the City of Wildwood harmless against all claims for bodily injury, sickness, disease, death or personal injury or damage to property or loss of use resulting there from, arising out of the agreement, to the extent that such claims are attributable, in whole or in part, to a negligent act or omission by the Contractor.

The Contractor shall purchase and maintain workers' compensation insurance for all workers' compensation insurance and employers' liability in accordance with Florida Statute Chapter 440.

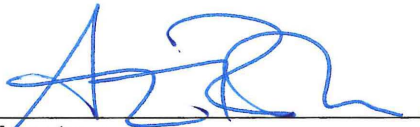
The Contractor shall also purchase any other coverage required by law for the benefit of employees.

The required insurance shall be documented in Certificates of Insurance and shall be provided to the City representative requesting the service.

By signature upon this form the Contractor stipulates that he/she agrees to the Hold Harmless Agreement, and to abide by all insurance requirements.

Holbrook Asphalt LLC

Contractor/ Vendor-Print Name


Signature

2024-28 HA5 Asphalt Surface Treatment

Project Name

9/5/2024
Date

The effective date of this Hold Harmless Agreement shall be for the duration of this project.

This document must be completed and returned with your Submittal.

DRUG FREE WORKPLACE CERTIFICATE

I, the undersigned, in accordance with Florida Statute 287.087, hereby certify that,

Holbrook Asphalt LLC

(print or type name of vendor)

- a. Publishes a written statement notifying that the unlawful manufacture, distribution, dispensing, possession or use of a controlled substance is prohibited in the workplace named above, and specifying actions that will be taken against violations of such prohibition.
- b. Informs employees about the dangers of drug abuse in the workplace, the vendor's policy of maintaining a drug free working environment, and available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug use violations.
- c. Gives each employee engaged in providing commodities or contractual services that are under RFP or bid, a copy of the statement specified above.
- d. Notifies the employees that as a condition of working on the commodities or contractual services that are under RFP or bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, please or guilty or nolo contendere to, any violation of Chapter 1893, or of any controlled substance law of the State of Florida or the United States, for a violation occurring in the work place, no later than five (5) days after such conviction, and requires employees to sign copies of such written (*) statement to acknowledge their receipt.
- e. Imposes a sanction on, or requires the satisfactory participation in, a drug abuse assistance or rehabilitation program, if such is available in the employee's community, by any employee who is so convicted.
- f. Make a good faith effort to continue to maintain a drug free workplace through the implementation of the drug free workplace program.
- g. "As a person authorized to sign this statement, I certify that the above-named business, vendor or corporation complies fully with the requirements set forth herein".

[Signature]

Authorized Signature

9/5/2024

Date Signed

State of: Florida

County of: Lake County

Sworn to and subscribed before me this 5TH day of September, 2024

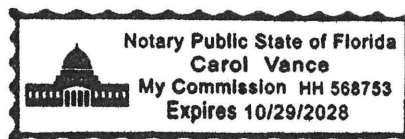
Personally known ☒ or Produced Identification _____
(Specify Type of Identification)

Carol Vance

Signature of Notary

My Commission Expires 10/29/2028

(seal)



This document must be completed and returned with your Submittal

**SWORN STATEMENT TO SECTION 287.133(3)(a),
FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES FORM**

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR
OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS.

1. This sworn statement is submitted to City of Wildwood

By Stephen White, Regional Director

{print individual's name and title}

for Holbrook Asphalt LLC

{print name of entity submitting sworn statement}

whose business address is 1545 E Commerce Dr., St. George, UT 84790

and (if applicable) its Federal Employer Identification Number (FEIN) is 87-0626583 (If the
entity has no FEIN, include the Social Security Number of the individual signing this sworn statement:
_____.)

2. I understand that a “public entity crime” as defined in Paragraph 287.133(1)(g), **Florida Statutes**, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including, but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
3. I understand that “convicted” or “conviction” as defined in Paragraph 287.133(1)(b), **Florida Statutes**, means a finding of guilt or a conviction of a public entity crime, with or without adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere.
4. I understand that an “affiliate” as defined in Paragraph 287.133(1)(a), **Florida Statutes**, means:
- a. A predecessor or successor of a person convicted of a public entity crime; or
 - b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term “affiliate” includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm’s length agreement, shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.
 - c. I understand that a “person” as defined in Paragraph 287.133(1)(e), **Florida Statutes**, means any natural person or entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term “person” includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.

- d. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. **{indicate which statement applies.}**

X Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the Final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list. **{attach a copy of the final order}**

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 (ONE) ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, FLORIDA STATUTES FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

ARL
{signature}

9/5/2024
{date}

State of Florida

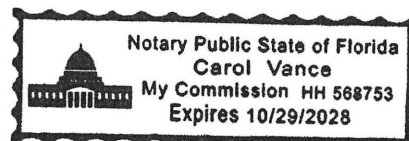
County of Lake County

PERSONALLY APPEARED BEFORE ME, the undersigned authority, Stephen White, who after first being sworn by me, affixed his/her signature in the space provided above on this 5th day of September 2024

Attest: Carol Vance
Notary Public

My commission expires: 10/29/2028

(Notary Seal)



This document must be completed and returned with your Submittal.

Conflict of Interest Disclosure Form

I HEREBY CERTIFY that.

2. I (*printed name*) Stephen White am the
(*title*) Regional Director and the duly authorized representative of the vendor of (*Vendor*
(*Name*) Holbrook Asphalt LLC whose address is
1545 E Commerce Dr., St. George, UT 84790
, and that I possess the legal authority to make this affidavit on behalf of myself and the
vendor for which I am acting; and,

2. Except as listed below, no employee, officer, or agent of the vendor have any conflicts of interest, real or apparent, due to ownership, other clients, contracts, or interests associated with this project; and,

3. This bid proposal is made without prior understanding, agreement, or connection with any corporation, vendor, or person submitting a bid proposal for the same services and is in all respects fair and without collusion or fraud.

EXCEPTIONS (List)

Signature: _____

Printed Name: Stephen White

Vendor Name: Holbrook Asphalt LLC

Date: Sept. 5, 2024

State of Florida

County of Lake County

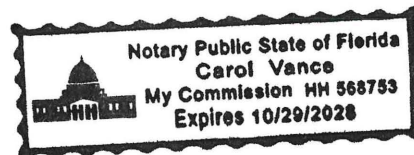
Sworn to and subscribed before me this 5th day of September 2024

Personally Known ☒

OR Produced Identification _____, Type of Identification _____

My Commission Expires 10/29/2028

Carol Vance
Carol Vance
(Printed, typed, or stamped commissioned name of notary)



This document must be completed and returned with your Submittal.

Immigration Affidavit Certification

This Affidavit is required and should be signed, notarized by an authorized principal of the firm, and submitted with formal Invitations to Bid (ITB's) and Request for Proposals (RFP) submittals. Further, Consultants / Bidders are required to enroll in the E-Verify program, and provide acceptable evidence of their enrollment, at the time of the submission of the Consultant's/bidder's proposal. Acceptable evidence consists of a copy of the properly completed E-Verify Company Profile page or a copy of the fully executed E-Verify Memorandum of Understanding for the company. Failure to include this Affidavit and acceptable evidence of enrollment in the E-Verify program may deem the Consultant / Bidder's proposal as nonresponsive.

The City of Wildwood will not intentionally award City contracts to any Consultant who knowingly employs unauthorized alien workers, constituting a violation of the employment provision contained in 8 U.S.C. Section 1324 a(e) Section 274A(e) of the Immigration and Nationality Act ("INA").

The City of Wildwood may consider the employment by any Consultant of unauthorized aliens a violation of Section 274A (e) of the INA. Such Violation by the recipient of the Employment Provisions contained in Section 274A (e) of the INA shall be grounds for unilateral termination of the contract by the City of Wildwood.

Consultant attests that they are fully compliant with all applicable immigration laws (specifically to the 1986 Immigration Act and subsequent Amendment(s)) and agrees to comply with the provisions of the Memorandum of Understanding with E-Verify and to provide proof of enrollment in The Employment Eligibility Verification System (E-Verify), operated by the Department of Homeland Security in partnership with the Social Security Administration at the time of submission of the Consultant's / Bidder's proposal.

Company Name: Holbrook Asphalt LLC

Print Name: Stephen White Title: Regional Director

Signature: [Signature] Date: 9/5/2024

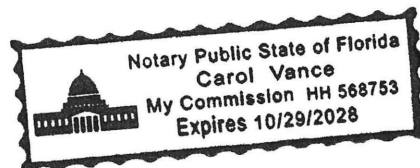
State of Florida County of Lake County

The foregoing instrument was signed and acknowledged before me this 5th day of September, 2024,
by Stephen White who has produced Drivers License as identification. (Print or
Type Name) (Type of Identification and Number)

[Signature]
Notary Public Signature

Carol Vance
Printed Name of Notary Public

HH 568753 10/29/2028
Notary Commission Number/Expiration



The signee of this affidavit guarantees, as evidenced by the affidavit required herein, the truth and accuracy of this affidavit to interrogatories hereinafter made.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
12/28/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Risk Services - Leavitt Insurance Agencies 2190 North Loop West #309 Houston TX 77018		CONTACT NAME: Lorna R. Wilson, CISR PHONE (A/C, No, Ext): (318) 795-4856 FAX (A/C, No): (866) 699-9142 E-MAIL ADDRESS: lorna-wilson@leavitt.com	
INSURED Holbrook Asphalt, LLC 1545 E Commerce Dr St. George UT 84790		INSURER(S) AFFORDING COVERAGE INSURER A: Transportation Insurance Company INSURER B: American Casualty Company of Reading P INSURER C: Continental Insurance Company INSURER D: Navigators Specialty Insurance Company INSURER E: INSURER F:	
		NAIC # 20494 20427 35289 36056	

COVERAGES

CERTIFICATE NUMBER: 24-25

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY	☒		6078600749	1/5/2024	1/5/2025	EACH OCCURRENCE \$ 1,000,000
	☐ CLAIMS-MADE ☒ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000
							MED EXP (Any one person) \$ 15,000
							PERSONAL & ADV INJURY \$ 1,000,000
GEN'L AGGREGATE LIMIT APPLIES PER:							GENERAL AGGREGATE \$ 2,000,000
A	☒ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG \$ 2,000,000
	☒ OTHER: **See Remarks-PER PROJECT						PER PROJECT AGGREGATE \$ 2,000,000
B	AUTOMOBILE LIABILITY	☒		6076203304	1/5/2024	1/5/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
	☒ ANY AUTO ALL OWNED AUTOS ☐ SCHEDULED AUTOS NON-OWNED AUTOS						BODILY INJURY (Per person) \$
	☒ HIRED AUTOS ☒						BODILY INJURY (Per accident) \$
	☒ \$100 HA Comp Ded ☒ \$1000 HA Coll Ded						PROPERTY DAMAGE (Per accident) \$
C	☒ UMBRELLA LIAB ☒ OCCUR	☒		6076203321	1/5/2024	1/5/2025	EACH OCCURRENCE \$ 5,000,000
	☐ EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE \$ 5,000,000
	☐ DED ☒ RETENTION \$ 10,000						\$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	☐ Y ☒ N	N/A	6078600802	1/5/2024	1/5/2025	☒ PER STATUTE ☐ OTH-ER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						E.L. EACH ACCIDENT \$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
							E.L. DISEASE - POLICY LIMIT \$ 1,000,000
D	POLLUTION LIABILITY - \$10k Ded			CH24ECPZ05MEAIC	1/5/2024	1/5/2025	AGGREGATE LIMIT \$2,000,000
A	Contractor Equip-LEASED/RENTED			6076203318	1/5/2024	1/5/2025	MAX LIMIT per item/ DEDUCTIBLE \$100,000/ \$2,500

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

The following are included as Additional Insureds with a Waiver of Subrogation as respects to the General Liability, Auto Liability & Umbrella Liability policies where required by written contract:

CITY OF WILDWOOD, Contractor, subcontractor, architects, or engineers

CERTIFICATE HOLDER

CANCELLATION

City of Wildwood 100 N Main Street Wildwood, FL 34785	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE L Wilson, CISR/LOWILS <i>Lorna R. Wilson</i>

© 1988-2014 ACORD CORPORATION. All rights reserved.

Additional Named Insureds

Other Named Insureds

CJD Holdings, LLC	Limited Liability Company, Additional Named Insured
Dynamic Synthesis, LLC	Limited Liability Company, Additional Named Insured
GLM Holdings, LLC	Limited Liability Company, Additional Named Insured
HDMB, LLC	Limited Liability Company, Additional Named Insured
Holbrook Asphalt Arizona, LLC	Limited Liability Company, Additional Named Insured
Holbrook Transport, LLC	Limited Liability Company, Additional Named Insured
Integrated Pavement Solutions LLC	Doing Business As
Integrated Pavement Solutions LLC	Limited Liability Company, Additional Named Insured
IPS Plant Holdings, LLC	Limited Liability Company, Additional Named Insured
J Holbrook Business Development, LLC	Limited Liability Company, Additional Named Insured
MLB Capital Ventures, LLC	Limited Liability Company, Additional Named Insured
Platinum Strategies LLC	Limited Liability Company, Additional Named Insured
Redrock Alliance, LLC	Limited Liability Company, Additional Named Insured
Seminole, LLC	Limited Liability Company, Additional Named Insured
Southwest Real Estate Holdings, LLC	Limited Liability Company, Additional Named Insured
TSH Real Estate Holdings, LLC	Limited Liability Company, Additional Named Insured
Zenix Solutions, LLC	Limited Liability Company, Additional Named Insured
Zensol Holdings, LLC	Limited Liability Company, Additional Named Insured

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: Lumen - Internet Service Provider Contract Renewal

REQUESTED ACTION: Staff recommends approval and to authorize the City Manager or his designee to execute the attached agreement with Lumen.

CONTRACT: Lumen - Internet Service Provider Vendor/Entity: Lumen
Effective Date: 4/28/25 Termination Date: 4/28/27
Managing Division/Department: Information Technology

BUDGET IMPACT: Annual cost of \$33,772.32 (10% reduction in monthly service costs)

HISTORY/FACTS/ISSUES:

Lumen has notified the City that the current IQ Networking Fiber Internet product is being phased out, and new options are and will be available to replace those services. However, while evaluating those products and their related pricing, as well as options from other vendors, staff recommends approval of the attached agreement which provides a 10% reduction to our existing services. This will provide continuity during this transitional period with the added benefit of cost savings in the meantime. Alternatively, should the City decline to execute this agreement, costs would not be reduced by 10% and would be subject to increase on a month-to-month basis.



Renewal Order Form

Customer Name: CITY OF WILDWOOD
BusOrg ID: 3-880668
Transaction ID: 298471-24-01
Requestor: Brockington, William (William)
Customer Contact: Pual Ketz

Billing Account Number: 90508284

Currency: USD

A Location Address (SCID)	Z Location Address (SCID)	Line Item Description	Product	PIID	SCID	New Service Term (Months)	Current Burstable	New Burstable	Current MRC	New MRC
3939 E COUNTY ROAD 462 BLDG MAIN FLR 1 RM TELCO, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000-24053284	PK20867941	24			400.05	360.04
100 N MAIN ST BLDG MAIN FLR 1 RM TELCO, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000-24053286	PK20867934	24			399.00	359.10
1290 INDUSTRIAL DR BLDG A, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000-24053293	PK20867919	24			680.00	612.00
743 HUEY ST BLDG MAIN FLR 1 RM TELCO, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000-24053294	PK20867920	24			399.01	359.11
6500 POWELL RD BLDG MAIN FLR 1 RM TELCO, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000-24053295	PK20867942	24			850.00	765.00

200 WONDERS ST BLDG MAIN FLR 1 RM TELCO, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000- 24054186	PK20867931	24			399.01	359.11
									3,127.07	2,814.36



Billing Account Number: 91693101

Currency: USD

A Location Address (SCID)	Z Location Address (SCID)	Line Item Description	Product	PIID	SCID	New Service Term (Months)	Current Burstable	New Burstable	Current MRC	New MRC
610 JACKSON ST RM TELCO, WILDWOOD, FL, UNITED STATES, 34785		Fiber+ Data Only	WAN	ETH1000- 24403792	PK21267369	24			294.05	264.64
									294.05	264.64



Summary of Monthly Recurring Charges

Billing Account Number: 90508284

Currency:	USD
Total New MRC:	2,814.36
Total Savings:	312.71
Total Savings (%):	10.00 %

Billing Account Number: 91693101

Currency:	USD
Total New MRC:	264.64
Total Savings:	29.41
Total Savings (%):	10.00 %

Terms and Conditions

1. "Lumen" is defined for purposes of this renewal Order as CenturyLink Communications, LLC d/b/a Lumen Technologies Group or its affiliated entities providing Services under this renewal Order. This confidential renewal Order may not be disclosed to third parties and is non-binding until accepted by Lumen, as set forth in Section 2. Customer places this renewal Order by signing (including electronically or digitally) or otherwise acknowledging (in a manner acceptable to Lumen) this renewal Order and returning it to Lumen. Pricing is valid for 90 calendar days from the date indicated unless otherwise specified. The Services in this renewal Order are renewed subject to the service agreement(s) and applicable Service Exhibit(s)/Service Schedule(s) between Lumen and Customer (or its affiliate if expressly provided for under such affiliate service agreement) governing the Service(s) during their current Service Term ("Existing Agreement"), to the extent not in conflict with these terms. At the expiration of the Service Term, Service will continue month-to-month at the existing rates, subject to adjustment by Lumen on 30 days' written notice. If Customer cancels or terminates Service for any reason other than Lumen's uncured default or if Lumen terminates due to Customer's uncured default, then Customer will pay Lumen early termination liability charges equal to the sum of: (1) all unpaid amounts for Service actually provided; (2) 100% of the remaining monthly recurring charges for months 1-12 of the Service Term; (3) 50% of the remaining monthly recurring charges for months 13 through the end of the Service Term; and (4) if not recovered by the foregoing, any termination liability payable to third parties resulting from the termination and any out-of-pocket costs of construction to the extent such construction was undertaken to provide Service under this Agreement.
2. Customer-signed renewal Order must be received and processed by Lumen at least 15 calendar days prior to the start of the next full invoice cycle for the rates and New Service Term to be effective on that following invoice. Otherwise, rates and New Service Term will be effective as of the second full monthly invoice for such Services following receipt by Lumen. Acceptance of this renewal Order will be evidenced by Lumen's implementation of rates or New Service Term set forth in this renewal Order. Until Lumen accepts this renewal Order, Customer's pricing for existing Services will continue to be governed by the Existing Agreement, and Customer will pay any charges that are accrued but unpaid under the Existing Agreement.
3. Your existing service configurations (e.g., bandwidth, port type, seat type, and maintenance option) will remain the same, and Lumen's internal records will control for purposes of determining your configurations. The Lumen entity providing Services is identified on the invoice. If your Existing Agreement has a minimum service period, then the minimum service periods for existing Services will not carry forward.
4. Neither party will be liable for any damages for lost profits, lost revenues, loss of goodwill, loss of anticipated savings, loss of data or cost of purchasing replacement service, or any indirect, incidental, special, consequential, exemplary, or punitive damages arising out of the performance or failure to perform under this renewal Order. Customer's sole remedies for any nonperformance, outages, failures to deliver or defects in Service are contained in the service levels applicable to the affected Service.
5. Charges for certain Services are subject to (a) a monthly property tax surcharge and (b) a monthly cost recovery fee per month to reimburse Lumen for various governmental taxes and surcharges. Such charges are subject to change by Lumen and will be applied regardless of whether Customer has delivered a valid tax exemption certificate. For additional details on taxes and surcharges that are assessed, visit www.lumen.com/taxes.
6. Unless otherwise set forth in a Service Attachment, Customer will pay the ancillary charges for additional activities, features or options as set forth in the Ancillary Fee Schedule, available at www.lumen.com/ancillary-fees.
7. If your network service utilizes TDM access, then the following apply: (a) During the Service Term and on 60 days' prior written notice, Lumen may re-provision Services ("Service Re-provision"). If Customer objects to the Service Re-provision, Customer may terminate the affected Service by notifying Lumen in writing within 30 days of the date of the Service Re-provision notification; and (b) During the Service Term, Lumen may increase rates for off-net TDM Services. Lumen will provide Customer 60 days' prior written notice before implementing the increase ("Rerate Notice"). If Customer objects to the increase, Customer must notify Lumen in writing within 30 days of the date of the Rerate Notice whether Customer will (i) receive the affected Service on a month-to-month basis or (ii) terminate the affected Service, subject to early termination liability charges. Under subsection (ii), Customer's requested disconnect date must be within 90 days of the Rerate Notice. Unless Customer so notifies Lumen, the affected Service will continue to be provided at the rates set forth in the Rerate Notice.



8. Infrastructure Investment and Jobs Act (IIJA) Grant Programs. If Customer participates in an IIJA program, including but not limited to, the Middle Mile Grant, Tribal Connectivity Broadband, and the Broadband Equity Access and Deployment (BEAD) Grant Programs, then Customer cannot pay for Services with funds obtained through the IIJA or other similar grants that would obligate Lumen to provide certain information or perform certain regulatory compliance functions, unless each of those functions and obligations is explicitly identified and agreed to by the parties in the Agreement or in an amendment to the Agreement.

Customer Name: _____

Customer Signature: _____

Date: _____

Renewal Pricing Expires On: 10-Jul-25

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: FY25 Second Budget Amendment

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

As discussed at the Commission Workshop on April 21, 2025, staff recommends a budget amendment for the FY25 budget year. In this budget amendment, the General Fund needs an amendment in the Executive and Public Works Departments. The Executive Department is requesting a budget amendment to adjust salaries and related benefits to reflect the approved increase for the City Manager following the renewal of his contract in February 2025. Additionally, an amendment is requested for Professional Services to include re-codification services that were inadvertently omitted in the initial carry-forward items during the first budget amendment. The Public Works Department is requesting an amendment to its budget for salaries and related benefits to accommodate the addition of a Field Inspector position, approved at the Commission meeting on January 27, 2025. The department also seeks an amendment to its rental and leasing expense account due to pump rentals required in response to a hurricane. Funding for the amendments needed in the General Fund will come from multiple sources of revenues, which are expected to exceed budgeted projections.

Further, the Utility Revenue Fund requires an amendment in the Water Department. The Water Department is requesting a budget amendment to cover salaries and related benefits for a new Water Trainee position with funding coming from the reserves. Additionally, a relocation project originally funded in FY25 is being uncommitted, and the associated funds will be returned to reserves. The timeline for this project has been delayed and will be re-evaluated during the FY26 budget cycle. The Wastewater Department is also seeking a budget amendment to its other contractual services expense account for sludge hauling services that were needed during Hurricane Milton, with funding coming from the reserves.

Lastly, the Utility Capital Improvement Fund and the Water SDC Fund require an amendment for the R-12 Pump Station for the Millennium Park Project, based on the bid awarded on March 10, 2025, and its associated engineering services. An amendment is also required for developer agreement reimbursements that were recently completed between Lucky U Cycles and Twisted Oaks.

RESOLUTION NO. R2025-11

A RESOLUTION OF THE CITY OF WILDWOOD, SUMTER COUNTY, FLORIDA, AMENDING THE FISCAL YEAR 2024-2025 BUDGET; AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO TAKE ALL ACTIONS NECESSARY TO IMPLEMENT THE TERMS AND CONDITIONS OF THIS RESOLUTION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, at the Final Budget Hearing on September 23, 2024, the City Commission of Wildwood, Sumter County, Florida, adopted Resolution No. R2024-23 approving the annual budget for Fiscal Year 2024-2025; and,

WHEREAS, the 2024-2025 budget was subsequently amended on March 10, 2025 via Resolution No. R2025-6; and,

WHEREAS, it is appropriate to provide for certain transfers, appropriations, and authorizations based upon previous and anticipated expenditures and revenues; and,

WHEREAS, the City Commission has determined that it is necessary to adopt an amendment to the budget to reflect these changes;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA, THAT:

Section 1. Budget Amendment. The City Commission of the City of Wildwood, Sumter County, Florida, adopts this amendment to the Fiscal Year 2024-2025 budget as shown on Exhibit "A" attached hereto and incorporated by reference.

Section 2. This Resolution shall take effect immediately upon its adoption.

DONE AND RESOLVED this _____ day of _____, 20____, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

EXHIBIT A

General Fund

Executive

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Salaries	\$556,477	\$25,000	\$581,477
FICA	\$43,130	\$1,700	\$44,830
Retirement	\$148,341	\$9,000	\$157,341
Professional Services	\$260,602.50	\$17,000	\$277,602.50

Revenue	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Gibson Place Utility Co Fran Fees	\$500	\$52,700	\$53,200

Justification for Amendment: In this amendment the Executive Department is requesting a budget amendment to their salaries and related benefits for the City Manager's approved increase when his contract was renewed in February 2025. In addition, their Professional Services needs amending for the Re-codification services, which was erroneously missed with the carry forward items in the first budget amendment. Funding for this amendment will come from the Gibson Place Utility Company Franchise Fees, which are expected to exceed budgeted projections.

Public Works

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Salaries	\$1,593,584	\$25,000	\$1,618,584
FICA	\$123,526	\$2,000	\$125,526
Retirement	\$247,428	\$3,500	\$250,928
Health Insurance	\$280,800	\$5,400	\$286,200
Rental and Leasing	\$7,580	\$15,000	\$22,580

Revenue	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Gibson Place Utility Co Fran Fees	\$53,200	\$5,400	\$58,600
Middleton Utility Co Fran Fees	\$15,000	\$15,700	\$30,700
Gibson Place Utility Co Utility Tax	\$200	\$19,800	\$20,000
Gibson Place Util Co PILOT Fees	\$0.00	\$10,000	\$10,000

Justification for Amendment: In this amendment, the Public Works Department is requesting an amendment to their salaries and related benefits for an additional Field Inspector position, which was approved at the Commission Meeting on January 27, 2025. In addition, their rental and leasing expense account is needing an amendment for pump rentals that were needed for the hurricane. Funding for this amendment will come from the Middleton Utility Company Franchise Fees, Gibson Place Utility Company Utility Tax, and Gibson Place Utility Company PILOT Fees, which are expected to exceed budgeted projections.

Utility Revenue Fund

Water Department

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Salaries	\$1,255,075	\$20,590	\$1,275,665
FICA	\$94,382	\$1,570	\$95,952
Health Insurance	\$244,070	\$5,400	\$249,470
Retirement	\$186,626	\$2,800	\$189,426

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Contingency	\$4,277,838.79	(\$30,360)	\$4,247,478.79

Justification for Amendment: In this amendment, the Water Department is requesting a budget amendment to their salaries and related benefits for an additional Water Trainee position, which was requested at the mid-year budget presentation done in April 2025. Funding for this amendment will come from the reserves.

Water Department

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Relocation Projects	\$4,500,000	\$(4,500,000)	\$0.00
Contingency	\$4,247,478.79	\$4,500,000	\$8,747,478.79

Justification for Amendment: In this amendment, the relocation project that was originally budgeted for FY25, is being uncommitted and the funds are being put back to the reserves. The timeline for this project has been postponed and will be reconsidered during the FY26 budget cycle.

Wastewater Department

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Other Contractual Srvs	\$992,000	\$67,000	\$1,059,000
Contingency	\$8,747,478.79	\$(67,000)	\$8,680,478.79

Justification for Amendment: In this amendment, the Wastewater Department is requesting an amendment to their Other Contractual expense account for sludge hauling services that were needed during Hurricane Milton. This expense could be reimbursable by FEMA, as coordination with them is still ongoing. Funding for this amendment will come from the reserves.

Utility Capital Improvement Fund

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Millennium Park Project (R12 Pump Stn)	\$0	\$4,270,000	\$4,270,000

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Contingency	\$81,308,300	\$(4,270,000)	\$77,038,300

Justification for Amendment: In this budget amendment, the Millennium Park project needs an amendment for the R12 Pump Station based on the awarded bid, along with the associated engineering costs, which was approved on March 10, 2025. Originally, this project was budgeted in the Wastewater Department, but at the March presentation, this project was identified as one of the projects that needed to be re-allocated to a different funding source to offset the shortage seen and the end of FY24. Funding for this amendment will come from the reserves.

Water SDC Fund

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Developer Reimbursements	\$0.00	\$1,070,000	\$1,070,000

Expenditure	FY25 Adopted Bud	Increase/(Decrease)	FY25 Amended Bud
Contingency	\$2,916,622.50	\$(1,070,000)	\$1,846,622.50

Justification for Amendment: In this budget amendment the Developer Reimbursement expense account in the Water SDC fund is being amended for developer agreements between Lucky U Cycles, \$30,000, and Twisted Oaks, \$1,040,000. Funding for this amendment will come from the reserves.

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: A25-0611 Mills Annexation

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

The applicant, Ron Courington on behalf of the owner, Richard Mills, has submitted a voluntary annexation application for parcel G22A1825. The property to be annexed totals 0.479 acres MOL and is generally located 0.5 miles south of the intersection of E SR 44 and Continental Boulevard.

Annexation into the City is appropriate because the property is within the City's Joint Planning Area with Sumter County, which allows for voluntary annexations within the planning area that would otherwise not be permissible under statute due to the creation of a "pocket" or "enclave."

City water and sewer are available to the subject property. The applicant would like to construct a new mobile home on the property to replace the existing mobile home. The applicant will work with the City Utilities department to connect to water and sewer services.

Staff recommends approval of Ordinance O2025-12.

Dated 04/21/2025



McKenna Page
Planner I, Development Services

ORDINANCE NO. O2025-12

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 0.479 ACRES LOCATED SOUTH OF E SR 44 AND WEST OF MORSE BLVD, IN SECTION 22, TOWNSHIP 19, RANGE 23; WHICH IS LOCATED IN THE CITY'S JOINT PLANNING AREA; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. Based upon the petition of the owner of the following described real property, which is approximately located 0.5 miles south of the intersection of E SR 44 and Continental Boulevard, to be annexed into the City, the property is hereby annexed into the City of Wildwood pursuant to Sections 171.044 and 171.204, Florida Statutes. The City Commission finds that the property is located within the City's Joint Planning Area with Sumter County; and meets all legal requirements for annexation. The annexed property lying in Sumter County, Florida, owned by Richard and Janice Mills, is more particularly described as follows:

Parcels G22A1825
MILLS RICHARD S & JANICE
0.479 Acres

LEGAL DESCRIPTION

Lot 25 in Block 18 of Continental Camper Resorts, Incorporated Subdivision, Replat of Unit One, recorded in Plat Book 3, page 52,, Public Records of Sumter County, Florida.

ALSO, begin at the most Northerly corner of Lot 25, Block 18 and run North 40°09'10" East along an extension of the most Northerly line of said Lot 25, a distance of 10 feet, thence run Southeasterly parallel to the Northeasterly line of Lot 25 a distance of 127.92 feet to a point that is an extension of the Southeasterly line of said Lot 25, thence run

South 70°09'10" West along the extension of Lot 25 a distance of 10 feet to the most Northeasterly corner of said Lot 25, run thence along the Northeasterly Lot line of Lot 25 a distance of 122.68 feet to the point of beginning.

ALSO, For a Point of Reference, begin at the Southeast corner of Lot 25, Block 18, Continental Camper Resorts, Inc., Subdivision, as recorded in Plat Book 3, Page 52E, of the Public Records of Sumter County, Florida; proceed thence along an extension of the South line of Lot 25, North 70°09'10" East, 10.00 feet to the Point of Beginning. From the Point of Beginning thus described, proceed Northerly along the arc of a curve concave Southwesterly, having a central angle of 30°00'00", a radius of 244.31 feet and a tangent of 65.46 feet; 127.92 feet to a point, said point being located North 40°09'10" East, 10.00 feet from the Northeasterly corner of Lot 25; proceed thence North 40°09'10" East, 10.00 feet from the Northeasterly corner of Lot 25; proceed thence North 40°09'10" East, 75.00 feet to a point on a curve concave Southwesterly and having a radius of 319.31 feet; proceed thence southerly along the arc of said curve 150 feet more or less to the intersection of said curve with the Northerly right of way of Robin Road as recorded in Continental Camper Resorts, Inc., Subdivision, Plat Book 3, Page 52E, of the Public Records of Sumter County, Florida, said point being on a curve concave Southerly having a radius of 73.00 feet; proceed thence Southwesterly along the arc of said curve 53 feet more or less to the intersection of the extension of the South line of Lot 25, and the Northerly right of way of said Robin Road; proceed thence along said extension South 70°09'10" West, 29 feet more or less to the Point of Beginning.

SECTION 2. All of the above described annexed property shall be liable for its proportionate share of the future and existing indebtedness of the City of Wildwood.

SECTION 3. All of the above described annexed property shall be subject to the laws and ordinance of the City of Wildwood as if this territory had been a part of the City of Wildwood at the time of passage and approval of said laws and ordinances.

SECTION 4. Until such time as the City amends its comprehensive plan, the current Sumter County zoning classification and future land use regulations will remain in full force and effect.

SECTION 5. Section 1-14 of the City of Wildwood Code of Ordinances is hereby amended to include the legal description of the annexed parcel pursuant to this Ordinance. The location map identifying the property to be annexed are attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 6. If any portion of this Ordinance is declared invalid for any purpose, the remaining portion shall remain valid and in full force and effect

SECTION 7. This Ordinance shall take effect upon final approval by the City Commission.

SECTION 8. SCRIVENER'S ERROR. The city attorney may correct scrivener's errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this _____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

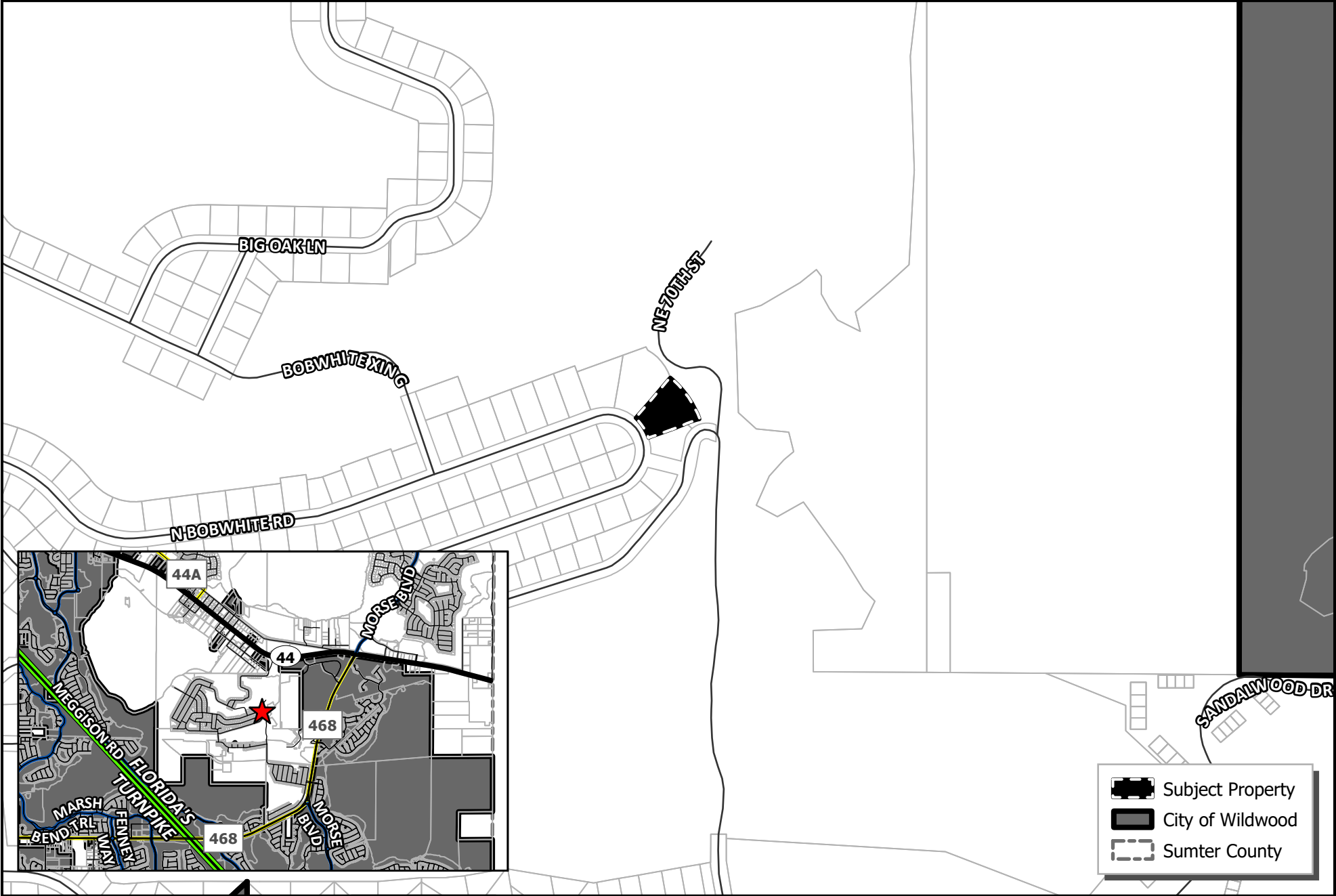
ATTEST: _____
Jessica Barnes, City Clerk

First Reading: _____

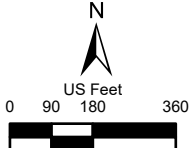
Second Reading: _____

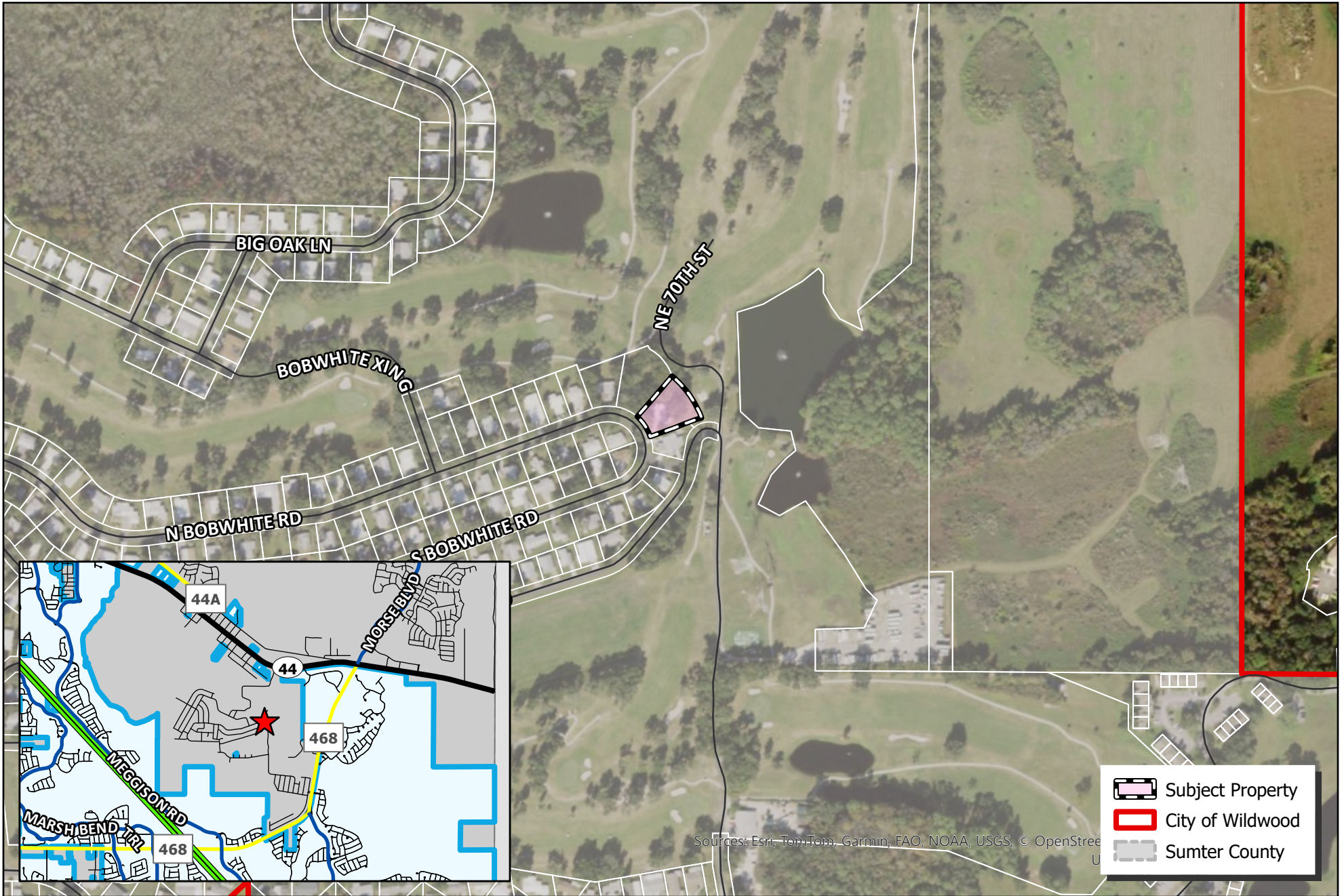
Approved as to form:

City Attorney



- Subject Property
- City of Wildwood
- Sumter County

 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 N US Feet 0 90 180 360	PJ #A25-0611 MILLS ANNEXATION PARCEL G22A1825	MAP 1A
				LOCATION MAP
				MAR 2025



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 0.00 0.01 0.03 0.04 0.06 Miles	PJ #A25-0611 MILLS ANNEXATION PARCEL G22A1825	MAP 1B
				LOCATION
				MAP
				MAR 2025



Business Impact Estimate

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference:
O2025-12

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: A25-0567 Son Life Lawn & Landscaping, Inc Annexation

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

The applicant, Son Life Lawn & Landscaping, Inc, on behalf of the owners, Christopher B. Williams and Tracy B. Williams has submitted a voluntary annexation application for parcel D29A022. The property to be annexed totals 2.57 acres MOL and is generally located at the northeast corner of N US 301 and CR 124 intersection.

Annexation into the City is appropriate because the property is contiguous to the City limits and is within the City's Joint Planning Area with Sumter County, which allows for voluntary annexations within the planning area that would otherwise not be permissible under statute due to the creation of a "pocket" or "enclave."

The capacity of the wastewater treatment plant and the utility lines to service the property will need to be confirmed. The City's wastewater treatment plant has a current permitted capacity of 3.55 million gallons per day (MGD). Through a variety of analysis and forecasts, the City has determined it will be close to reaching its system wastewater capacity in or around 2026. The City has initiated the wastewater treatment plant expansion. The City anticipates construction to begin in or around the beginning of 2025. While certain milestones have been set to work towards a completion date of 2027, the actual completion date of the wastewater treatment plant expansion has not been established, therefore capacity cannot be guaranteed until substantial completion and occupancy of the wastewater treatment plant at its expanded, City-wide capacity of 5.5 MGD has been achieved.

Staff will not be supporting any increases in density or intensity at the comprehensive plan amendment (land use) and rezoning applications.



Amanda Bondi
Planner II, Development Services
April 4, 2025

ORDINANCE NO. O2025-15

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 2.59 ACRES, LOCATED AT THE NORTHEAST CORNER OF N US 301 AND CR 124 INTERSECTION, IN SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST; WHICH IS CONTIGUOUS TO THE CITY OF WILDWOOD LIMITS AND LOCATED IN THE CITY'S JOINT PLANNING AREA; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. Based upon the petition of the owner of the following described real property, which is located at the northeast corner of N US 301 and CR 124 intersection, to be annexed into the City, the property is hereby annexed into the City of Wildwood pursuant to Sections 171.044 and 171.204, Florida Statutes. The City Commission finds that the property is contiguous to the City of Wildwood; is located within the City's Joint Planning Area with Sumter County; and meets all legal requirements for annexation. The annexed property lying in Sumter County, Florida, owned by Christopher B. Williams and Tracey B. Williams, is more particularly described as follows:

D29A022

Christopher B. Williams & Tracey B. Williams

2.59 +/-

LEGAL DESCRIPTION

LOTS 1 THROUGH 24, BLOCK "L", MARLBORO GARGENS, AS RECORDED IN PLAT BOOK 1, PAGE 100 IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA. THE WEST ONE HALF OF HAMPTON STREET ADJACENT TO LOTS 1 AND 13, BLOCK "L", VACATED BY RESOLUTION RECORDED IN OFFICIAL RECORDS BOOK 886, PAGE 555, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA. LESS THAT PORTION OF THE FLORIDA DEPARTMENT OF TRANSPORTATION, PARCEL 115, AS RECORDED IN OFFICIAL RECORDS BOOK 2971, PAGE 157, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA ALONG THE NORTH SIDE THEREOF. ALSO LESS ROAD RIGHT OF WAY FOR U.S. HIGHWAY 301.

ALL BEING SITUATED IN SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA.

SECTION 2. All of the above described annexed property shall be liable for its proportionate share of the future and existing indebtedness of the City of Wildwood.

SECTION 3. All of the above described annexed property shall be subject to the laws and ordinance of the City of Wildwood as if this territory had been a part of the City of Wildwood at the time of passage and approval of said laws and ordinances.

SECTION 4. Until such time as the City amends its comprehensive plan, the current Sumter County zoning classification and future land use regulations will remain in full force and effect.

SECTION 5. Section 1-14 of the City of Wildwood Code of Ordinances is hereby amended to include the legal description of the annexed parcel pursuant to this Ordinance. The location map identifying the property to be annexed are attached hereto as “Exhibit A” and incorporated herein by reference.

SECTION 6. If any portion of this Ordinance is declared invalid for any purpose, the remaining portion shall remain valid and in full force and effect

SECTION 7. This Ordinance shall take effect upon final approval by the City Commission.

SECTION 8. SCRIVENER’S ERROR. The city attorney may correct scrivener’s errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this ____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

First Reading: _____

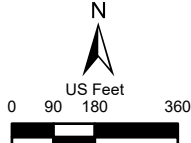
Second Reading: _____

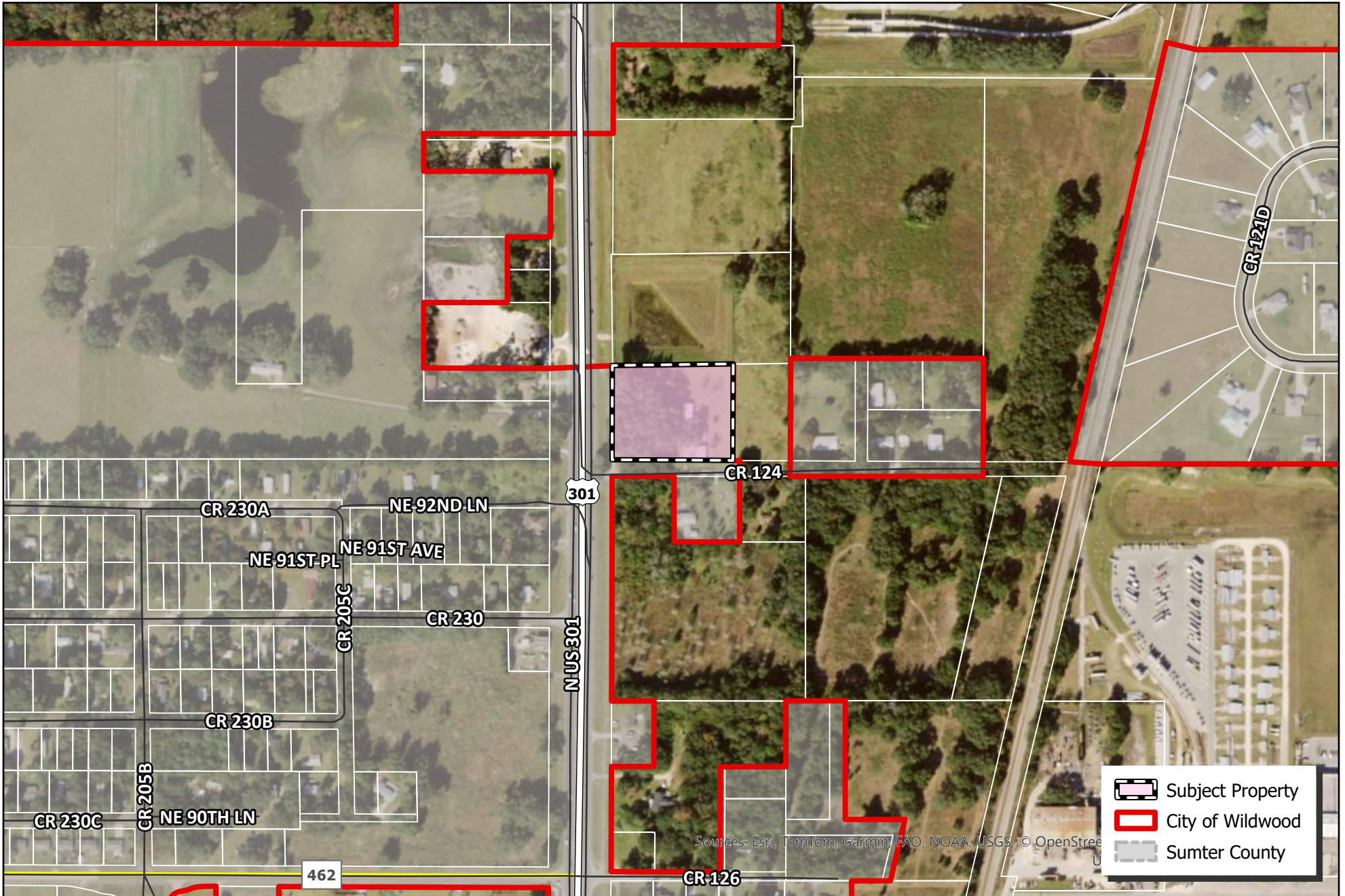
Approved as to form:

City Attorney

EXHIBIT A



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov		PJ #A25-0567		MAP 1A
			SON LIFE LAWN & LANDSCAPING INC		LOCATION
			PARCEL D29A022		MAP
					MAR 2025



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 0.00 0.01 0.03 0.04 0.06 Miles	PJ #A25-0567		MAP 1B
	SON LIFE LAWN & LANDSCAPING INC		LOCATION		
	PARCEL D29A022		MAP		
					MAR 2025



Business Impact Estimate

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference: O2025-15

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.



City of Wildwood, Florida
PUBLIC NOTICE
Development Services Department
www.wildwood-fl.gov

March 26, 2025

CHARLOTTE PIPE & FOUNDRY COMPA
PO BOX 1339
MONROE, NC 28111

Your Parcel Number(s): D29A001

RECEIVED

APR 07 2025

City Of Wildwood
Development Services Dept

THIS LETTER IS TO INFORM YOU OF A PUBLIC HEARING FOR A PROPERTY NEXT TO YOURS.

NO CHANGES WILL BE MADE TO YOUR PROPERTY.

TO: Property owners in the vicinity of a property which is being considered by the City Commission for annexation.

APPLICANT: Son Life Lawn & Landscaping, Inc.
OWNERS: Christopher B. Williams & Tracey B. Williams
CASE NUMBER: A25-0567
PARCEL NUMBER: D29A022

The subject property is generally located at the northeast corner of N US 301 and CR 124 intersection.

A first hearing before the City Commission will be held in the City Hall Commission Chamber, 100 North Main Street, Wildwood, FL on **Monday, April 14, 2025, at 9:00 a.m.** and a final reading to be held on **Monday, April 28, 2025, at 7:00p.m.**

O2025-15 proposes a voluntary annexation of the above listed parcel.

Written comments submitted will be heard. Hearings may be continued from time to time as found necessary. Please return this form to: City of Wildwood, Development Services Department, 100 N. Main Street, Wildwood, FL 34785. Questions should be directed to the Development Services Department at (352) 330-1334.

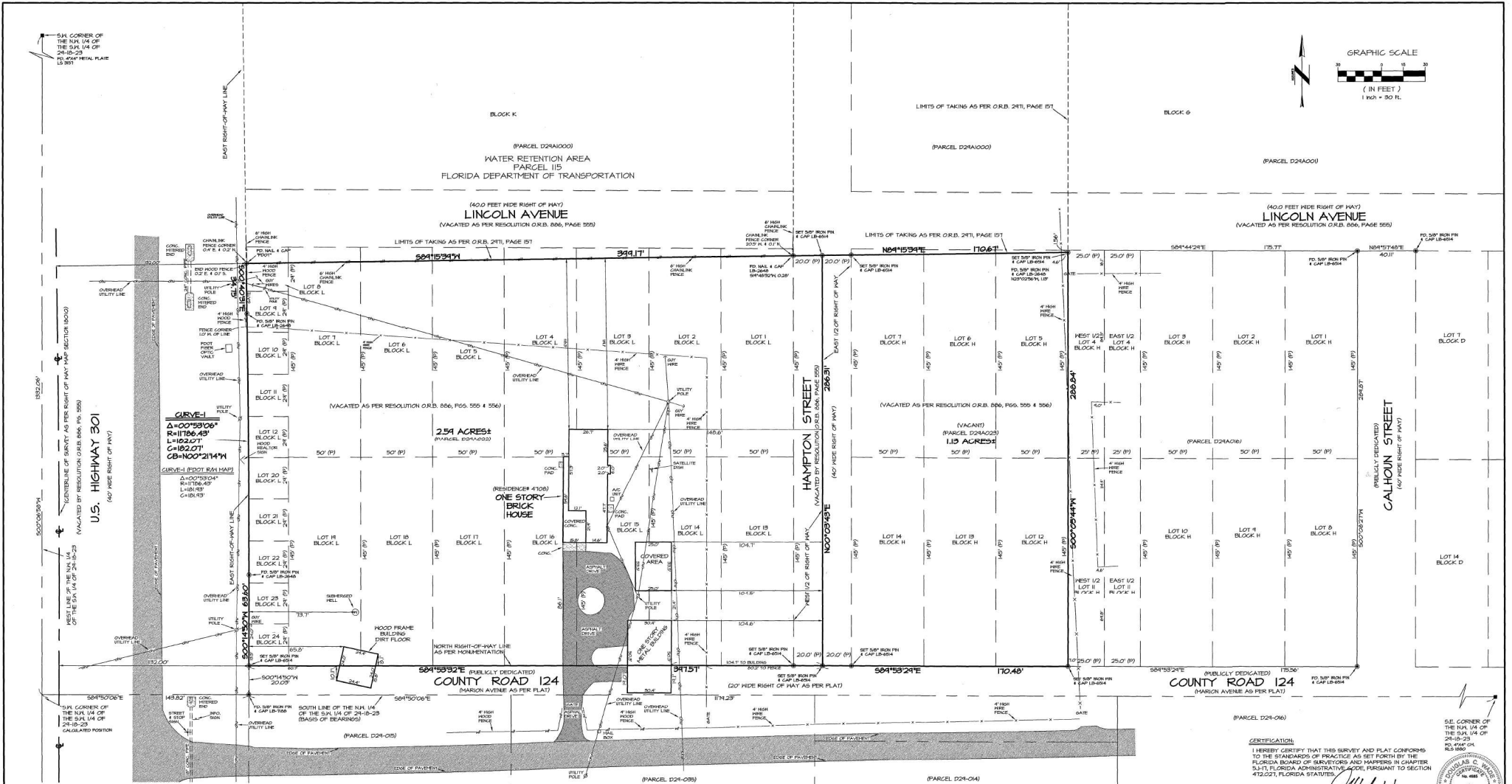
The proposed Ordinance may be inspected by the public at the Development Services Department, Wildwood City Hall, between the hours of 8:00 a.m. to 5:00 p.m. weekdays.

APPEAL: NECESSITY OF RECORD. In order to appeal the Commission's decision in this matter, a verbatim record of the proceedings is required. The City Commission and the City of Wildwood assume no responsibility for furnishing said record.

☒ I support this request.

☐ I do not object to this request.

☐ I do not support this request for the following reason(s) _____



NOTES:

- 1) BEARINGS ARE BASED ON THE SOUTH LINE OF THE N.W. 1/4 OF SECTION 24, TOWNSHIP 18 SOUTH, RANGE 29 EAST, AS BEING S. 89°50'00" E. 102.07'.
- 2) UNDERGROUND IMPROVEMENTS, IF ANY, WERE NOT LOCATED.
- 3) INTERIOR IMPROVEMENTS, IF ANY, ARE SHOWN.
- 4) LANDS SHOWN HEREIN WERE NOT ABSTRACTED FOR RIGHTS OF WAY. EASEMENTS, OWNERSHIP OR ANY OTHER INSTRUMENT OF RECORD BY THIS FIRM.
- 5) CERTIFICATION LIMITED TO PARTIES NAMED HEREON.
- 6) THE LANDS SHOWN HEREON APPEAR TO BE WITHIN A ZONE "X" AREA AS PER THE NATIONAL FLOOD INSURANCE PROGRAMS FLOOD INSURANCE RATE MAP (FIRM) PANEL 08B OF 140, COMMUNITY PANEL NUMBER 121000000, EFFECTIVE DATE: SEPTEMBER 21, 2018.
- 7) THE SURVEY MAP AND REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE ORIGINAL OR ELECTRONIC SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER, THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY THE SURVEYOR RESOURCES HEREON.
- 8) ALL MEASUREMENTS SHOWN HEREON ARE BASED ON MULTIPLE FIELD MEASUREMENTS, INDEPENDENTLY VERIFIED AND MEET OR EXCEED THE ACCURACY REQUIRED FOR THE TYPE AND INTENDED USE OF THIS SURVEY.

ABBREVIATIONS:

- N = NORTH
- S = SOUTH
- E = EAST
- W = WEST
- FOOT = FOOT
- ORL = OFFICIAL RECORDS BOOK
- LP = LICENSED BUSINESS
- RLS = REGISTERED LAND SURVEYOR
- C = CENTERLINE
- Δ = DELTA
- R = RADIUS
- L = LENGTH
- C = CHORD
- CH = CHORD BEARING
- CONC. = CONCRETE
- CM = CONCRETE MASONRY
- AC = ACRE
- INFO = INFORMATION
- ROW = RIGHT-OF-WAY
- PSS = PAGES

DESCRIPTION, PARCEL D24A022

LOTS 1 THROUGH 24, BLOCK "L", MARLBORO GARDENS, AS RECORDED IN PLAT BOOK 1, PAGE 100 IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, THE WEST ONE-HALF OF HAMPTON STREET ADJACENT TO LOTS 1 AND 15, BLOCK "L", VACATED BY RESOLUTION RECORDED IN OFFICIAL RECORDS BOOK 886, PAGE 555, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, LESS THAT PORTION OF THE FLORIDA DEPARTMENT OF TRANSPORTATION, PARCEL 115, AS RECORDED IN OFFICIAL RECORDS BOOK 241, PAGE 151, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA ALONG THE NORTH SIDE THEREOF, ALSO LESS ROAD RIGHT OF WAY FOR U.S. HIGHWAY 301.

ALL BEING SITUATED IN SECTION 24, TOWNSHIP 18 SOUTH, RANGE 29 EAST, SUMTER COUNTY, FLORIDA.

DESCRIPTION, PARCEL D24A023

LOTS 5, 6, 7, 12, 13 AND 14, BLOCK "H", MARLBORO GARDENS, AS RECORDED IN PLAT BOOK 1, PAGE 100 IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, THE EAST ONE-HALF OF HAMPTON STREET ADJACENT TO LOTS 1 AND 15, BLOCK "L", VACATED BY RESOLUTION RECORDED IN OFFICIAL RECORDS BOOK 886, PAGE 555, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, LESS THAT PORTION OF THE FLORIDA DEPARTMENT OF TRANSPORTATION, PARCEL 115, AS RECORDED IN OFFICIAL RECORDS BOOK 241, PAGE 151, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA ON THE NORTH SIDE THEREOF.

ALL BEING SITUATED IN SECTION 24, TOWNSHIP 18 SOUTH, RANGE 29 EAST, SUMTER COUNTY, FLORIDA.

CERTIFICATION

I HEREBY CERTIFY THAT THIS SURVEY AND PLAT CONFORMS TO THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF SURVEYORS AND MAPPERS IN CHAPTER 11, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.021, FLORIDA STATUTES.

Carl W. Glines
CARL W. GLINES
DOUGLAS G. HADE
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA CERTIFICATE NO. 4685



REVISION: REVISED CERTIFICATIONS
BY: D.G.H. 02/12/23
REVISION: REVISED BOUNDARY & DESCRIPTION
FOR PARCEL D24A023.
BY: D.G.H. 02/12/23

BOUNDARY SURVEY
Certified to:
SON LIFE LAWN & LANDSCAPING, INC.
CITIZENS FIRST BANK,
HUNT LAWN FIRM, P.A.

ESTABLISHED 1982
WSI
WADE SURVEYING, INC.
18-4834

1608 TRACY AVENUE
LADY LAKE, FLORIDA 33559

DATE OF FIELD WORK
02/09/24
2271 / 21-31
25-04-10
25-04-10
26-04-24
26-04-24
26-04-24
26-04-24
26-04-24
26-04-24

OLD REPUBLIC NATIONAL TITLE
INSURANCE COMPANY
A PORTION OF BLOCK "L" & BLOCK "H"
& HAMPTON STREET, MARLBORO GARDENS,
PLAT BOOK 1, PAGE 100,
SUMTER COUNTY, FLORIDA.

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: A25-0833 Sunkool Office Annexation

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

The applicant/owner, Absolute of Sumter County, LLC, has submitted a voluntary annexation application for parcels D29-003, D29-031, and D29-050. The property to be annexed totals 5.60 acres MOL and is generally located at the southeast corner of N US 301 and CR 222/CR 114 intersection.

Annexation into the City is appropriate because the property is contiguous to the City limits and is within the City's Joint Planning Area with Sumter County, which allows for voluntary annexations within the planning area that would otherwise not be permissible under statute due to the creation of a "pocket" or "enclave."

The capacity of the wastewater treatment plant and the utility lines to service the property will need to be confirmed. The City's wastewater treatment plant has a current permitted capacity of 3.55 million gallons per day (MGD). Through a variety of analysis and forecasts, the City has determined it will be close to reaching its system wastewater capacity in or around 2026. The City has initiated the wastewater treatment plant expansion and construction is underway. While certain milestones have been set to work towards a completion date of 2027, the actual completion date of the wastewater treatment plant expansion has not been established. Therefore, capacity cannot be guaranteed until substantial completion and occupancy of the wastewater treatment plant at its expanded, city-wide capacity of 5.5 MGD has been achieved.

Staff will not be supporting any increases in density or intensity at the comprehensive plan amendment (land use) and rezoning applications.



Amanda Bondi
Planner II, Development Services
April 4, 2025

ORDINANCE NO. O2025-16

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROVIDING FOR THE VOLUNTARY ANNEXATION OF CERTAIN REAL PROPERTY CONSISTING OF APPROXIMATELY 5.60 ACRES LOCATED AT THE SOUTHEAST CORNER OF N US 301 AND CR 222/ CR 114 INTERSECTION, IN SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST; WHICH IS CONTIGUOUS TO THE CITY OF WILDWOOD LIMITS AND LOCATED IN THE CITY'S JOINT PLANNING AREA ; PROVIDING THAT SECTION 1-14 OF THE CITY OF WILDWOOD CODE OF ORDINANCES IS AMENDED TO INCLUDE THE ANNEXED PROPERTY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. Based upon the petition of the owner of the following described real property, which is approximately located at the southeast corner of N US 301 and CR 222/ CR 114 intersection, to be annexed into the City, the property is hereby annexed into the City of Wildwood pursuant to Sections 171.044 and 171.204, Florida Statutes. The City Commission finds that the property is contiguous to the City of Wildwood; is located within the City's Joint Planning Area with Sumter County; and meets all legal requirements for annexation. The annexed property lying in Sumter County, Florida, owned by Absolute of Sumter County, LLC, is more particularly described as follows:

D29-003, D29-031, & D29-050
Absolute of Sumter County, LLC
5.60 +/-

LEGAL DESCRIPTION

PARCEL NUMBER: D29-003

THAT PORTION OF THE NW 1/4 OF SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

FROM THE NORTHWEST CORNER OF SAID SECTION 29, RUN SOUTH 89°47'30" EAST ALONG THE NORTH LINE OF THE NW 1/4 OF SECTION 29, A DISTANCE OF 62.69 FEET, MORE OR LESS, TO THE INTERSECTION WITH THE EASTERLY RIGHT-OF-WAY

LINE OF U.S. HIGHWAY NO. 301; THENCE DEPARTING SAID NORTH LINE RUN SOUTH 00°18'51" EAST ALONG SAID RIGHT-OF-WAY 9.40 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE COUNTY ROAD NO. 114 (LAKE MIONA ROAD); THENCE CONTINUE SOUTH 00°18'51" EAST ALONG SAID RIGHT OF WAY 165.00 FEET TO THE POINT OF BEGINNING; THENCE DEPARTING SAID EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 301, RUN SOUTH 89°47'30" EAST PARALLEL WITH SAID SOUTHERLY RIGHT-OF-WAY OF COUNTY ROAD NO. 114 AND ALONG THE SOUTH LINES OF THE LANDS DESCRIBED IN O.R. BOOK 314, PAGE 158 AND O.R. BOOK 564, PAGE 88, A DISTANCE OF 387.59 FEET TO A POINT ON THE EASTERLY LINE OF A PARCEL OF LAND DESCRIBED IN O.R. BOOK 124, PAGE 548, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE SOUTH 00°20'20" EAST ALONG SAID LINE 341.00 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE SOUTH 88°20'43" WEST ALONG THE NORTH LINE, AND ITS EASTERLY EXTENSION OF A PARCEL OF LAND DESCRIBED IN O.R. BOOK 124, PAGE 549, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, A DISTANCE OF 387.64 FEET TO A POINT THAT IS SOUTH 00°20'42" EAST 528.00 FEET AND SOUTH 89°47'30" EAST 62.53 FEET FROM THE ABOVE MENTIONED NORTHWEST CORNER OF SECTION 29, SAID POINT ALSO BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 301; THENCE RUN NORTH 00°18'51" WEST ALONG SAID LINE 353.61 FEET TO THE POINT OF BEGINNING. LESS THAT PORTION OF ROAD RIGHT-OF-WAY FOR U.S. HIGHWAY NO. 301, AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION, RIGHT OF WAY MAP, SECTION 18010, F.P. ID. 411257-3, SHEET 14 OF 25, PARCEL NO. 117, AND DESCRIBED IN O.R. BOOK 2054, PAGE 570, IN THE PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA.

PARCEL NUMBER: D29-031

FROM THE NORTHWEST CORNER OF SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, RUN SOUTH 0° 20' 43" EAST FOR 528.0 FEET, THENCE SOUTH 89° 47' 30" EAST TO A CONCRETE MONUMENT, 62.53 FEET, LOCATED ON THE EAST RIGHT OF WAY OF U. S. HIGHWAY NO. 301 AND THE POINT OF BEGINNING OF THIS DESCRIPTION; FROM SAID POINT OF BEGINNING, RUN NORTH 88° 24' 50" EAST 387.64 FEET, THENCE NORTH 0° 20' 20" WEST 270.72 FEET, THENCE SOUTH 87° 39' 50" EAST 127.48 FEET, THENCE SOUTH 01° 20' 10" WEST 393.14 FEET, THENCE SOUTH 89° 32' 10" WEST 84.00 FEET, THENCE SOUTH 02° 18' 34" EAST 86.13 FEET, THENCE NORTH 89° 40' 10" WEST 423.29 FEET TO THE EASTERLY RIGHT OF WAY OF U. S. HIGHWAY 301, THENCE NORTH 0° 15' 10" WEST ALONG SAID EASTERLY RIGHT OF WAY 201.20 FEET TO THE POINT OF BEGINNING. SUBJECT TO A 10.0 FT. POWER LINE EASEMENT, LOCATED ABOUT 600 FT. SOUTH FROM LAKE MIONA HEIGHTS ROAD.

LESS AND EXCEPT THOSE LANDS AS CONVEYED IN OFFICIAL RECORDS BOOK 2061, PAGES 546 AND 553, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A RAILROAD SPIKE WITHOUT IDENTIFICATION MARKING THE NORTHEAST CORNER OF NW 1/4 OF SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; THENCE RUN NORTH 89°42'49" WEST ALONG THE NORTH LINE OF SAID NW 1/4 A DISTANCE OF 2643.86 FEET TO A POINT ON THE CENTERLINE OF SURVEY OF STATE ROAD 35 (U.S. 301) AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP, SECTION 18010, F.P. 411257 3; THENCE DEPARTING SAID NORTH LINE SOUTH 00°28'36" EAST ALONG SAID SURVEY LINE 346.21 FEET; THENCE CONTINUING ALONG SAID SURVEY LINE SOUTH 00°08'06" WEST 391.64 FEET TO A POINT ON THE WESTERLY PROJECTION OF THE SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1008, PAGE 327, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE DEPARTING SAID SURVEY LINE SOUTH 89°34'49" EAST ALONG SAID PROJECTION LINE 50.39 FEET TO A POINT ON THE EASTERLY EXISTING RIGHT OF WAY LINE OF SAID STATE ROAD 35 (U.S. 301) AS SHOWN ON SAID RIGHT OF WAY MAP FOR THE POINT OF BEGINNING; THENCE NORTH 00°01'28" EAST ALONG SAID RIGHT OF WAY LINE 201.04 FEET TO A POINT ON THE NORTH LINE OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1008, PAGE 327; THENCE NORTH 88°32'19" EAST ALONG SAID NORTH LINE 82.03 FEET; THENCE DEPARTING SAID NORTH LINE, SOUTH 00°08'06" WEST PARALLEL WITH SAID SURVEY LINE 203.73 FEET TO A POINT ON SAID SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1008, PAGE 327, ALSO BEING A POINT ON THE EXISTING RIGHT OF WAY LINE OF SAID STATE ROAD 35 (U.S. 301); THENCE NORTH 89°34'49" WEST ALONG SAID SOUTH LINE AND SAID EXISTING RIGHT OF WAY LINE 81.61 FEET TO THE POINT OF BEGINNING.

PARCEL NUMBER: D29-050

FROM THE NW CORNER OF SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; THENCE PROCEED EASTERLY ALONG THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 29 TO THE EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY #301, SAID EASTERLY RIGHT-OF-WAY 50.00 FEET MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID U.S. HIGHWAY #301; THENCE SOUTHERLY AND ALONG SAID EASTERLY RIGHT-OF-WAY 9.4 FEET, MORE OR LESS, TO THE SOUTHERLY RIGHT-OF-WAY OF COUNTY ROAD #114 (LAKE MIONA ROAD) FOR A POINT OF BEGINNING; THENCE CONTINUE SOUTHERLY ALONG SAID EASTERLY RIGHT-OF-WAY A DISTANCE OF 165.00 FEET; THENCE EASTERLY AND PARALLEL TO SAID SOUTHERLY RIGHT-OF-WAY OF COUNTY ROAD #114 (LAKE MIONA ROAD) A DISTANCE OF 225.00 FEET; THENCE NORTHERLY AND PARALLEL TO SAID EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY #301 A DISTANCE OF 165.00 FEET TO A POINT ON SAID SOUTHERLY RIGHT-OF-WAY OF COUNTY ROAD #114 (LAKE MIONA

ROAD) SAID POINT BEING 9.4 FEET, MORE OR LESS, MEASURED AT RIGHT ANGLES FROM SAID NORTH LINE OF THE NW 1/4 OF SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST; THENCE WESTERLY ALONG THE SOUTHERLY RIGHT-OF-WAY OF SAID COUNTY ROAD #114 (LAKE MIONA ROAD) A DISTANCE OF 225.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT PORTION TAKEN FOR RIGHT OF WAY DESCRIBED AS FOLLOWS:

COMMENCE AT A RAILROAD SPIKE WITHOUT IDENTIFICATION MARKING THE NORTHEAST CORNER OF NW 1/4 OF SECTION 29, TOWNSHIP 18 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; THENCE RUN NORTH 89°42'49" WEST ALONG THE NORTH LINE OF SAID NW 1/4 A DISTANCE OF 2643.86 FEET TO A POINT ON THE CENTERLINE OF SURVEY OF STATE ROAD 35 (U.S. 301) AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP, SECTION 18010, F.P. 411257 3; THENCE DEPARTING SAID NORTH LINE SOUTH 00°28'36" EAST ALONG SAID SURVEY LINE 9.24 FEET TO A POINT ON THE WESTERLY PROJECTION OF THE SOUTH LINE OF MIONA LAKE DRIVE AS DESCRIBED IN OFFICIAL RECORDS BOOK 752, PAGE 155, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE DEPARTING SAID SURVEY LINE SOUTH 89°42'49" EAST ALONG SAID PROJECTION 50.00 FEET TO A POINT ON THE EASTERLY EXISTING RIGHT OF WAY LINE OF SAID STATE ROAD 35 (U.S. 301) AS SHOWN ON SAID RIGHT OF WAY MAP FOR THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89°42'49" EAST ALONG SAID SOUTH LINE OF MIONA LAKE DRIVE 82.01 FEET; THENCE DEPARTING SAID SOUTH LINE, SOUTH 00°28'36" EAST 165.02 FEET TO THE SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 752, PAGE 155. SAID PUBLIC RECORDS; THENCE NORTH 89°42'49" WEST ALONG SAID SOUTH LINE 82.01 FEET TO A POINT ON SAID EASTERLY EXISTING RIGHT OF WAY LINE OF STATE ROAD 35 (U.S. 301); THENCE NORTH 00°28'36" WEST ALONG SAID RIGHT OF WAY LINE 165.02 FEET TO THE POINT OF BEGINNING. NEITHER THE GRANTOR NOR GRANTOR'S SPOUSE, NOR ANYONE DEPENDENT UPON SAID GRANTOR, RESIDES ON THE ABOVE DESCRIBED PROPERTY, AND THE SAME DOES NOT CONSTITUTE THE HOMESTEAD OF SAID GRANTOR AS THE SAME IS DEFINED BY THE LAWS AND THE CONSTITUTION OF THE STATE OF FLORIDA. SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD, IF ANY, BUT THIS INSTRUMENT SHALL NOT OPERATE TO REIMPOSE THE SAME

SECTION 2. All of the above described annexed property shall be liable for its proportionate share of the future and existing indebtedness of the City of Wildwood.

SECTION 3. All of the above described annexed property shall be subject to the laws and ordinance of the City of Wildwood as if this territory had been a part of the City of Wildwood at the time of passage and approval of said laws and ordinances.

SECTION 4. Until such time as the City amends its comprehensive plan, the current Sumter County zoning classification and future land use regulations will remain in full force and effect.

SECTION 5. Section 1-14 of the City of Wildwood Code of Ordinances is hereby amended to include the legal description of the annexed parcel pursuant to this Ordinance. The location map identifying the property to be annexed are attached hereto as “Exhibit A” and incorporated herein by reference.

SECTION 6. If any portion of this Ordinance is declared invalid for any purpose, the remaining portion shall remain valid and in full force and effect

SECTION 7. This Ordinance shall take effect upon final approval by the City Commission.

SECTION 8. SCRIVENER’S ERROR. The city attorney may correct scrivener’s errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this ____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

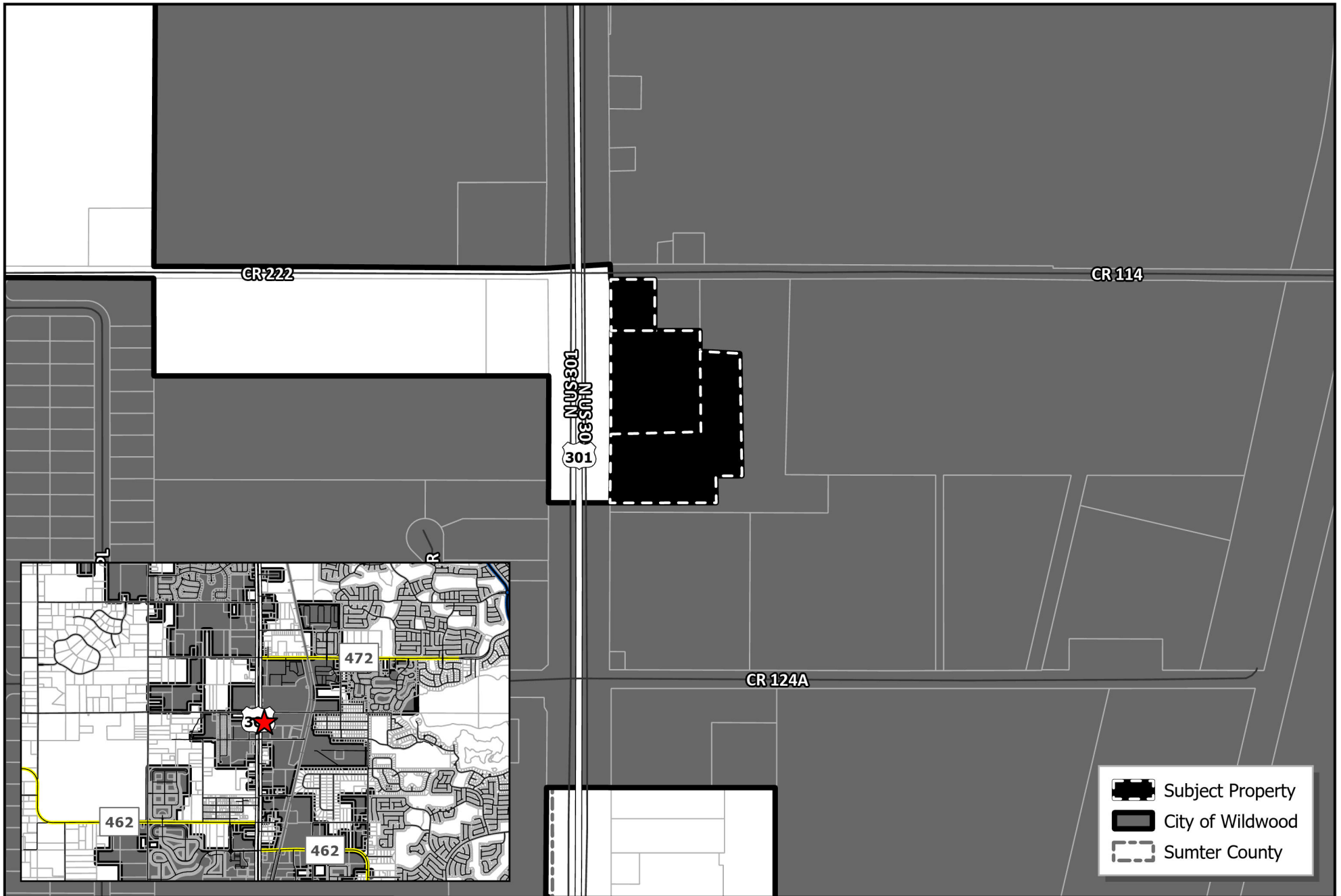
First Reading: _____

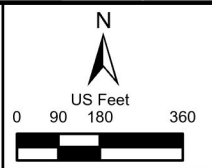
Second Reading: _____

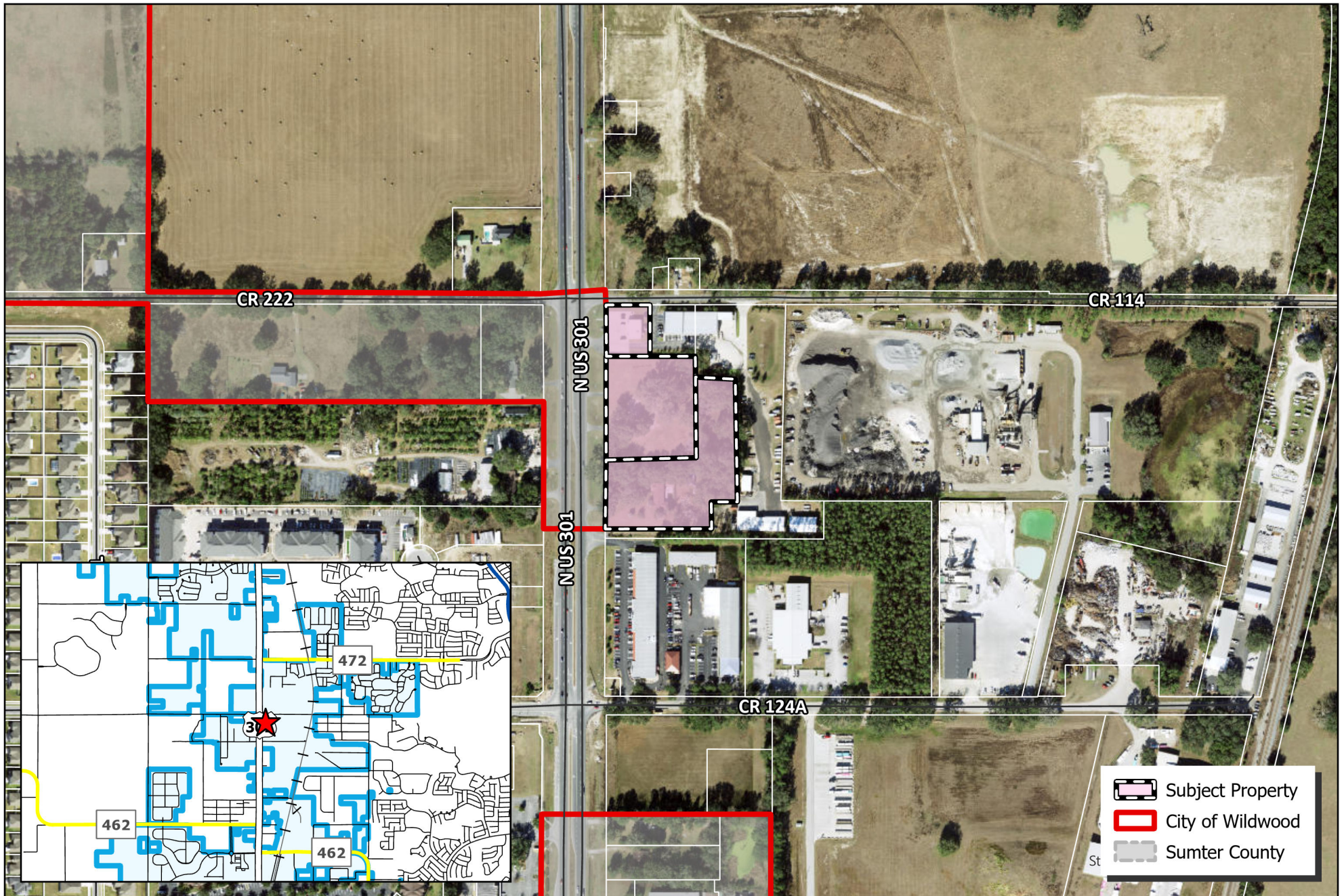
Approved as to form:

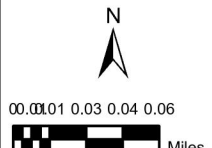
City Attorney

EXHIBIT A



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 US Feet 0 90 180 360	PJ #A25-0833 SUNKOOL OFFICE PARCELS D29-003, D29-031 & D29-050	MAP 1A LOCATION MAP MAR 2025
---	--	---	--	--



 CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 00.00 0.01 0.03 0.04 0.06 Miles	PJ #A25-0833 SUNKOOL OFFICE PARCELS D29-003, D29-031 & D29-050	MAP 1B
			LOCATION MAP
			MAR 2025



Business Impact Estimate

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference: O2025-16

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.



INDEX	
SHEET	DESCRIPTION
1	COVER SHEET
2	BOUNDARY & TOPOGRAPHIC SURVEY

TREE LEGEND	
	BAY
	CAMPBELL
	CEDAR
	CHERRY
	CHINABERRY
	CITRUS
	CYPRESS
	DOGWOOD
	ELM
	GUM
	HACKBERRY
	HICKORY
	HOLLY
	LAUREL OAK
	LIVE OAK
	MAGNOLIA
	MAPLE
	MIMOSA
	MISCELLANEOUS
	OAK
	TURKEY OAK
	PALM
	PECAN
	PINE
	SYCAMORE
	WATER OAK



CLYMER FARNER BARTLEY, INC.

DATE: _____

PROJECT: _____

DATE: _____

CLIENT: _____

DATE: _____

OWNER: _____

DATE: _____

BOUNDARY & TOPOGRAPHIC SURVEY FOR CLYMER FARNER BARTLEY, INC.

SHEET 02 OF 02

Page 179 of 374

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: CP 2404-003 Johary Real Estate

REQUESTED ACTION: The Special Magistrate recommends approval.

CONTRACT: Vendor/Entity:
Effective Date: Termination Date:
Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Case Number	CP 2404-003 Johary Real Estate Services
Ordinance Number	O2025-8
Owner(s)	Johary Real Estate Services, LLC
Applicant(s)	C.F. Johary
Property Location	The subject property is located at 4176 Warm Springs Ave. Wildwood, FL 34785, approximately 900 feet east of the intersection of CR 515 and Warm Springs Ave, and approximately 230 feet east of the intersection of CR 513 and Warm Springs.
Parcel (s)	G29-008
Date	4/21/2025

The applicant is seeking Approval from the City Commission for a Small-Scale Comprehensive Plan Amendment to change the Future Land Use Map designation from Agriculture (Sumter County) to Commercial (City) for the parcel listed above on 2 acres MOL. This request is accompanied by a rezoning request RZ 2404-002 (O2025-9).

ANALYSIS:

The applicant believes the proposed amendment should be granted based on the following criteria found in Land Development Regulations (LDR) §1.7(D).

(1) Justification of the proposed amendment has been adequately presented:

The applicant has submitted justification to the City of Wildwood for the proposed request to change the Future Land Use from Agriculture (Sumter County) to Commercial (City), as supported in the 2050 Comprehensive Plan. The proposed land use amendment would allow

for the existing structure to be used as a commercial office, on 2 acres MOL. Policy 1.1.1.c is intended to support a mix of commercial and office uses.

(2) The proposed amendment is not inconsistent with the goals, objectives, and policies of the comprehensive plan;

The applicant finds the proposed amendment is not inconsistent with the goals, objectives, and policies of the comprehensive plan, with the proposed land use change from Agriculture (Sumter County) to Commercial (City). Policy 1.1.1.c. supports the proposed land use change, which is intended to accommodate a mix of commercial and office uses. The maximum intensity is 0.5 Floor Area Ratio (FAR) or 75% Impervious Surface Ratio (ISR), whichever number is less. The maximum FAR for the development is 43,560 square feet and the development is proposing to repurpose the existing 2,686 square foot building into a small office, which meets the criteria of the proposed land use.

(3) The proposed amendment should not be considered urban sprawl or exemplify an energy-inefficient land use pattern;

The applicant finds the amendment is not considered urban sprawl, and it does not exemplify an energy-inefficient land use pattern. The subject property is located along Warm Springs Ave. Potable water is available on the south side of Warm Springs Ave, however, sanitary sewer is not available to the subject parcel. The applicant has indicated that the existing septic system has the capacity to support the proposed small office use. When sanitary sewer is available to the subject parcel connection will be required. Policy 1.2.1 states "The City shall encourage growth and development in areas where public infrastructure, services, and utilities are already present or planned to be within 3 to 5 years. The surrounding land uses are Agriculture in the County with several single-family residences in the area. The Warm Springs Ave corridor is expected to see an increase in commercial uses. This land use change conforms with Objective 1.2 of the Comprehensive Plan by discouraging the proliferation of urban sprawl and promoting the efficient use of public infrastructure. The proposed development directly combats urban sprawl by focusing on maximizing existing space for compact development, providing a wider more efficient land use in the area.

(4) The proposed amendment will not have an adverse effect on environmentally sensitive systems;

The applicant finds the proposed amendment will not have an adverse effect on environmentally sensitive systems. An environmental survey was not required as the property had been previously developed.

(5) The proposed amendment will not adversely affect transportation, potable water, sewer, schools, or other public facilities without providing remedies to correct the system or facility;

Transportation: The property has access off of Warm Springs Ave. The applicant has applied for an exemption for the TIA submittal which was granted by Sumter County Public Works, due to the site producing less than 50 trips per day. In the event that the applicant proposes a medical/dental office, since it will produce more trips when compared to the small office building land use, a revised TIA will be required. The daily trips for a 2,304 sf medical/dental building would be 83, which is above the exemption limit of 50 daily trips.

Potable Water & Sewer: City potable water is available on the south side of Warm Springs Ave. City sewer is not available to the subject property. The proposed project will continue to use the existing septic system to service the new use of a small office. Based on the most

recent analysis of utility capacity, staff is unable to verify adequate wastewater treatment plant capacity for new applications which result in an increase in density or intensity. Policy 4.2.3., "The City shall ensure that adequate wastewater supplies and facilities are available to serve new development no later than the date on which the City anticipates issuing a certificate of occupancy."

Schools: The commercial development will not generate any school age children.

The applicant seeks approval from the City Commission of Ordinance Number O2025-8.

A handwritten signature in black ink, appearing to read 'MP', located below the text of the ordinance request.

McKenna Page
Planner I, Development Services

ORDINANCE NO. O2025-8

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROPOSING A SMALL-SCALE FUTURE LAND USE MAP AMENDMENT TO THE ADOPTED COMPREHENSIVE PLAN AND FUTURE LAND USE MAP IN ACCORDANCE WITH THE COMMUNITY PLANNING ACT OF 2011, AS AMENDED; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Wildwood, Florida, is proposing to amend the local Comprehensive Plan and Future Land Use Map of said City, to include a land use amendment described as follows, to-wit:

G29-008
JOHARY REAL ESTATE SERVICES LLC
2 +/-

LEGAL DESCRIPTION:

BEGIN AT THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 23 EAST, RUN EAST 210 FEET TO THE POINT OF BEGINNING, THENCE NORTH 210 FEET, EAST 210 FEET, SOUTH 210 FEET, WEST 210 FEET, LESS THE ROAD RIGHT-OF-WAY OF STATE ROAD NO. 468, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA. AND

BEGIN 210 FEET NORTH AND 210 FEET EAST OF THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 23 EAST, RUN NORTH 210 FEET, EAST 210 FEET, SOUTH 210 FEET, WEST 210 FEET TO THE POINT OF BEGINNING, SUMTER COUNTY, FLORIDA.

This property is to be reclassified from Agricultural (County) to Commercial (City).

AND WHEREAS, the City is proposing to amend the Future Land Use Map to include the future land use of property that shall pertain and be applicable to said amendment.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. The adopted local Comprehensive Plan and Future Land Use Map for the City of Wildwood, Florida, are hereby amended to include the above-referenced property and proposed land use amendment as indicated above. The amendment to the Future Land Use Map of the local comprehensive plan is attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 2. All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

SECTION 3. If any section, sentence, clause or phrase of this Ordinance is held to be invalid or unconstitutional by a Court or competent jurisdiction, then said holding shall in no way effect the validity of the remaining portions of said Ordinance.

SECTION 4. This Ordinance shall take effect 31 days after its final reading by the City Commission of the City of Wildwood.

SECTION 5. SCRIVENER'S ERROR. The city attorney may correct scrivener's errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this ____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

CITY COMMISSION

CITY OF WILDWOOD, FLORIDA

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

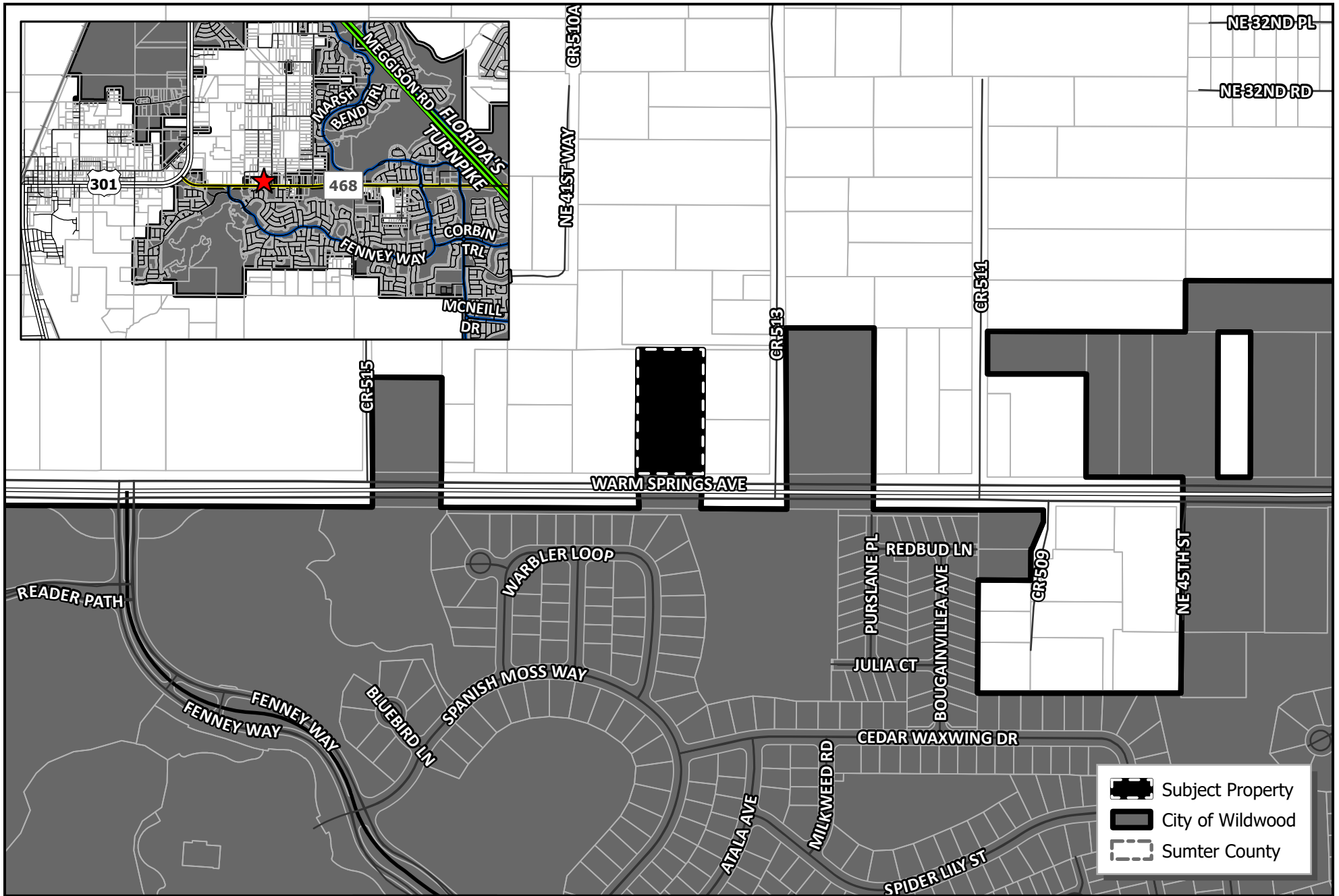
First Reading: _____

Second Reading: _____

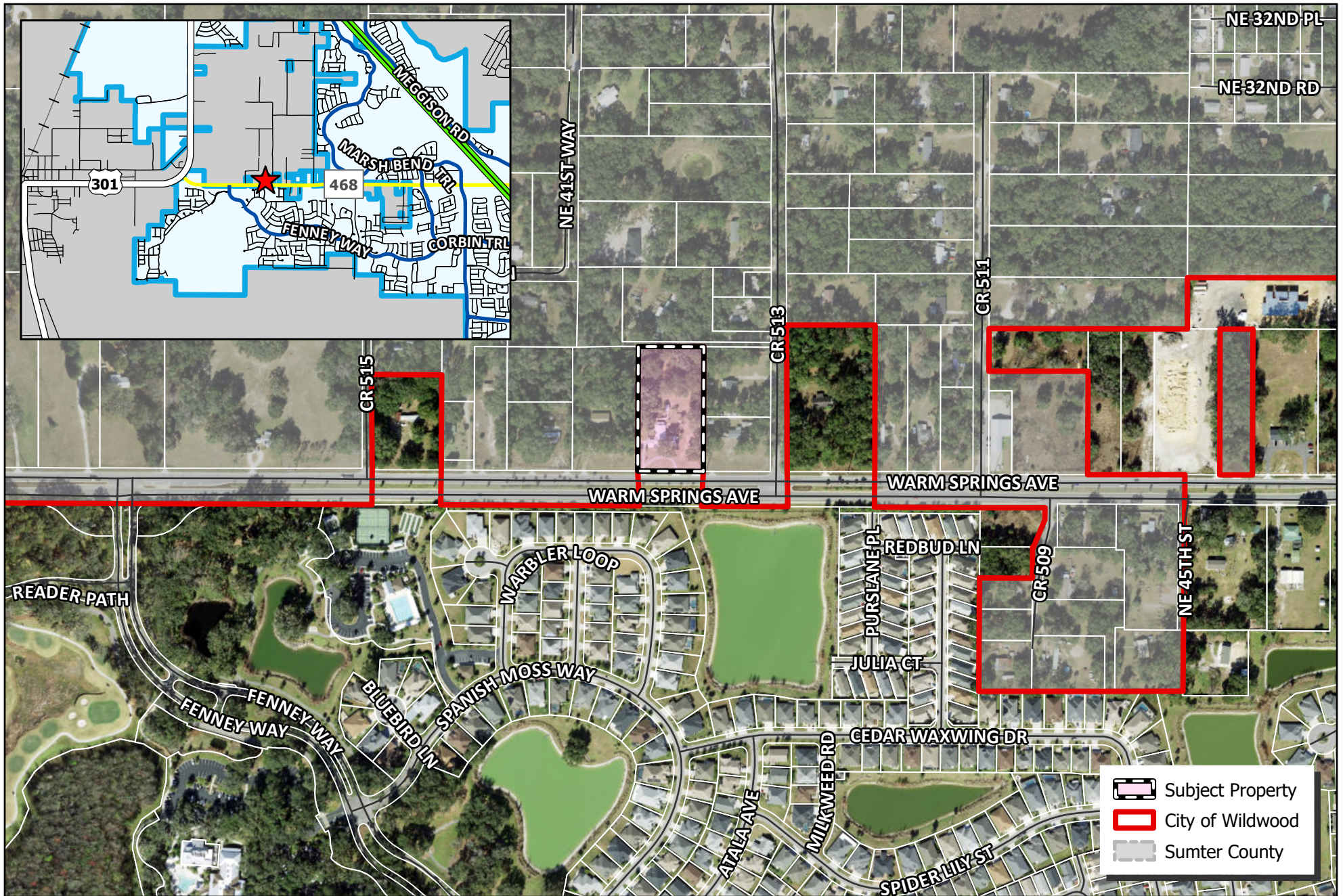
Approved as to form:

City Attorney

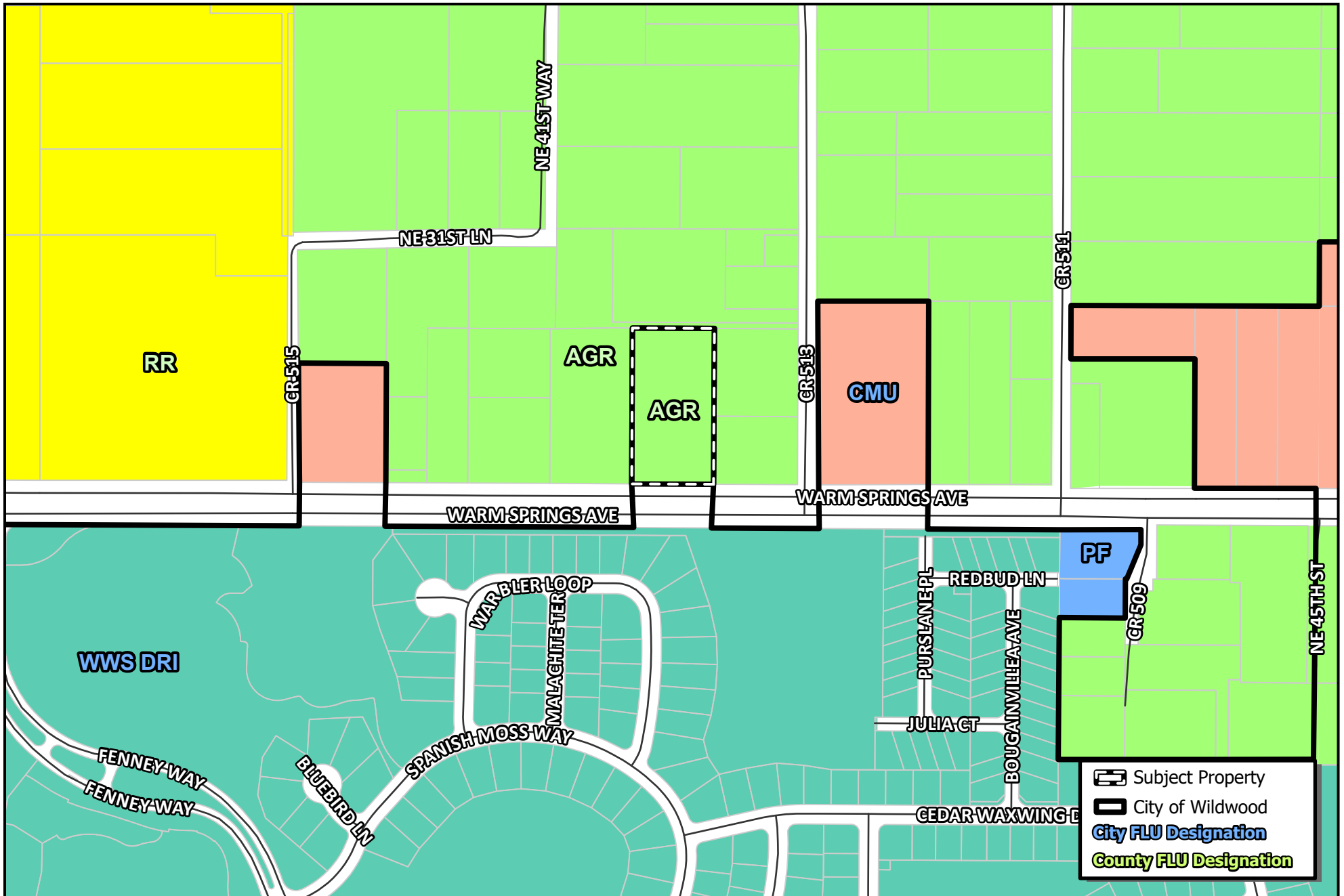
EXHIBIT A

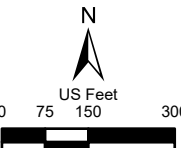


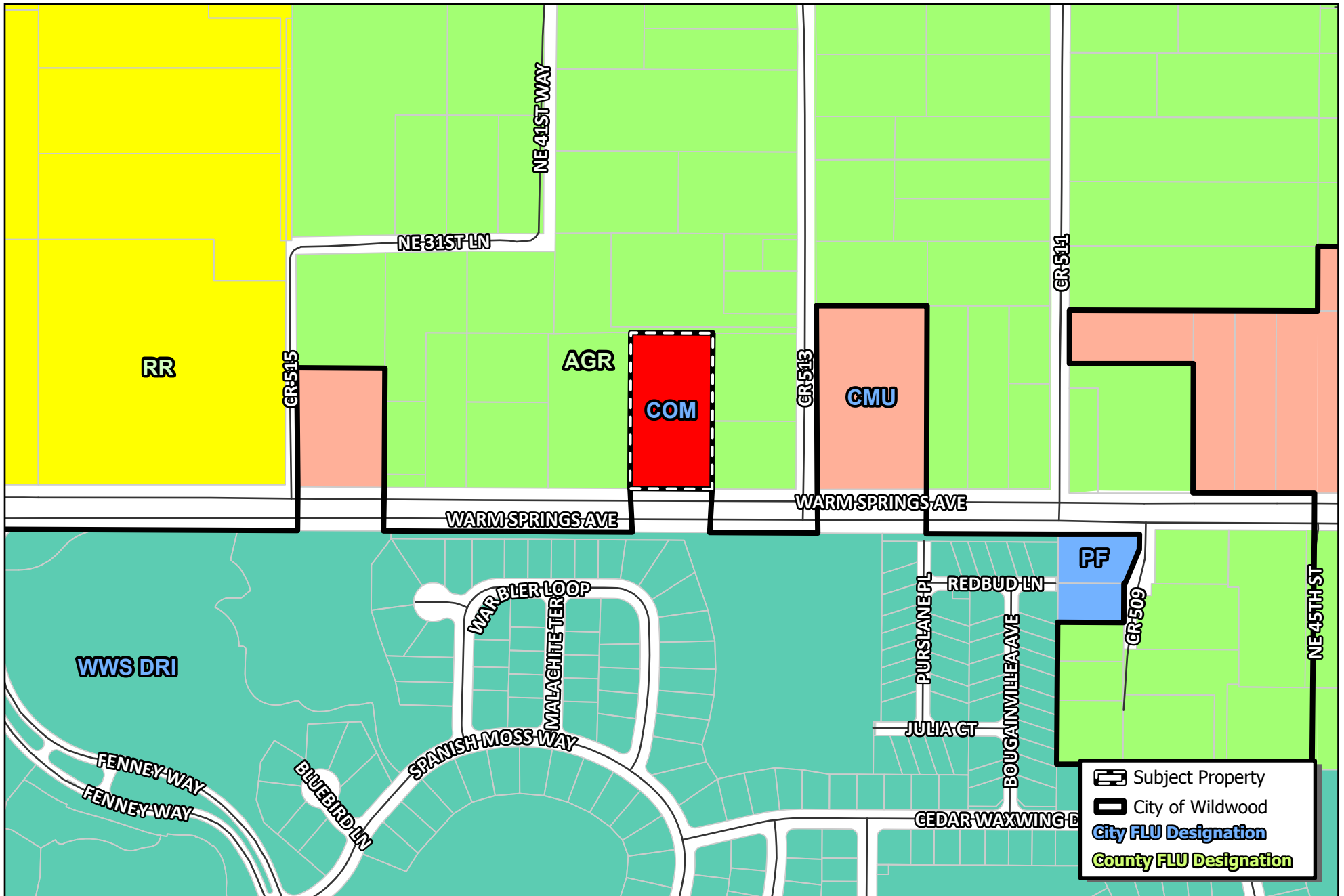
 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	N US Feet 0 90 180 360	CP 2404-003 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 1A LOCATION MAP MAR 2025
--	--	---	--	--

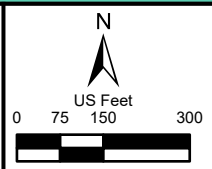


 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	N 0.00 0.01 0.03 0.04 0.06 Miles	CP 2404-003 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 1B LOCATION MAP MAR 2025
--	--	---	--	---



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 N US Feet 0 75 150 300	CP 2404-003 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 2A EXISTING LAND USE MAR 2025
---	---	---	---	--



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 0 75 150 300 US Feet	CP 2404-003 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 2B PROPOSED LAND USE MAR 2025
---	--	---	--	---



Business Impact Estimate

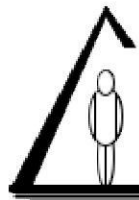
This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference: O2025-8

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.



Design / Build Specialists

SENATORE INC.

JAMES P. SENATORE, ARCHITECT • SENATORE CONSTRUCTION
Architect FL License No. AR0006808 • Certified Contractor FL License No. CB C060129

1317 Sumter Street, Leesburg, Florida 34748 • Phone 352.787.1121 Fax: (352) 728-8292

Mr. Matthew Tadlock
Sumter County Development Services
7375 Powell Road Suite 115
Wildwood, FL 34785



RE: **4176 Warm Springs Ave – Trip Generation Letter**

Dear Mr. Tadlock

This letter serves as a traffic statement to the above referenced project. Using the Institute of Transportation Engineer's (ITE) Trip Generation Manual, 11th Edition, and the land use code (LUC) for Small Office Building (LUC 712), the weekday daily, weekday AM peak hour, and weekday PM peak hour trip generation for the proposed 2,304 square foot building are estimated and summarized below:

Time Period	ITE Trip Generation Rate	Project Trips	Entering Trips	Exiting Trips
Weekday Daily	14.39 trips/1,000 SF	33	17	16
Weekday AM Peak Hour	1.67 trips/ 1,000 SF	4	3	1
Weekday PM Peak Hour	2.16 trips/ 1,000 SF	5	2	3

The project trips for each Time Period were calculated by multiplying the respective ITE Trip Generation Rate by the square footage of the building, divided by 1,000. Should you have any questions, please do not hesitate to ask.

Sincerely,

Senatore Inc.

Nicholas Brantley

Land Use: 712

Small Office Building

Description

A small office building is the same as a general office building (Land Use 710) but with less than or equal to 10,000 square feet of gross floor area. The building typically houses a single tenant. It is a location where affairs of a business, commercial or industrial organization, or professional person or firm are conducted. General office building (Land Use 710) is a related use.

Additional Data

Attorney office, mortgage company, financial advisor, insurance agency, home health care provider, and real estate company are examples of tenants included in the small office building database. The diversity of employer types results in a wide range in employee density in the database. Densities range from a high of 1,300 to a low of 240 square feet per employee with an overall average of nearly 600 square feet per employee (a value much larger than the average observed in a general office building study sites).

In addition to the significant difference in employee density, small office buildings tend to be dominated by a single tenant (or very few) that are more service-oriented than a typical general office building. The result is more frequent and regular visitors and higher trip generation rates.

The technical appendices provide supporting information on time-of-day distributions for this land use. The appendices can be accessed through either the ITETripGen web app or the trip generation resource page on the ITE website (<https://www.ite.org/technical-resources/topics/trip-and-parking-generation/>).

The sites were surveyed in the 1980s and the 2010s in Alberta (CAN), California, Texas, and Wisconsin.

Source Numbers

418, 890, 891, 959, 976

Small Office Building

(712)

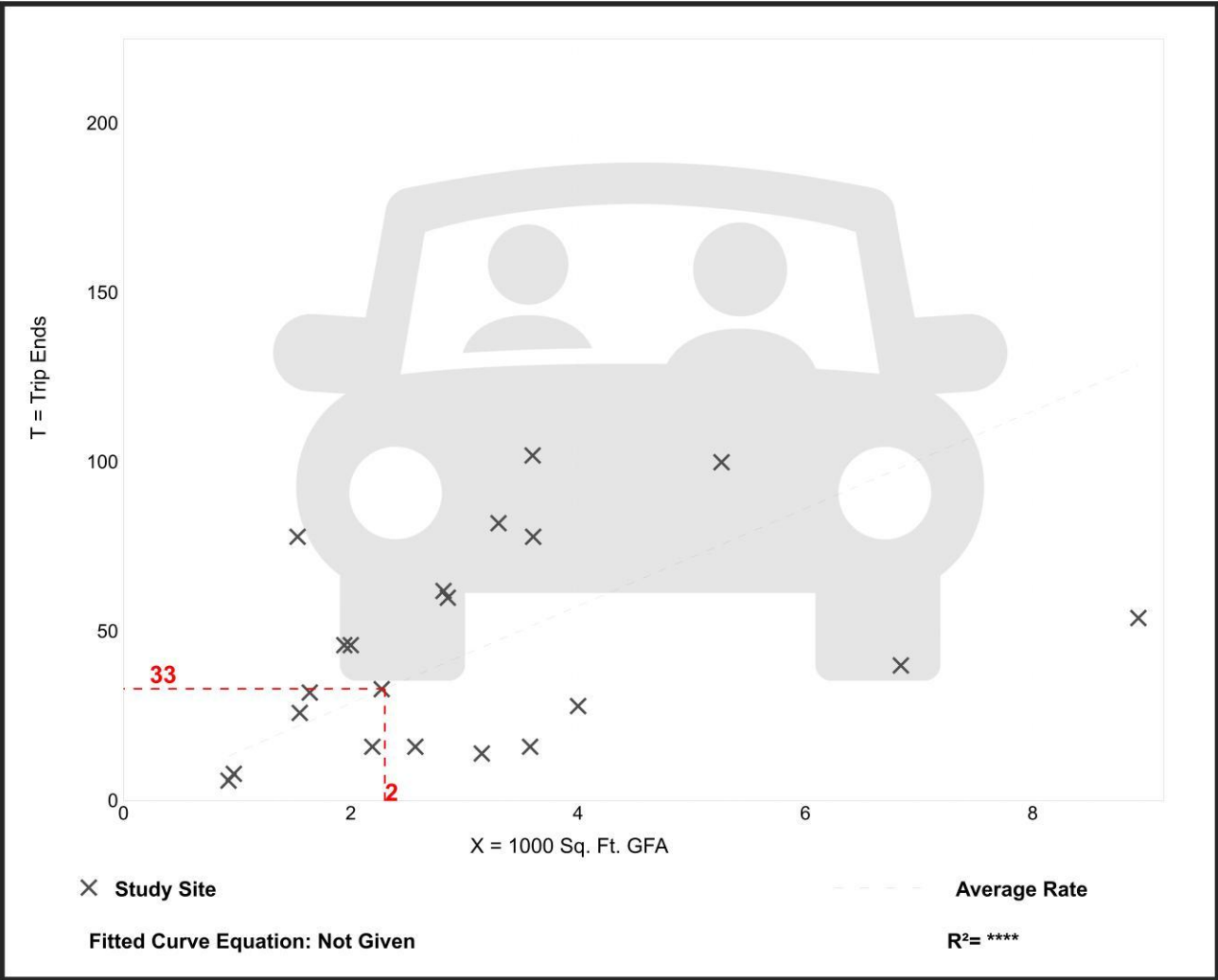
Vehicle Trip Ends vs: 1000 Sq. Ft. GFA
On a: Weekday

Setting/Location: General Urban/Suburban
Number of Studies: 21
Avg. 1000 Sq. Ft. GFA: 3
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

Average Rate	Range of Rates	Standard Deviation
14.39	4.44 - 50.91	10.16

Data Plot and Equation



Graph Look Up

QueryFilter

DATA SOURCE:
Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:
712

LAND USE GROUP:
(700-799) Office

LAND USE :
712 - Small Office Building

LAND USE SUBCATEGORY:
All Sites

SETTING/LOCATION:
General Urban/Suburban

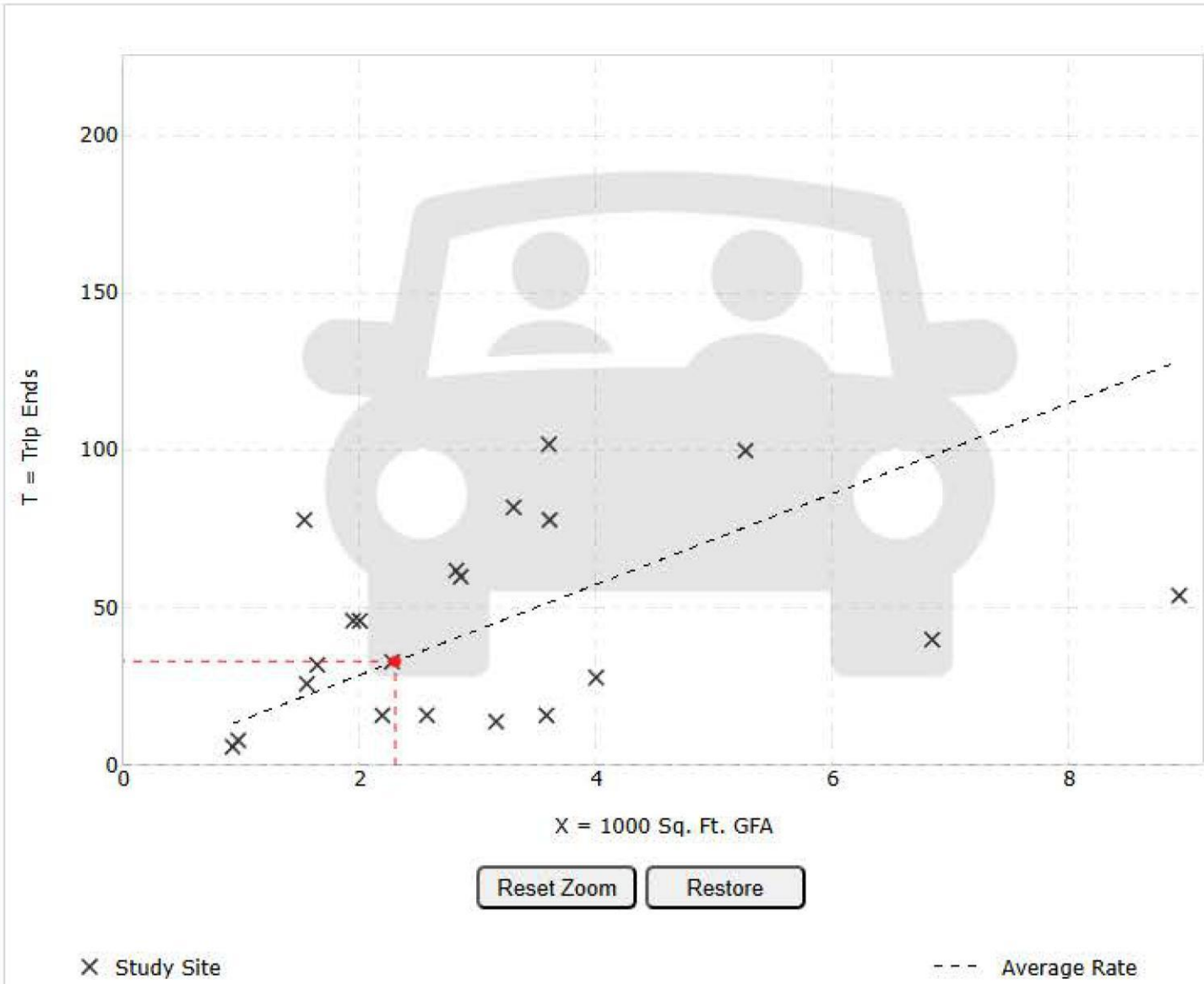
INDEPENDENT VARIABLE (IV):
1000 Sq. Ft. GFA

TIME PERIOD:
Weekday

TRIP TYPE:
Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:
2.3Calculate

Data Plot and Equation



DATA STATISTICS

Land Use:	Small Office Building (712) Click for Description
	Data Plots
Independent Variable:	1000 Sq. Ft. GFA
Time Period:	Weekday
Setting/Location:	General Urban/Suburban
Trip Type:	Vehicle
Number of Studies:	21
Avg. 1000 Sq. Ft. GFA:	3
Average Rate:	14.39
Range of Rates:	4.44 - 50.91
Standard Deviation:	10.16
Fitted Curve Equation:	Not Given
R ² :	****
Directional Distribution:	50% entering, 50% exiting
Calculated Trip Ends:	Average Rate: 33 (Total), 17 (Entry), 16 (Exit)

Small Office Building

(712)

Vehicle Trip Ends vs:

1000 Sq. Ft. GFA

On a:

Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 7 and 9 a.m.

Setting/Location:

General Urban/Suburban

Number of Studies:

21

Avg. 1000 Sq. Ft. GFA:

3

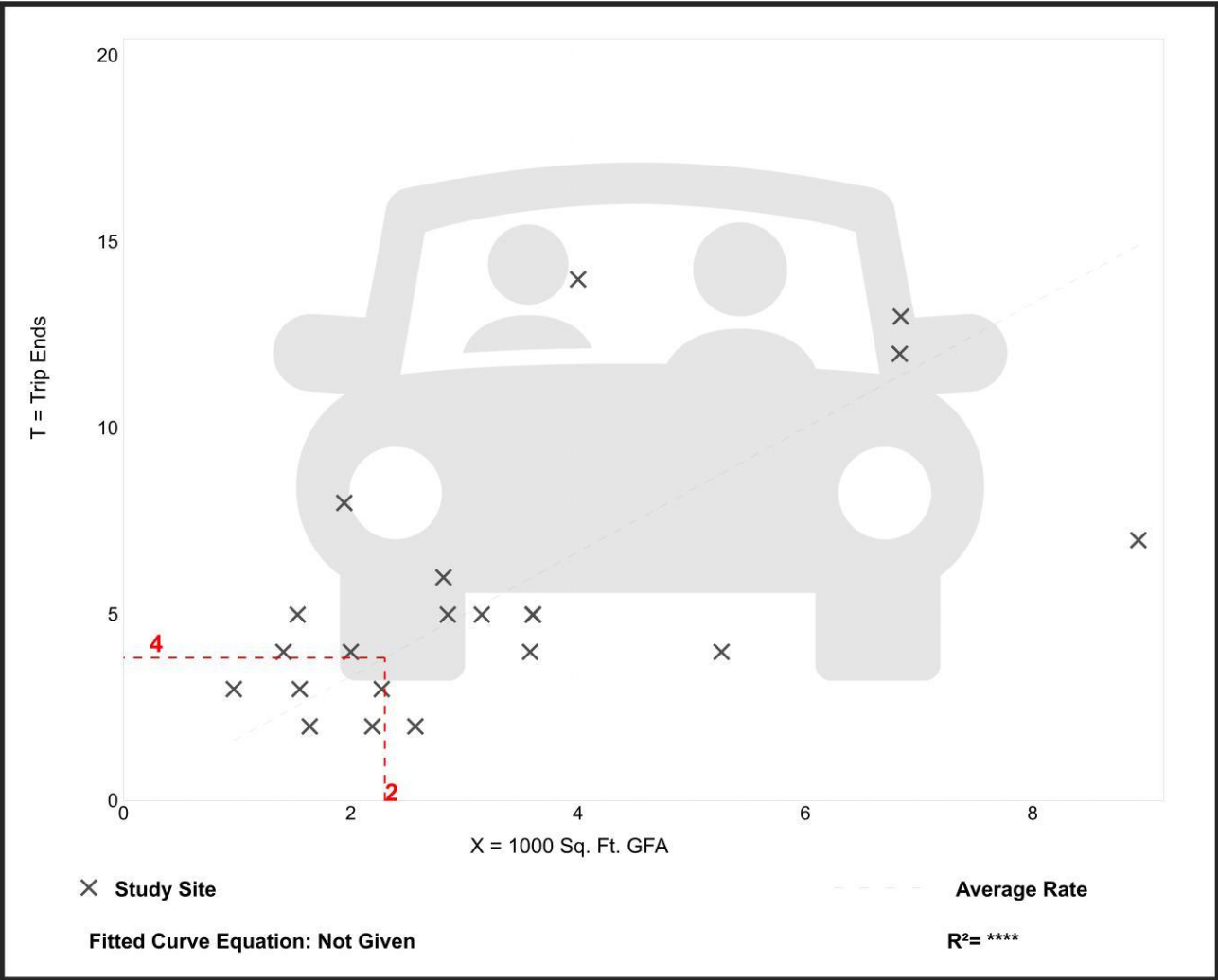
Directional Distribution:

82% entering, 18% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

Average Rate	Range of Rates	Standard Deviation
1.67	0.76 - 4.12	0.88

Data Plot and Equation



 Graph Look Up

DATA SOURCE:

Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:

712



LAND USE GROUP:

(700-799) Office

LAND USE:

712 - Small Office Building

LAND USE SUBCATEGORY:

All Sites

SETTING/LOCATION:

General Urban/Suburban

INDEPENDENT VARIABLE (IV):

1000 Sq. Ft. GFA

TIME PERIOD:

Weekday, Peak Hour of Adjacent Street Traffic

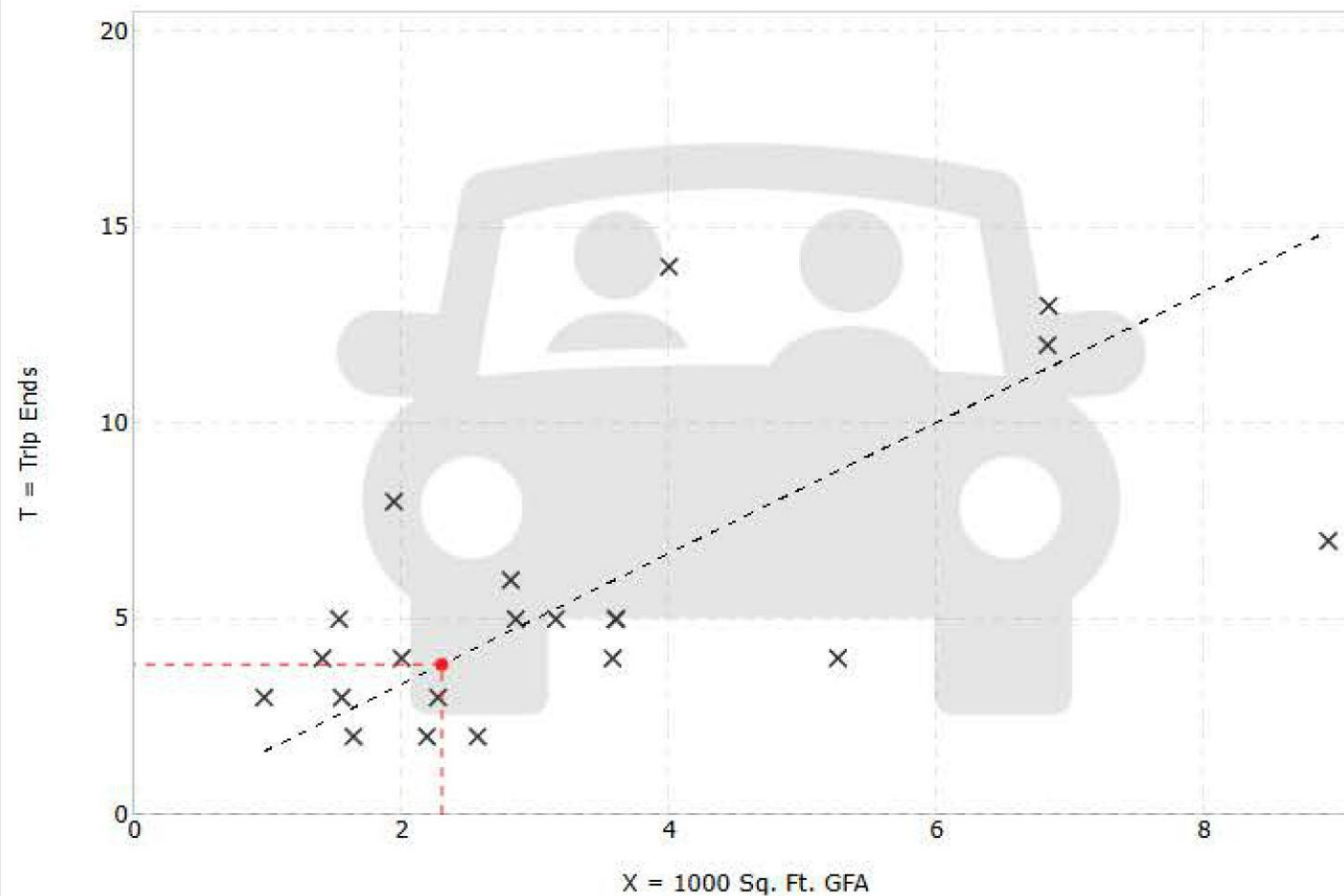
TRIP TYPE:

Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:

2.3

Calculate



Land Use:

Small Office Building (712) [Click for Description](#)
[Data Plots](#)

Independent Variable:

1000 Sq. Ft. GFA

Time Period:

Weekday

Peak Hour of Adjacent Street Traffic
One Hour Between 7 and 9 a.m.

Setting/Location:

General Urban/Suburban

Trip Type:

Vehicle

Number of Studies:

21

Avg. 1000 Sq. Ft. GFA:

3

Average Rate:

1.67

Range of Rates:

0.76 - 4.12

Standard Deviation:

0.88

Fitted Curve Equation:

Not Given

R²:

Directional Distribution:

82% entering, 18% exiting

Calculated Trip Ends:

Average Rate: 4 (Total), 3 (Entry), 1 (Exit)

Small Office Building (712)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 21

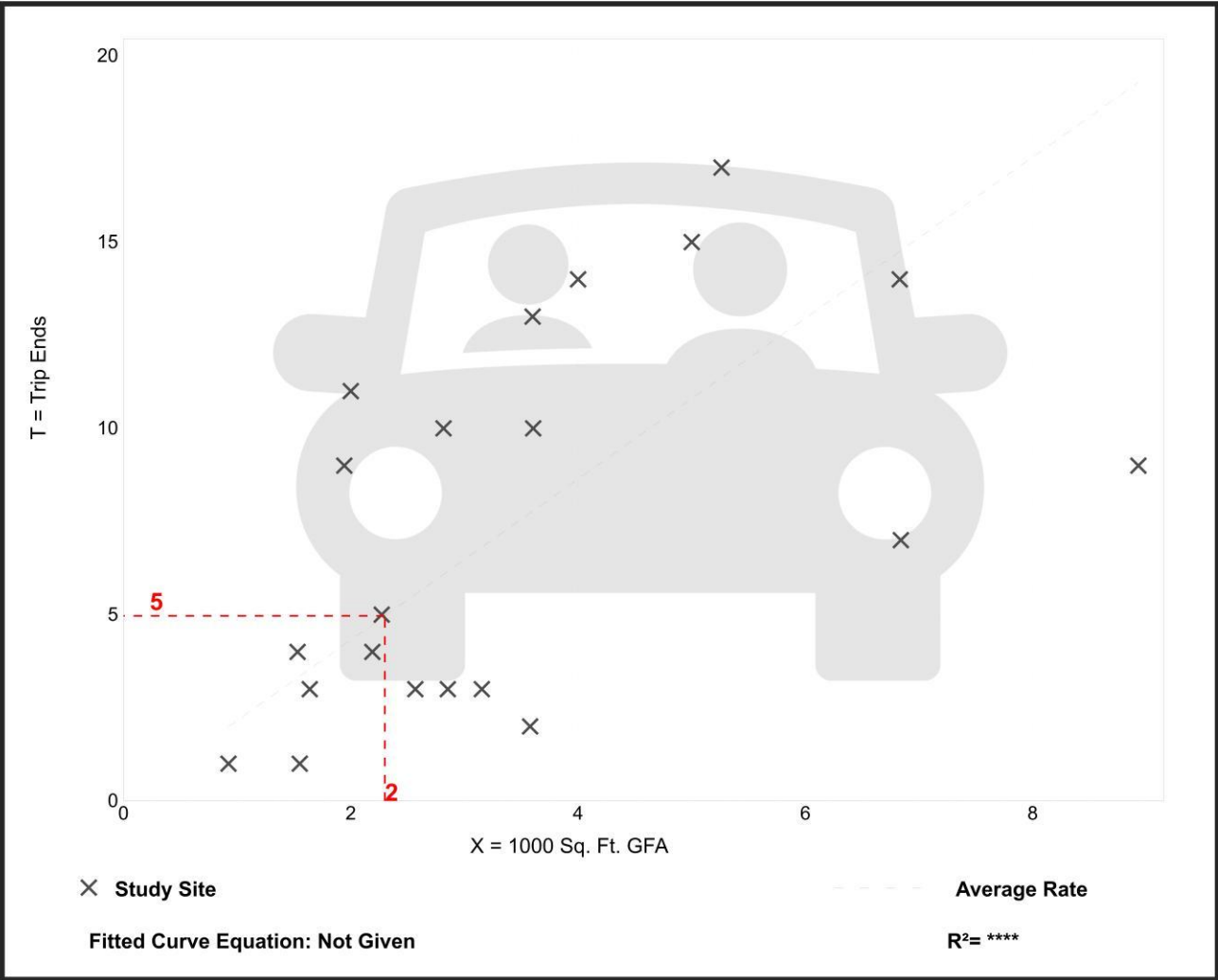
Avg. 1000 Sq. Ft. GFA: 3

Directional Distribution: 34% entering, 66% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

Average Rate	Range of Rates	Standard Deviation
2.16	0.56 - 5.50	1.26

Data Plot and Equation



Graph Look Up

DATA SOURCE:

Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:

712

LAND USE GROUP:

(700-799) Office

LAND USE :

712 - Small Office Building

LAND USE SUBCATEGORY:

All Sites

SETTING/LOCATION:

General Urban/Suburban

INDEPENDENT VARIABLE (IV):

1000 Sq. Ft. GFA

TIME PERIOD:

Weekday, Peak Hour of Adjacent Street Traffic

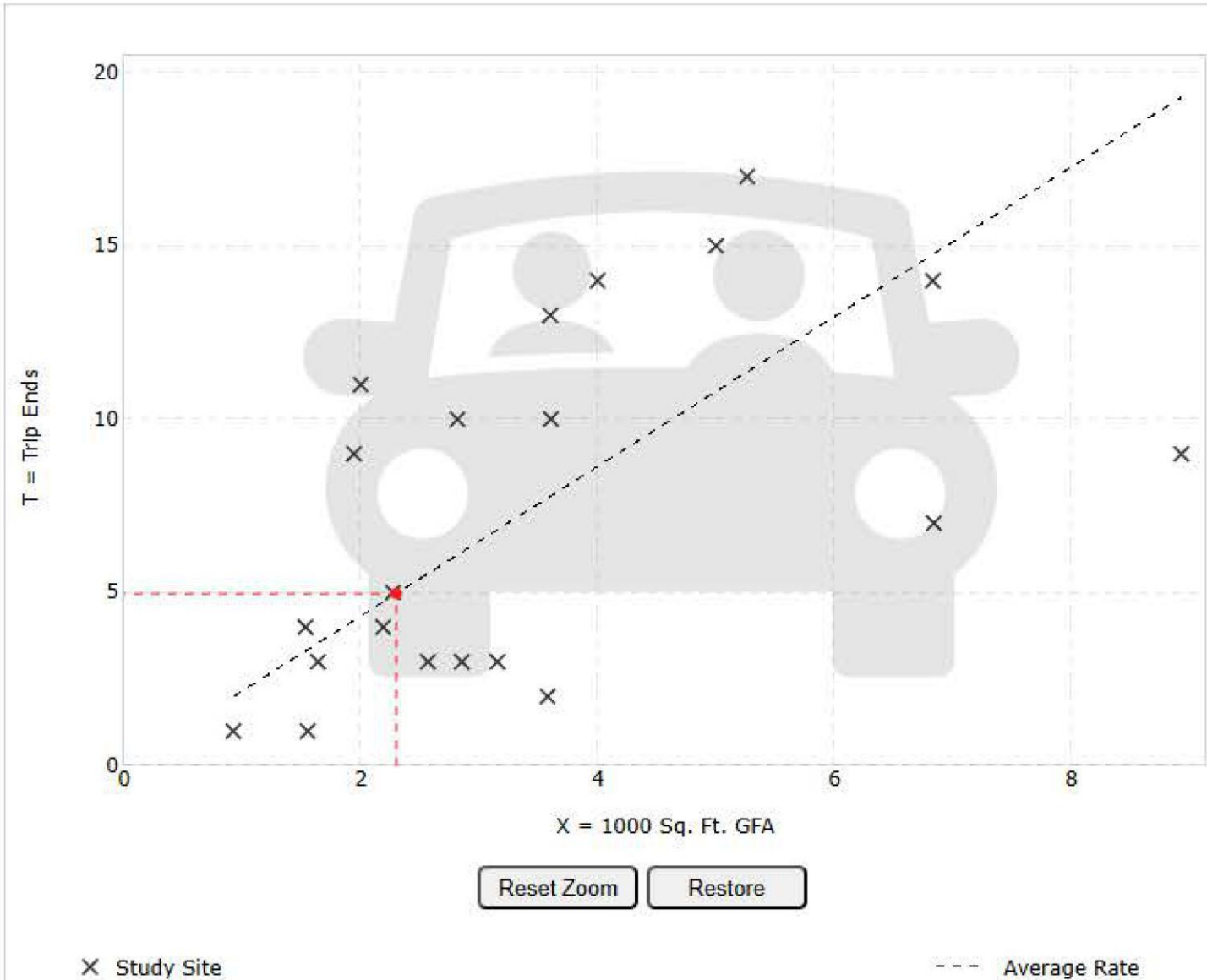
TRIP TYPE:

Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:

2.3

Calculate



Land Use:
Small Office Building (712) [Click for Description](#)
[Data Plots](#)

Independent Variable:
1000 Sq. Ft. GFA

Time Period:
Weekday
Peak Hour of Adjacent Street Traffic
One Hour Between 4 and 6 p.m.

Setting/Location:
General Urban/Suburban

Trip Type:
Vehicle

Number of Studies:
21

Avg. 1000 Sq. Ft. GFA:
3

Average Rate:
2.16

Range of Rates:
0.56 - 5.50

Standard Deviation:
1.26

Fitted Curve Equation:
Not Given

R²:

Directional Distribution:
34% entering, 66% exiting

Calculated Trip Ends:
Average Rate: 5 (Total), 2 (Entry), 3 (Exit)

City of Wildwood, Florida
Planning & Zoning Board/Special Magistrate
as Local Planning Agency

The case below was heard on Tuesday, April 8, 2025, by the Special Magistrate. The applicant seeks approval and favorable recommendation from the City of Wildwood Planning and Zoning Board/Special Magistrate as the Local Planning Agency for a Comprehensive Plan amendment to amend the FLU map designation from Agriculture (Sumter County) to Commercial (City) on 2 acres MOL. The subject property is generally located fronting the north side of Warm Springs Ave, approximately 900 feet west of the intersection of CR 515 and Warm Springs Ave, and approximately 230 feet east of the intersection of CR 513 and Warm Springs.

Case Number: CP 2404-003 Johary Real Estate

Applicant(s): C.F. Johary

Owner(s): Johary Real Estate Services, LLC

Parcel(s): G29-008

Under Land Development Regulation (LDR) § 1.7(C), the Planning and Zoning Board/Special Magistrate as Local Planning Agency has a duty to make a recommendation to the City Commission on all proposed Comprehensive Plan amendments.

Based upon the testimony, evidence, and information presented as to the criteria set forth in LDR § 1.7(D), the Special Magistrate

☒ recommends approval.

☐ recommends approval with the following conditions:

☐ recommends denial.

Dated: April 8, 2025



Lindsay C.T. Holt
Special Magistrate City of Wildwood

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: RZ 2404-002 Johary Real Estate

REQUESTED ACTION: The Special Magistrate recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Case Number	RZ 2404-002
Ordinance Number	O2025-9
Applicant	C.F. Johary
Owners	Johary Real Estate Services, LLC
Property Location	The subject property is located at 4176 Warm Springs Ave. Wildwood, FL 34785, approximately 900 feet east of the intersection of CR 515 and Warm Springs Ave, and approximately 230 feet east of the intersection of CR 512 and Warm Springs.
Parcel Number	G29-008
Date	4/21/2025

The applicant is seeking approval from the City Commission for a Zoning Map Amendment to change the zoning district from RR-1 (County) to C-2 (City) for the parcel listed above on 2 acres MOL. This request is accompanied by a concurrent Small Scale Comprehensive Plan amendment CP 2404-003 (O2025-8).

ANALYSIS: The applicant is proposing to repurpose the existing single-family structure as a small office.

Pursuant to Land Development Regulation (LDR) § 3.3(C)(4), the applicant believes the zoning change to C-2 should be granted based on the following criteria:

(a) Whether the proposed change is consistent with the comprehensive plan;

The proposed rezoning to C-2 is consistent with the proposed Future Land Use Map designation of Commercial (COM) and the intent of the Comprehensive Plan as stated in FLU

Policy 1.2.8.

(b) The existing land use pattern of the surrounding area:

The land use pattern of the surrounding area is residential and mixed use. The proposed C-2 zoning designation will serve as a transition in this area to serve city residents.

(c) The possibility of adversely affecting public facilities such as schools, utilities, streets, etc:

Schools: The commercial development will not generate any school age children.

Potable Water & Sewer: City potable water is available on the south side of Warm Springs Ave. City sanitary sewer is not available to this parcel, however, the existing septic system will be used to support the small office use. Based on the most recent analysis of utility capacity, staff is unable to verify adequate wastewater treatment plant capacity for new applications which results in an increase in density or intensity. Policy 4.2.3., "The City shall ensure that adequate wastewater supplies and facilities are available to serve new development no later than the date on which the City anticipates issuing a certificate of occupancy."

Streets: The applicant has submitted an exemption to the required traffic impact analysis due to the project generating less than 50 daily trips. The property is accessible by Warm Springs Avenue. In the event that the applicant proposes a medical/dental office, since it will produce more trips when compared to the small office building land use, a revised TIA will be required. The daily trips for a 2,304 sf medical/dental building would be 83, which is above the exemption limit of 50 daily trips.

(d) Whether changed or changing conditions make the passage of the proposed amendment necessary:

This rezoning is necessary to accommodate the proposed use of the property into compliance with the proposed Future Land Use designation. The property owner's intention is to utilize the existing single-family home as a small commercial office.

(e) Whether the proposed change will create or excessively increase traffic congestion or otherwise be a detriment to public safety:

The proposed change will not create or excessively increase traffic congestion as it is projected to generate less than 50 daily trips. In the event that the applicant proposes a medical/dental office, since it will produce more trips when compared to the small office building land use, a revised TIA will be required. The daily trips for a 2,304 sf medical/dental building would be 83, which is above the exemption limit of 50 daily trips.

(f) Whether the proposed change will be a deterrent to the improvement or development of adjacent property:

The proposed rezoning will not be a deterrent to the improvement or development of adjacent properties. Surrounding properties are permitted to develop in accordance with their zoning map designation.

ZONING DESIGNATION SURROUNDING PROPERTIES	
NORTH	RR-1 (County)
SOUTH	Warm Springs Ave & PUD (City)
EAST	RR1 & R2M (County)

If the rezoning is approved, the applicant will be required to submit a site plan to the City prior to development. The site plan will need to follow requirements established in the City's Land Development Regulations and the Design District Standards as well as any Planned Development Agreements or Developer's Agreements that may be needed.

The applicant seeks approval from the City Commission for Ordinance O2025-9 to be forwarded to the City Commission for further action, subject to the approval of O2025-8, which establishes a future land use appropriate for the proposed zoning.



McKenna Page
Planner I, Development Services

ORDINANCE NO. O2025-9

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA;
PROPOSING A ZONING MAP AMENDMENT TO THE
OFFICIAL ZONING MAP IN ACCORDANCE WITH
SECTIONS 3.2 AND 3.3 OF THE LAND DEVELOPMENT
REGULATIONS; PROVIDING FOR CODIFICATION;
PROVIDING FOR CONFLICT; PROVIDING FOR
SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE
DATE.

WHEREAS, the City of Wildwood, Florida, is proposing to amend the Official Zoning Map of said City, to include a rezoning of real property described as follows, to-wit:

G29-008
JOHARY REAL ESTATE SERVICES LLC
2 +/-

LEGAL DESCRIPTION:

BEGIN AT THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 23 EAST, RUN EAST 210 FEET TO THE POINT OF BEGINNING, THENCE NORTH 210 FEET, EAST 210 FEET, SOUTH 210 FEET, WEST 210 FEET, LESS THE ROAD RIGHT-OF-WAY OF STATE ROAD NO. 468, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA. AND

BEGIN 210 FEET NORTH AND 210 FEET EAST OF THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 23 EAST, RUN NORTH 210 FEET, EAST 210 FEET, SOUTH 210 FEET, WEST 210 FEET TO THE POINT OF BEGINNING, SUMTER COUNTY, FLORIDA.

This property is to be reclassified from RR1 (County) to C-2 (City).

AND WHEREAS, the rezoning is consistent with the City's Comprehensive Plan and Land Development Regulations.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. The Official Zoning Map of the City of Wildwood, Florida is hereby

amended to include the above-referenced property as indicated above. The amendment to the Official Zoning Map is attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 2. All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

SECTION 3. If any section, sentence, clause or phrase of this Ordinance is held to be invalid or unconstitutional by a Court or competent jurisdiction, then said holding shall in no way effect the validity of the remaining portions of said Ordinance.

SECTION 4. This Ordinance shall take effect 31 days after its final reading by the City Commission of the City of Wildwood.

SECTION 5. SCRIVENER'S ERROR. The city attorney may correct scrivener's errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this _____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

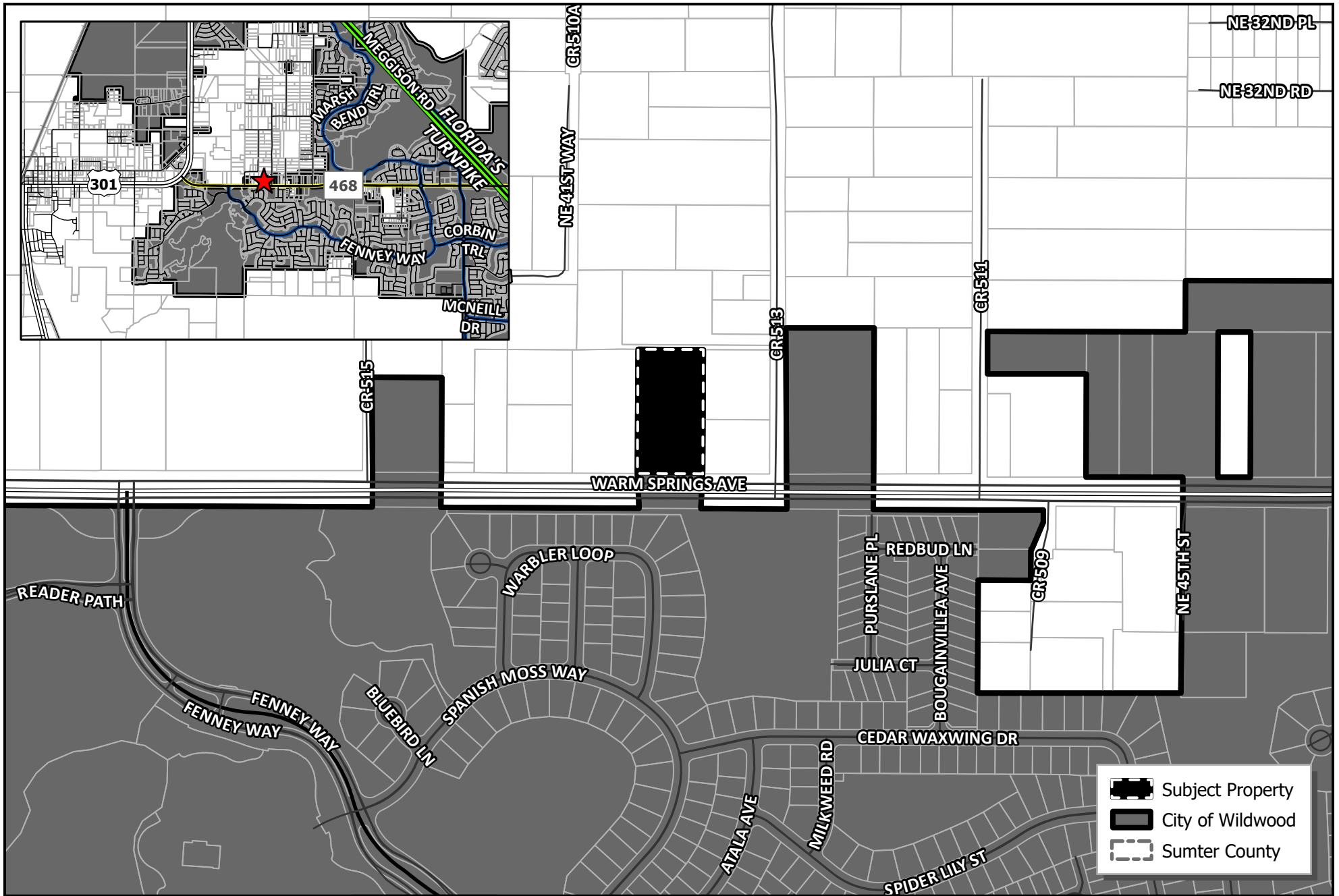
First Reading: _____

Second Reading: _____

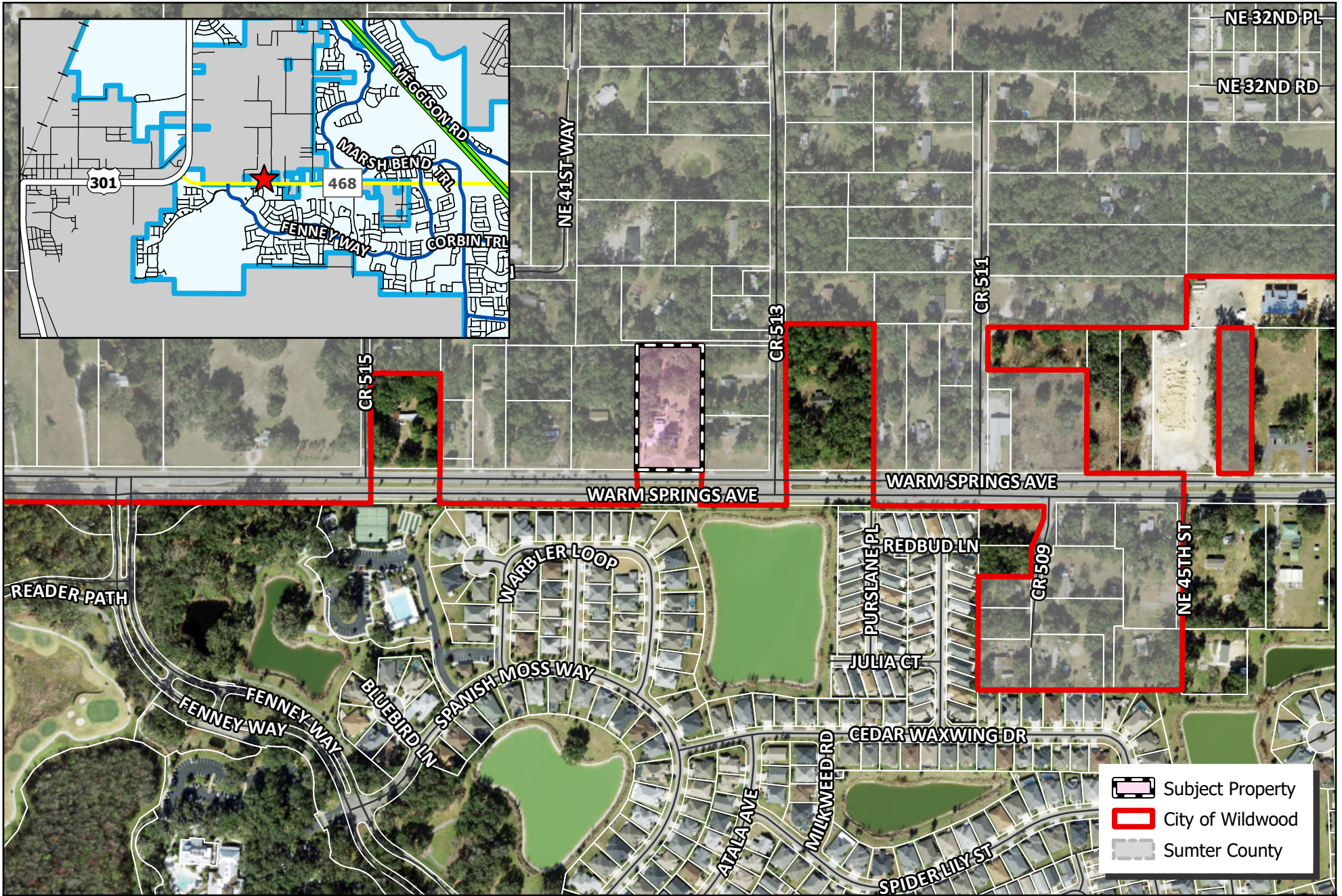
Approved as to form:

City Attorney

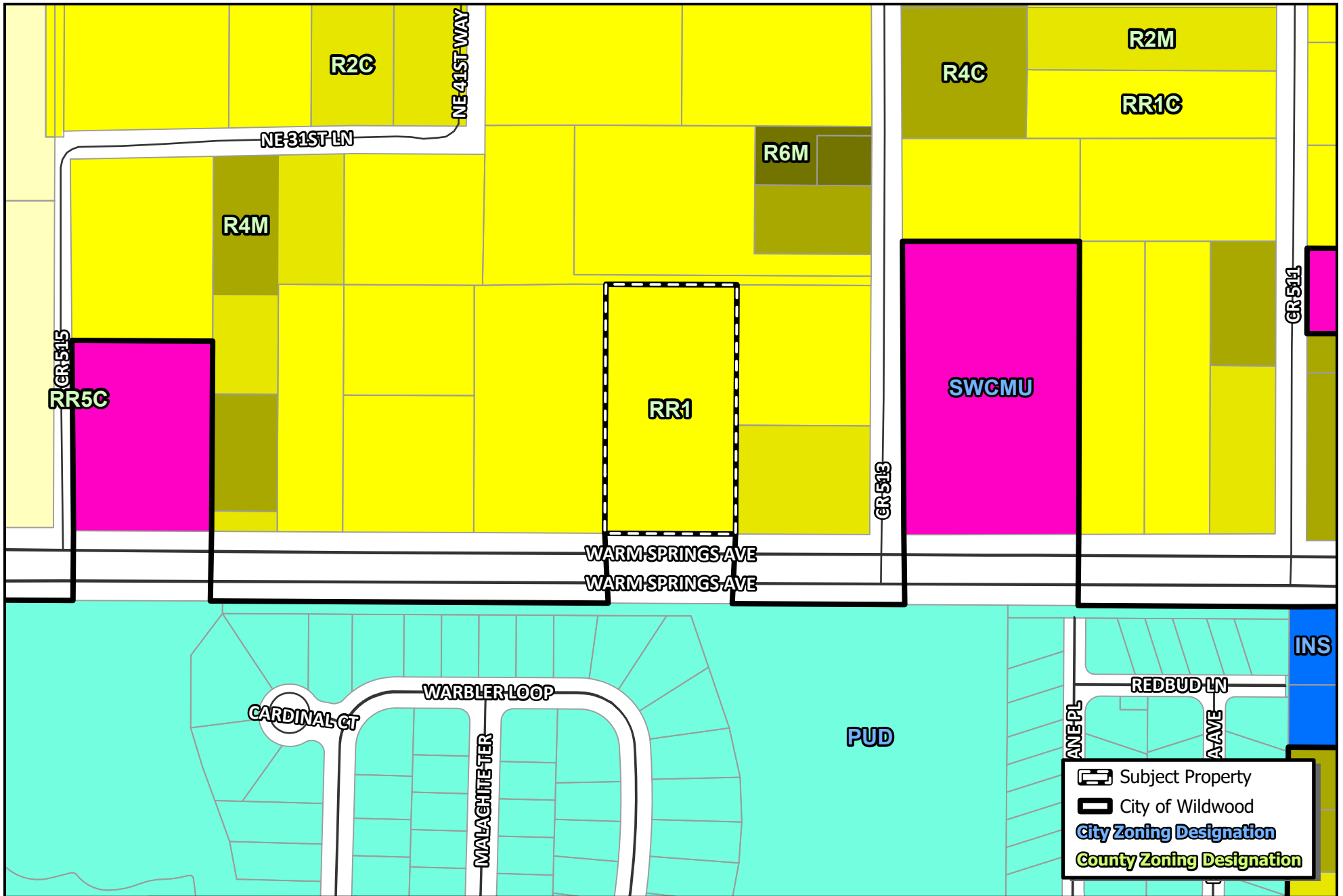
EXHIBIT A

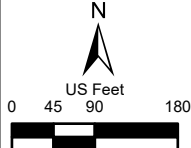


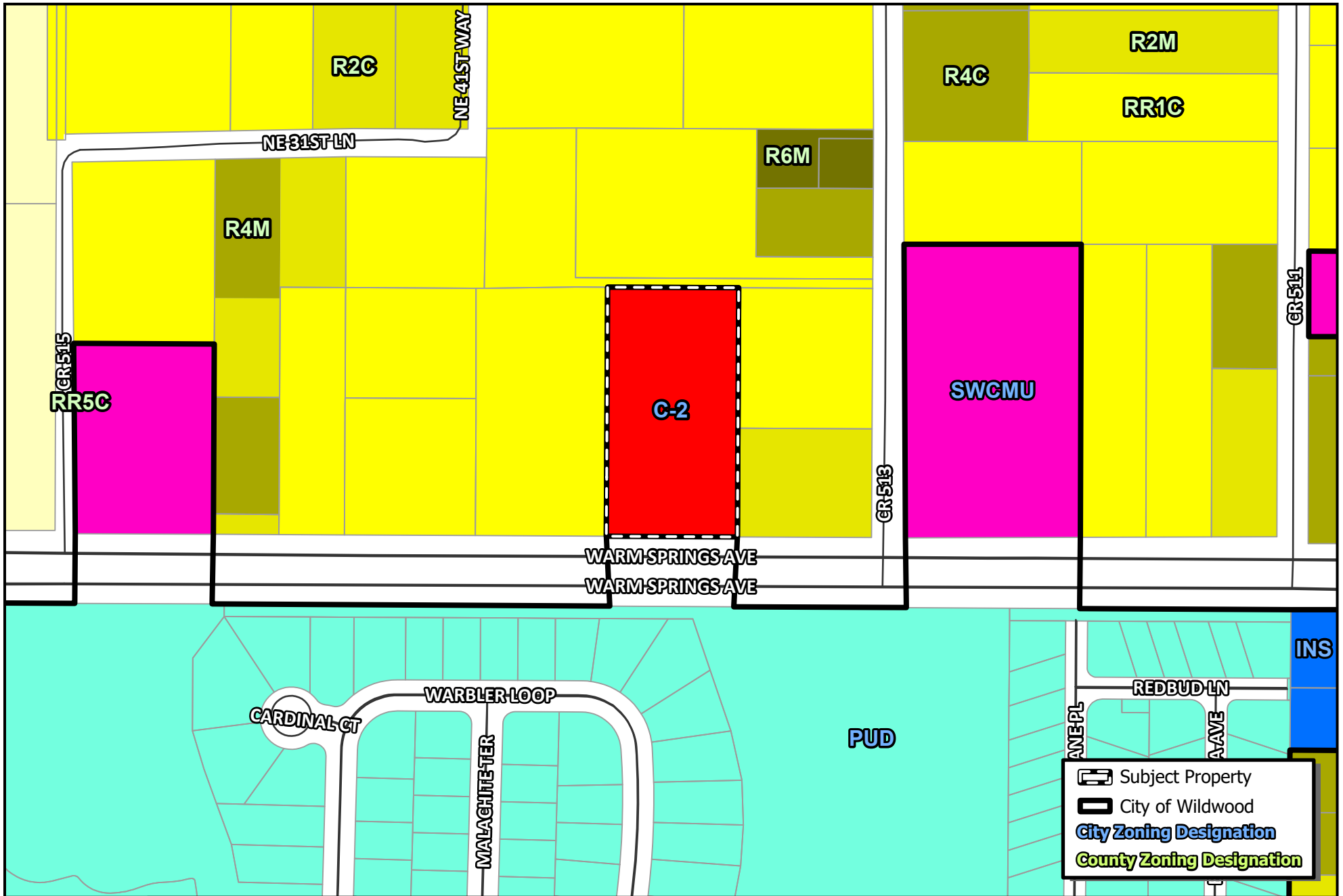
 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	N US Feet 0 90 180 360	RZ 2404-002 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 1A LOCATION MAP MAR 2025
--	--	---	--	--



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	N 0.00 0.01 0.03 0.04 0.06 Miles	RZ 2404-002 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 1B LOCATION MAP MAR 2025
--	--	---	--	---



 CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 N US Feet 0 45 90 180	RZ 2404-002 JOHARY REAL ESTATE SERVICES PARCEL G29-008	MAP 3A
			EXISTING ZONING
			MAR 2025





Business Impact Estimate

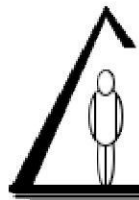
This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference: O2025-9

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.



Design / Build Specialists

SENATORE INC.

JAMES P. SENATORE, ARCHITECT • SENATORE CONSTRUCTION
Architect FL License No. AR0006808 • Certified Contractor FL License No. CB C060129

1317 Sumter Street, Leesburg, Florida 34748 • Phone 352.787.1121 Fax: (352) 728-8292

Mr. Matthew Tadlock
Sumter County Development Services
7375 Powell Road Suite 115
Wildwood, FL 34785



RE: **4176 Warm Springs Ave – Trip Generation Letter**

Dear Mr. Tadlock

This letter serves as a traffic statement to the above referenced project. Using the Institute of Transportation Engineer's (ITE) Trip Generation Manual, 11th Edition, and the land use code (LUC) for Small Office Building (LUC 712), the weekday daily, weekday AM peak hour, and weekday PM peak hour trip generation for the proposed 2,304 square foot building are estimated and summarized below:

Time Period	ITE Trip Generation Rate	Project Trips	Entering Trips	Exiting Trips
Weekday Daily	14.39 trips/1,000 SF	33	17	16
Weekday AM Peak Hour	1.67 trips/ 1,000 SF	4	3	1
Weekday PM Peak Hour	2.16 trips/ 1,000 SF	5	2	3

The project trips for each Time Period were calculated by multiplying the respective ITE Trip Generation Rate by the square footage of the building, divided by 1,000. Should you have any questions, please do not hesitate to ask.

Sincerely,

Senatore Inc.

Nicholas Brantley

Land Use: 712

Small Office Building

Description

A small office building is the same as a general office building (Land Use 710) but with less than or equal to 10,000 square feet of gross floor area. The building typically houses a single tenant. It is a location where affairs of a business, commercial or industrial organization, or professional person or firm are conducted. General office building (Land Use 710) is a related use.

Additional Data

Attorney office, mortgage company, financial advisor, insurance agency, home health care provider, and real estate company are examples of tenants included in the small office building database. The diversity of employer types results in a wide range in employee density in the database. Densities range from a high of 1,300 to a low of 240 square feet per employee with an overall average of nearly 600 square feet per employee (a value much larger than the average observed in a general office building study sites).

In addition to the significant difference in employee density, small office buildings tend to be dominated by a single tenant (or very few) that are more service-oriented than a typical general office building. The result is more frequent and regular visitors and higher trip generation rates.

The technical appendices provide supporting information on time-of-day distributions for this land use. The appendices can be accessed through either the ITETripGen web app or the trip generation resource page on the ITE website (<https://www.ite.org/technical-resources/topics/trip-and-parking-generation/>).

The sites were surveyed in the 1980s and the 2010s in Alberta (CAN), California, Texas, and Wisconsin.

Source Numbers

418, 890, 891, 959, 976

Small Office Building

(712)

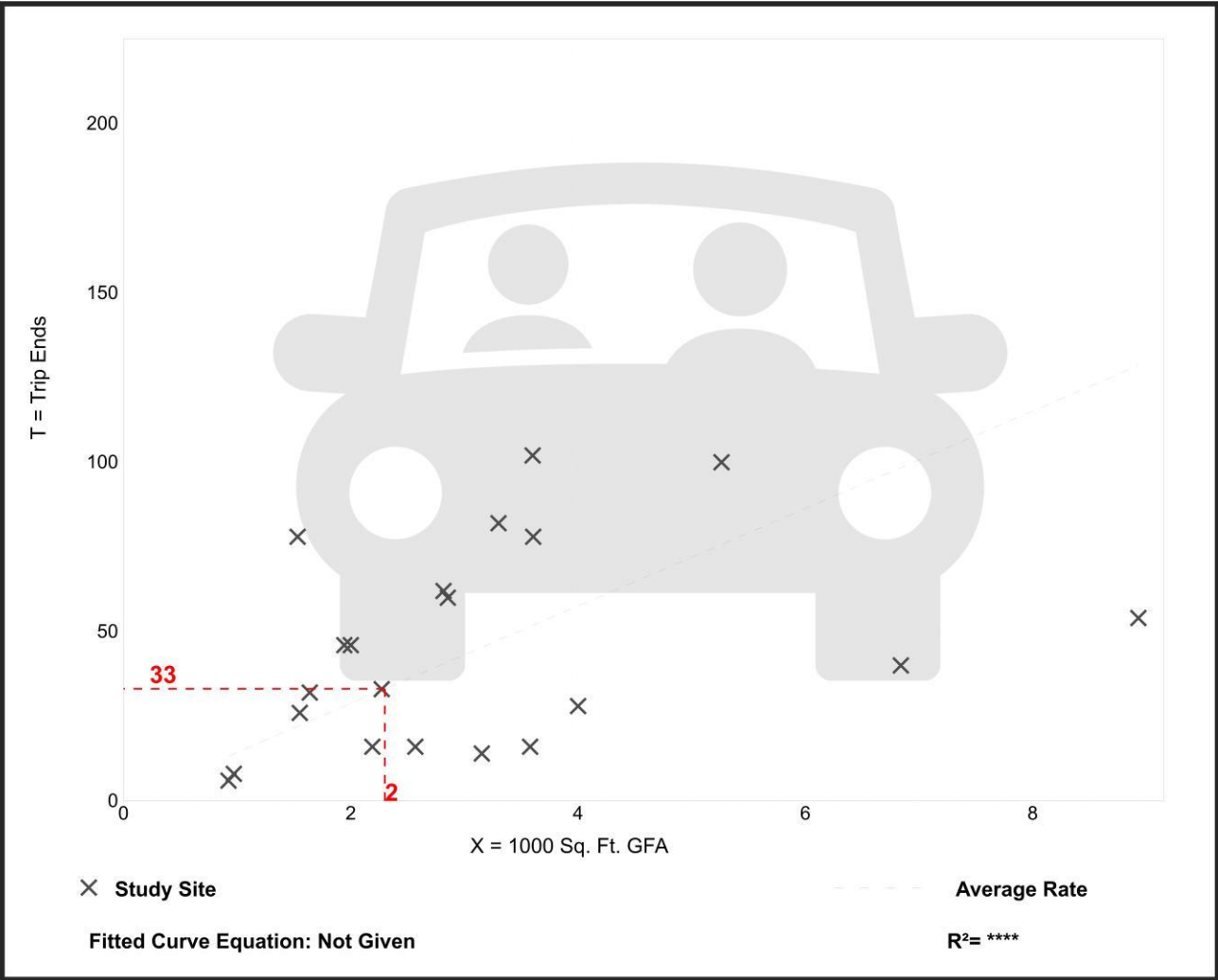
Vehicle Trip Ends vs: 1000 Sq. Ft. GFA
On a: Weekday

Setting/Location: General Urban/Suburban
Number of Studies: 21
Avg. 1000 Sq. Ft. GFA: 3
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

Average Rate	Range of Rates	Standard Deviation
14.39	4.44 - 50.91	10.16

Data Plot and Equation



Graph Look Up

Query Filter

DATA SOURCE:
Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:
712

LAND USE GROUP:
(700-799) Office

LAND USE :
712 - Small Office Building

LAND USE SUBCATEGORY:
All Sites

SETTING/LOCATION:
General Urban/Suburban

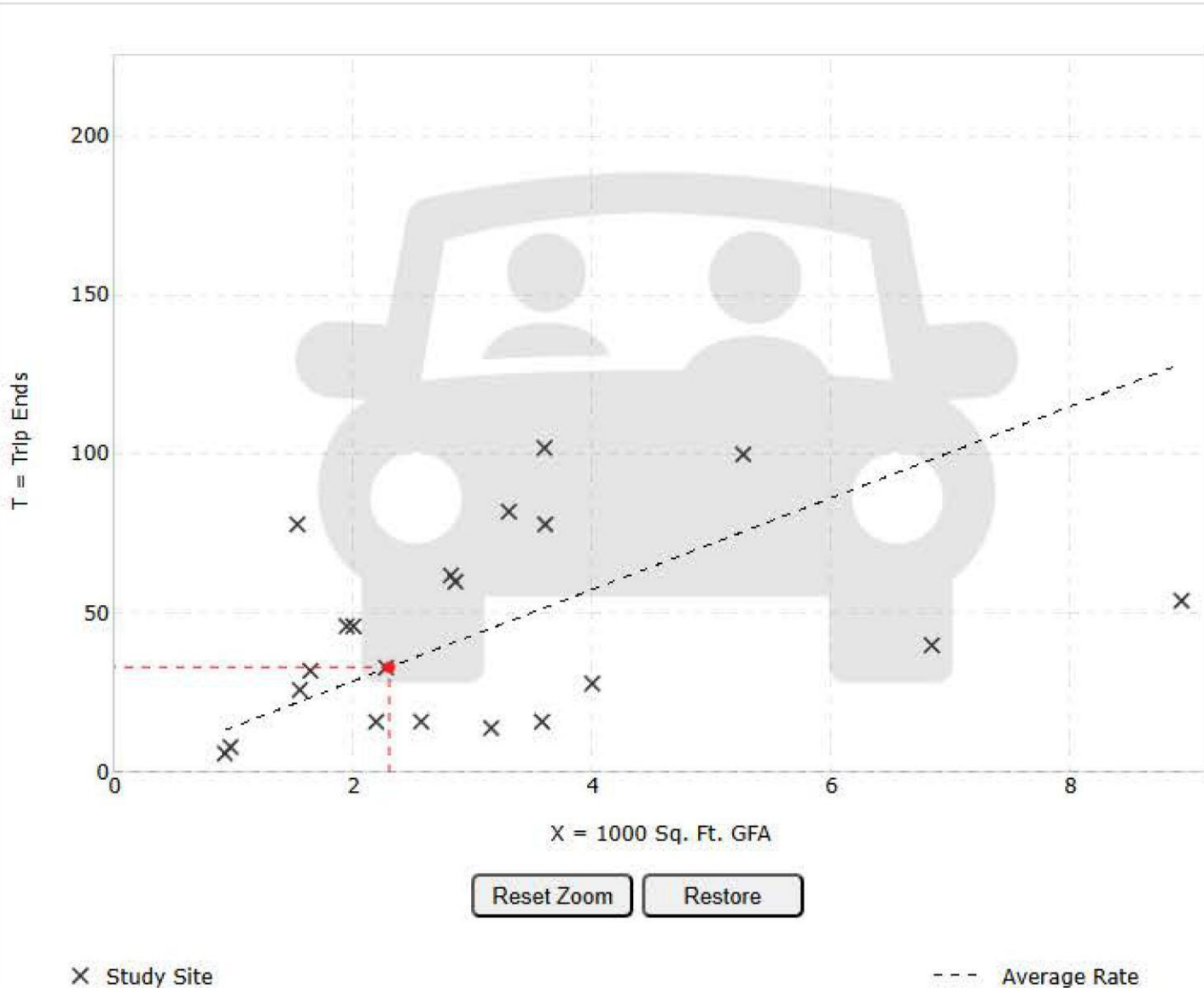
INDEPENDENT VARIABLE (IV):
1000 Sq. Ft. GFA

TIME PERIOD:
Weekday

TRIP TYPE:
Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:
2.3 Calculate

Data Plot and Equation



DATA STATISTICS

Land Use:
Small Office Building (712) [Click for Description](#)
[Data Plots](#)

Independent Variable:
1000 Sq. Ft. GFA

Time Period:
Weekday

Setting/Location:
General Urban/Suburban

Trip Type:
Vehicle

Number of Studies:
21

Avg. 1000 Sq. Ft. GFA:
3

Average Rate:
14.39

Range of Rates:
4.44 - 50.91

Standard Deviation:
10.16

Fitted Curve Equation:
Not Given

R²:

Directional Distribution:
50% entering, 50% exiting

Calculated Trip Ends:
Average Rate: 33 (Total), 17 (Entry), 16 (Exit)

Small Office Building

(712)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 21

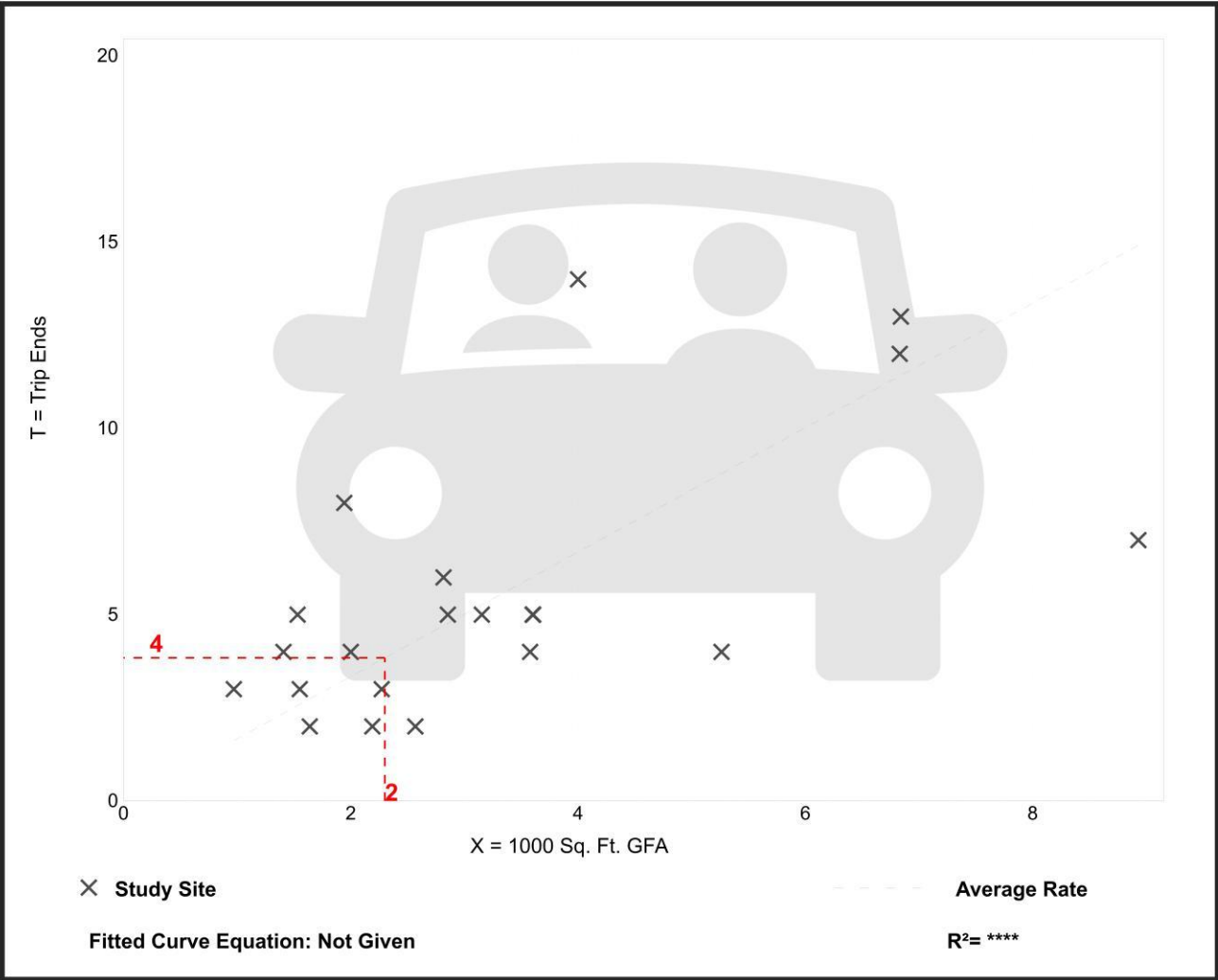
Avg. 1000 Sq. Ft. GFA: 3

Directional Distribution: 82% entering, 18% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

Average Rate	Range of Rates	Standard Deviation
1.67	0.76 - 4.12	0.88

Data Plot and Equation



 Graph Look Up

DATA SOURCE:

Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:

712



LAND USE GROUP:

(700-799) Office

LAND USE:

712 - Small Office Building

LAND USE SUBCATEGORY:

All Sites

SETTING/LOCATION:

General Urban/Suburban

INDEPENDENT VARIABLE (IV):

1000 Sq. Ft. GFA

TIME PERIOD:

Weekday, Peak Hour of Adjacent Street Traffic

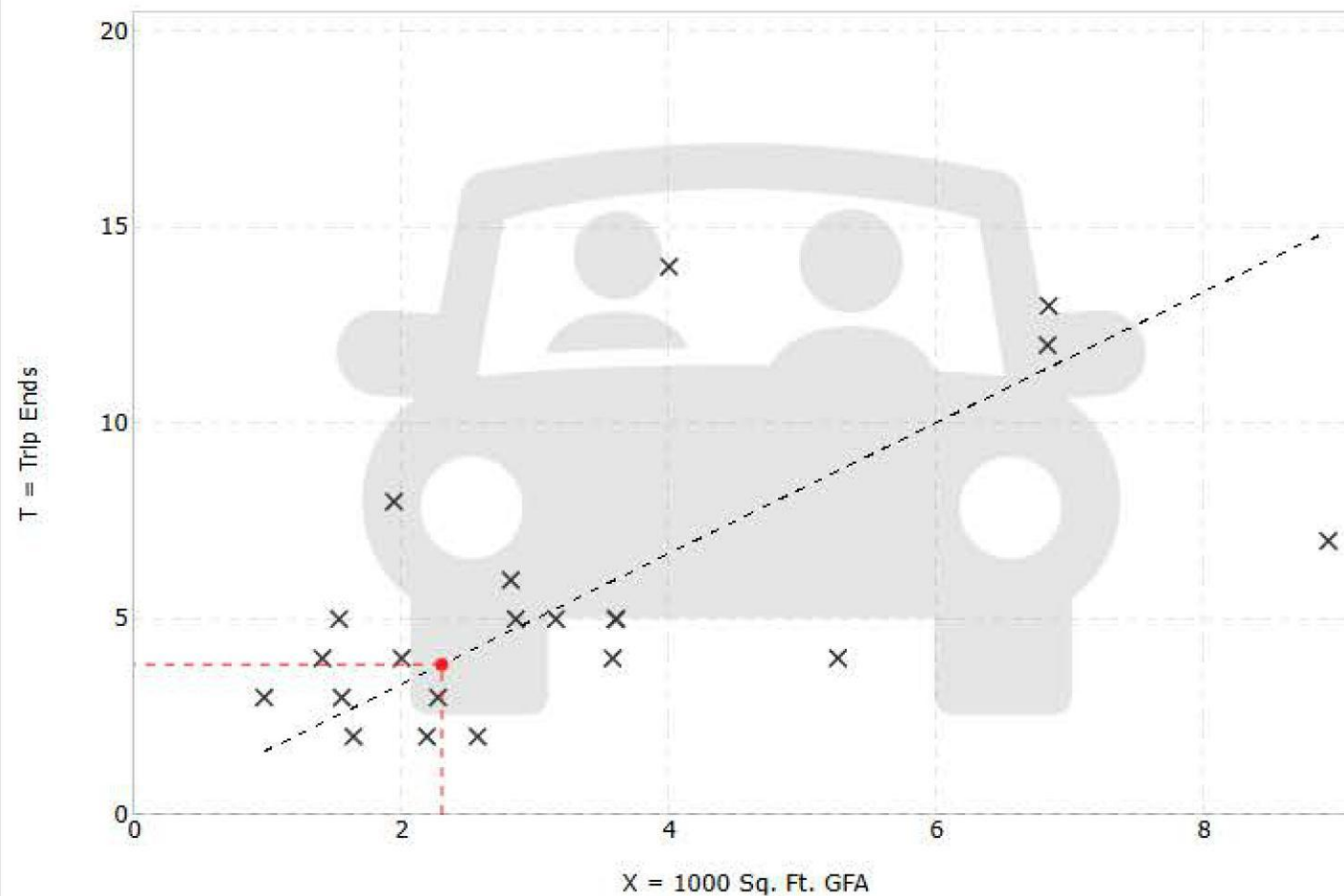
TRIP TYPE:

Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:

2.3

Calculate



Land Use:

Small Office Building (712) [Click for Description](#)
[Data Plots](#)

Independent Variable:

1000 Sq. Ft. GFA

Time Period:

Weekday

Peak Hour of Adjacent Street Traffic
One Hour Between 7 and 9 a.m.

Setting/Location:

General Urban/Suburban

Trip Type:

Vehicle

Number of Studies:

21

Avg. 1000 Sq. Ft. GFA:

3

Average Rate:

1.67

Range of Rates:

0.76 - 4.12

Standard Deviation:

0.88

Fitted Curve Equation:

Not Given

R²:

Directional Distribution:

82% entering, 18% exiting

Calculated Trip Ends:

Average Rate: 4 (Total), 3 (Entry), 1 (Exit)

Small Office Building (712)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 21

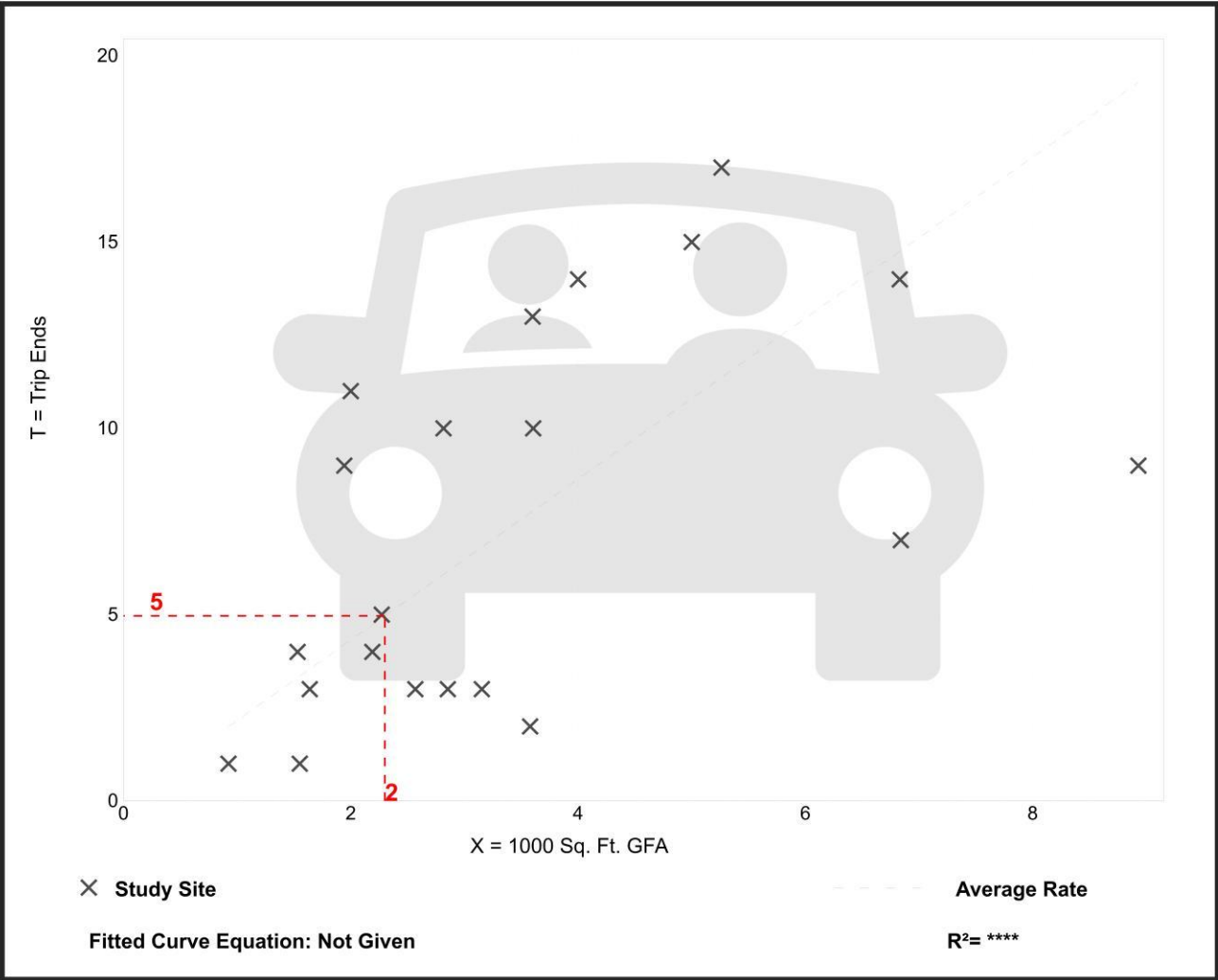
Avg. 1000 Sq. Ft. GFA: 3

Directional Distribution: 34% entering, 66% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

Average Rate	Range of Rates	Standard Deviation
2.16	0.56 - 5.50	1.26

Data Plot and Equation



Graph Look Up

DATA SOURCE:

Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:

712



LAND USE GROUP:

(700-799) Office

LAND USE :

712 - Small Office Building

LAND USE SUBCATEGORY:

All Sites

SETTING/LOCATION:

General Urban/Suburban

INDEPENDENT VARIABLE (IV):

1000 Sq. Ft. GFA

TIME PERIOD:

Weekday, Peak Hour of Adjacent Street Traffic

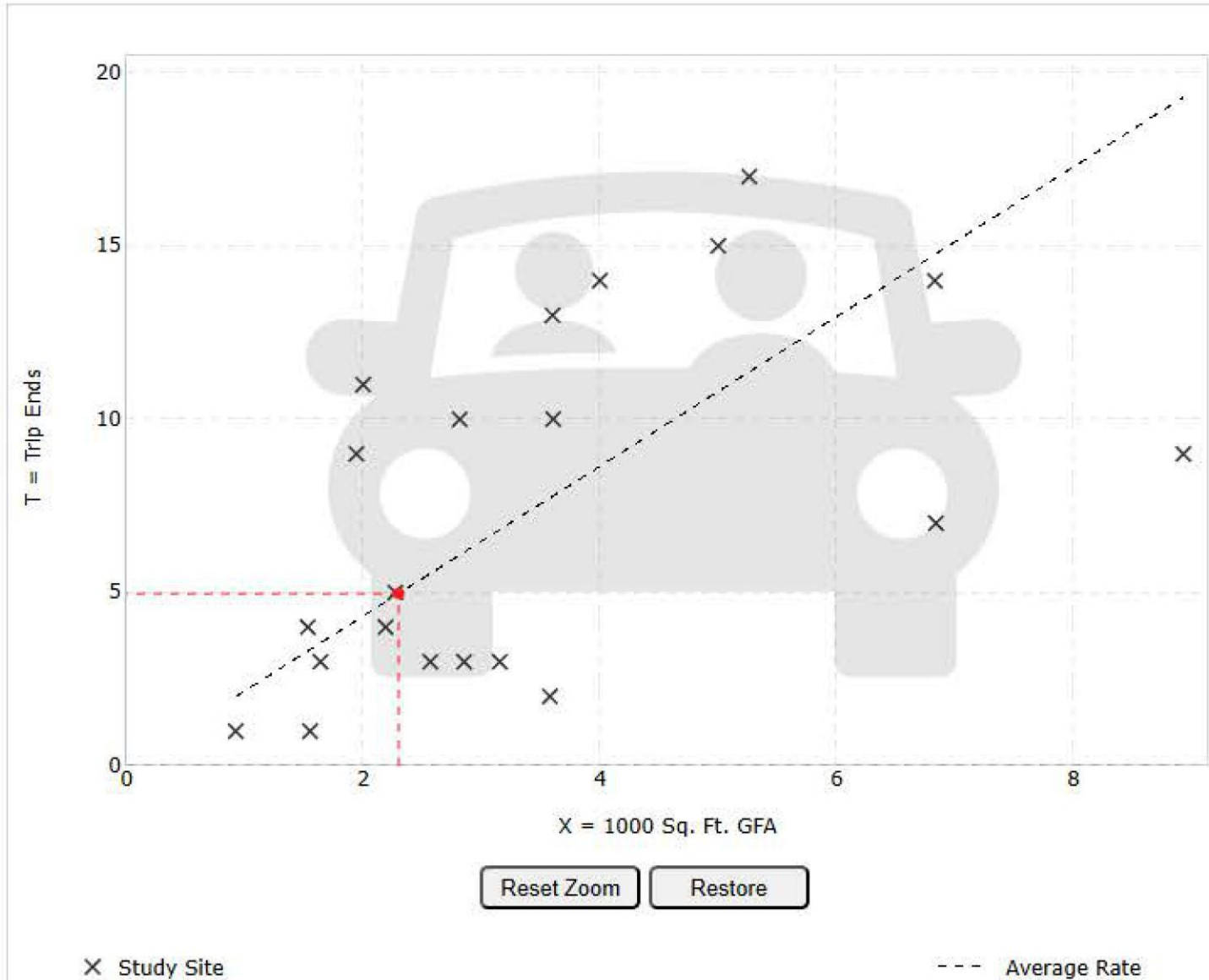
TRIP TYPE:

Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:

2.3

Calculate



Land Use:
Small Office Building (712) [Click for Description](#)
[Data Plots](#)

Independent Variable:
1000 Sq. Ft. GFA

Time Period:
Weekday
Peak Hour of Adjacent Street Traffic
One Hour Between 4 and 6 p.m.

Setting/Location:
General Urban/Suburban

Trip Type:
Vehicle

Number of Studies:
21

Avg. 1000 Sq. Ft. GFA:
3

Average Rate:
2.16

Range of Rates:
0.56 - 5.50

Standard Deviation:
1.26

Fitted Curve Equation:
Not Given

R²:

Directional Distribution:
34% entering, 66% exiting

Calculated Trip Ends:
Average Rate: 5 (Total), 2 (Entry), 3 (Exit)

City of Wildwood, Florida
Planning & Zoning Board/Special Magistrate

The case below was heard on Tuesday, April 8, 2025, by the Special Magistrate. The applicant seeks approval and favorable recommendation from the City of Wildwood Planning and Zoning Board/Special Magistrate for a Zoning Map Amendment to change the zoning district from RR1 (Sumter County) to C-2 (City) on 2 acres MOL. The subject property is generally located fronting the north side of Warm Springs Ave, approximately 900 feet west of the intersection of CR 515 and Warm Springs Ave, and approximately 230 feet east of the intersection of CR 513 and Warm Springs.

Case Number: RZ 2404-002 Johary Real Estate

Applicant(s): C.F. Johary

Owner(s): Johary Real Estate Services, LLC

Parcel(s): G29-008

Under Land Development Regulation (LDR) § 1.7(B)(2), the Planning and Zoning Board/Special Magistrate has a duty to make a recommendation to the City Commission on all proposed Zoning Map amendments.

Based upon the testimony, evidence, and information presented as to the criteria set forth in LDR § 3.3(C)(4), the Special Magistrate

☒ recommends approval.

☐ recommends approval with the following conditions:

☐ recommends denial.

Dated: April 8, 2025



Lindsay C.T. Holt
Special Magistrate City of Wildwood

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: A25-0821 - SSCP - 5127 CR 169

REQUESTED ACTION: The Planning and Zoning Board/Special Magistrate recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Case No.	A25-0821 – SSCP – 5127 CR 169
Ordinance No.	O2025-13
Applicant	Dorothy Joy Messenger-Young, TTEE
Owner	The Young Family Revocable Trust
Property Location	The subject property is located at 5127 CR 169, Wildwood, FL 34785, at the NE corner of the intersection of CR 152 and CR 169
Parcel Number	G15A098
Date	April 21, 2025

The applicant seeks approval from the City of Wildwood City Commission to amend the Future Land Use Map designation from Rural Residential (Sumter County) to Mobile Home Park (City) for the parcel listed above on 0.286 acre MOL. This request is accompanied by rezoning request A25-0821 – Rezoning – 5127 CR 169 (O2025-14).

ANALYSIS: The applicant seeks to establish a future land use within the City of Wildwood to address setback discrepancies resulting from after-the-fact building permits for an existing single-family dwelling unit.

Staff believes the proposed amendment should be granted based on the following criteria found in Land Development Regulation (LDR) §1.7(D).

(1) Justification of the proposed amendment has been adequately presented;

At this time, the applicant intends to bring into compliance an existing single family residence. The subject parcel is located within the City's Joint Planning Area with Sumter County and upon the applicant submitting to renew an expired building permit, the property owner was notified of the requirement for annexation.

(2) The proposed amendment is not inconsistent with the goals, objectives and policies of the comprehensive plan;

The proposed amendment is not inconsistent with the policies of the Comprehensive Plan. The Mobile Home Park (MHP) Future Land Use designation accommodates single-family dwelling units less than 10 acres in size. The 2050 Comprehensive Plan FLU Policy 1.1.1 designates a maximum density allowance of 10 units per acre for the proposed FLU designation. However, the proposed scale and the layout of the site are designated to accommodate just one existing single-family dwelling unit on the premises. As such, the proposed amendment is not inconsistent with the FLUM and conforms with the Comprehensive Plan.

(3) The proposed amendment should not be considered urban sprawl or exemplify an energy-inefficient land use pattern;

The amendment is not considered urban sprawl, and it does not exemplify an energy-inefficient land use pattern.

Per F.S. Chapter 163.3177(6)(a)9a, any amendment to the Future Land Use element shall discourage urban sprawl. The primary indicators that a plan amendment does not discourage urban sprawl are listed below. The evaluation of the presence of these indicators shall consist of an analysis of the plan amendment within the context of features and characteristics unique to each locality in order to determine whether the plan amendment:

(I) Promotes, allows, or designates for development substantial areas of the jurisdiction to develop as low-intensity, low-density, or single-use development or uses. The subject property is located within Lots 9 and 10 Block E of the Orange Home Subdivision, an established community featuring manufactured homes and single-family residences.

(II) Promotes, allows, or designates significant amounts of urban development to occur in rural areas at substantial distances from existing urban areas while not using undeveloped lands that are available and suitable for development. As per Housing Policy 3.1.5, the City shall allow a wide range of housing types to accommodate a diversity of housing needs and preferences. These may include attached and detached single-family homes, cluster development, multifamily homes, and innovative housing types.

(III) Promotes, allows, or designates urban development in radial, strip, isolated, or ribbon patterns generally emanating from existing urban developments. The proposed plan amendment is not an isolated or strip development. The site encompasses a parcel within a well-established neighborhood.

(IV) Fails to adequately protect and conserve natural resources, such as wetlands, floodplains, native vegetation, environmentally sensitive areas, natural groundwater aquifer recharge areas, lakes, rivers, shorelines, beaches, bays, estuarine systems, and other significant natural systems.

The subject property does not contain Wetland/Special Flood Hazard Areas.

(V) Fails to adequately protect adjacent agricultural areas and activities, including silviculture, active agricultural and silvicultural activities, passive agricultural activities, and dormant, unique, and prime farmlands and soils. The subject property does not have adjacent parcels that are actively utilized for agricultural/silviculture activities. This parcel falls within the Joint Planning Area (JPA) where the proposed future land uses could be residential should they be annexed into the City of Wildwood.

(VI) Fails to maximize use of existing public facilities and services.
City water/sewer lines are in the vicinity of SR 44 of the Orange Home Subdivision, but they are not available to the subject parcel.

(VII) Fails to maximize use of future public facilities and services.
City sewer lines are in the vicinity of SR 44, and when utilities become available, upon notification, the applicant shall connect to public utilities facilities.

(VIII) Allows for land use patterns or timing which disproportionately increase the cost in time, money, and energy of providing and maintaining facilities and services, including roads, potable water, sanitary sewer, storm water management, law enforcement, education, healthcare, fire and emergency response, and general government.
As per the JPA agreement between Sumter County and the City of Wildwood, this parcel must be annexed into the City to be developed.

(IX) Fails to provide a clear separation between rural and urban uses.
The area exhibits urban development patterns within the subdivision and surrounding areas.

(X) Discourages or inhibits infill development or the redevelopment of existing neighborhoods and communities.
Parcel G15A098 was annexed into the city on November 11, 2024. The proposal is consistent with Policy 1.2.7., "Upon annexation of properties within the JPA, the City shall amend the FLUM to include the annexed property."

(XI) Fails to encourage a functional mix of uses.
The area exhibits primarily residential communities, and within the communities, there is a mix of single-family residences and manufactured home products.

(XII) Results in poor accessibility among linked or related land uses.
Access to the site can be provided either via CR 169 or CR 152; both of which are public county roads.

(XIII) Results in the loss of significant amounts of functional open space.
The proposal will have to adhere to the impervious surface requirements of the Mobile Home Park Land Use Designation (0.3 Floor Area Ratio, Minimum Open Space of 15 percent).

None of the surrounding areas have a future land use of Agricultural (County). The parcel falls within the Joint Planning Area (JPA) where the proposed future land uses could be residential should they be annexed into the City of Wildwood. The Orange Home Subdivision has been in existence since September 8, 1925. As such, the lots have been built and developed over the years.

(4) The proposed amendment will not have an adverse effect on environmentally sensitive systems;

No wetlands and/or surface waters are present within the project boundary. In addition, the property is completely cleared of trees.

(5) The proposed amendment will not adversely affect transportation, potable water, sewer, schools or other public facilities without providing remedies to correct the system or facility.

Transportation: Access to the property has been accommodated along CR 152.

Potable Water & Sewer: Water and Sewer are not available to the property at this time. The existing home is served by a well for potable water and septic for waste disposal.

Schools: With the proposal of up to one dwelling unit on this parcel, the expected number of Sumter County Generated Students is one (1) student. Breakdown is as follows:

School	Rate/Students Generated
High	0.102
Middle	0.074
Elementary	0.152
Total	0.328

CONCLUSION:

The proposed amendment to the Comprehensive Plan is compatible with the Goals, Policies and Objectives stated in the City of Wildwood's 2050 Comprehensive Plan. The proposed amendment has been evaluated for the 13 indicators of urban sprawl as listed in F.S. Chapter 163.3177(6)(a)9a.

DATED: 4/21/2025



Wendy Then, AICP, CFM
Assistant Director Development Services

ORDINANCE NO. O2025-13

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, PROPOSING A SMALL-SCALE FUTURE LAND USE MAP AMENDMENT TO THE ADOPTED COMPREHENSIVE PLAN AND FUTURE LAND USE MAP IN ACCORDANCE WITH THE COMMUNITY PLANNING ACT OF 2011, AS AMENDED; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Wildwood, Florida, is proposing to amend the local Comprehensive Plan and Future Land Use Map of said City, to include a land use amendment described as follows, to-wit:

Parcel G15A098

Dorothy Joy Messenger-Young, trustee of the Young Family Revocable Trust

0.286 +/-

LEGAL DESCRIPTION

Lots 9 and 10, Block E PLAT NO. 1 OF ORANGE HOME, according to the Plat thereof as recorded in Plat Book 1, Page 101 ½, Public Records of Sumter County, Florida.

This property is to be reclassified from Rural Residential (Sumter County) to Mobile Home Park (City of Wildwood).

AND WHEREAS, the City is proposing to amend the Future Land Use Map to include the future land use of property that shall pertain and be applicable to said amendment.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. The adopted local Comprehensive Plan and Future Land Use Map for the City of Wildwood, Florida, are hereby amended to include the above-referenced property and proposed land use amendment as indicated above. The amendment to the Future Land Use Map of the local comprehensive plan is attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 2. All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

SECTION 3. If any section, sentence, clause or phrase of this Ordinance is held

to be invalid or unconstitutional by a Court or competent jurisdiction, then said holding shall in no way effect the validity of the remaining portions of said Ordinance.

SECTION 4. This Ordinance shall take effect 31 days after its final reading by the City Commission of the City of Wildwood.

SECTION 5. SCRIVENER'S ERROR. The city attorney may correct scrivener's errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this _____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

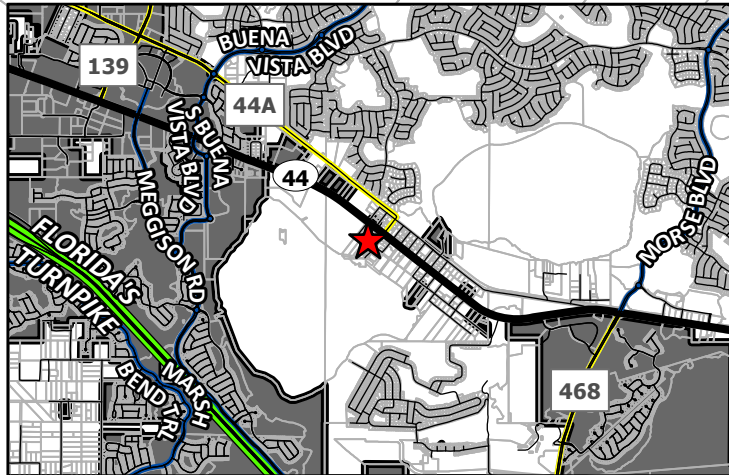
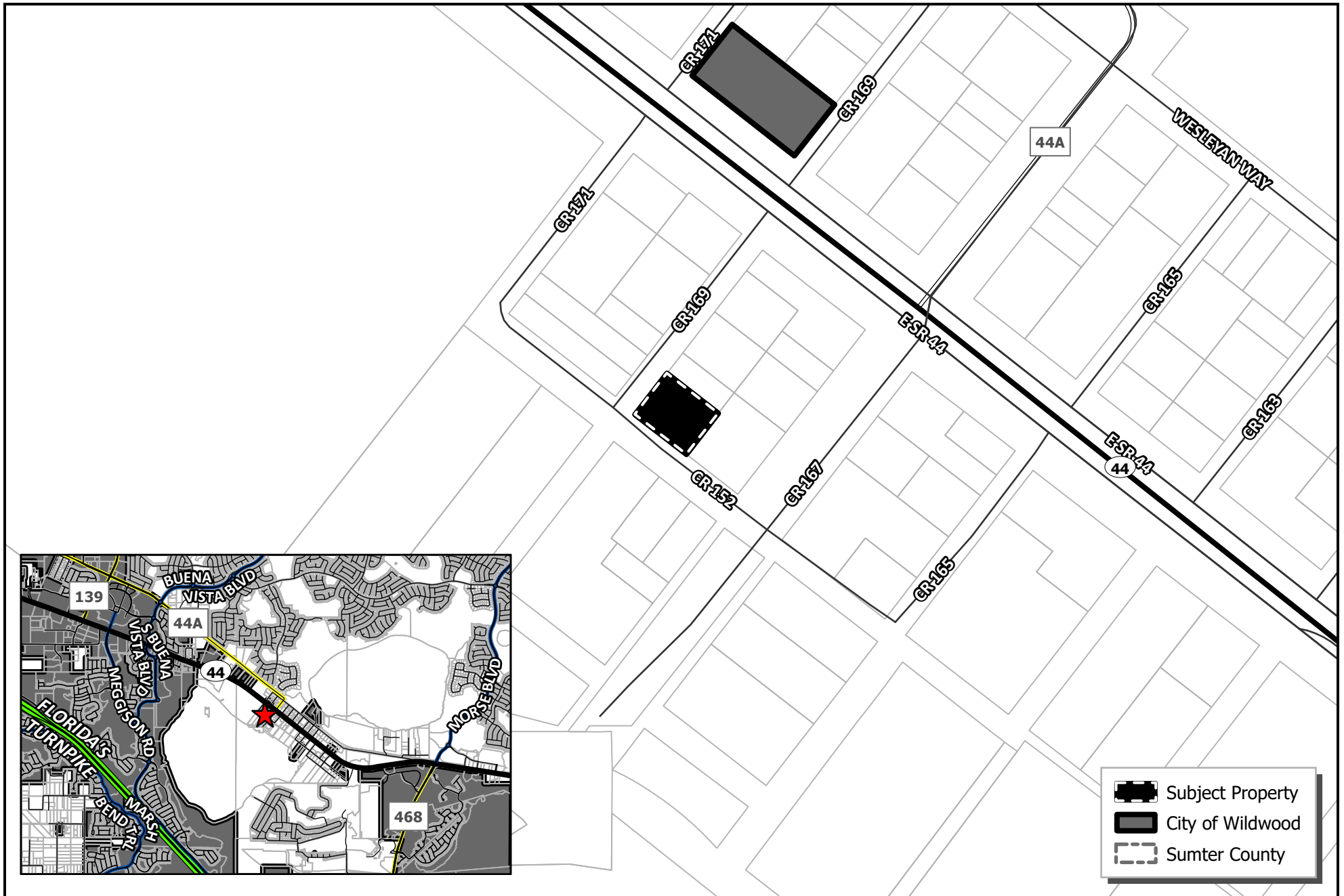
First Reading: _____

Second Reading: _____

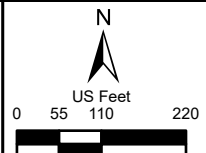
Approved as to form:

City Attorney

EXHIBIT A

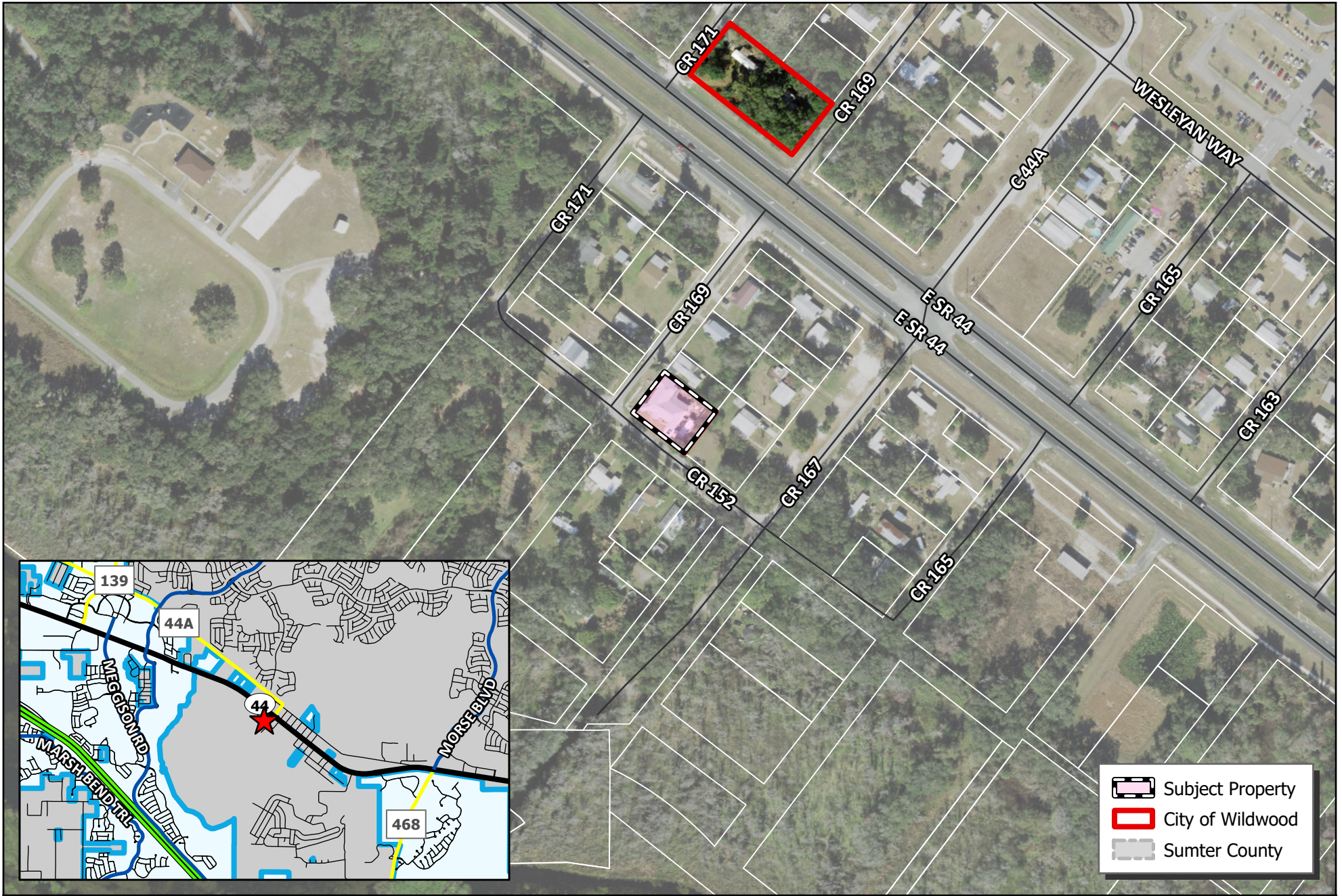


CITY OF WILDWOOD
100 North Main Street
Wildwood, FL 34785
Phone: (352) 330-1330
www.wildwood-fl.gov

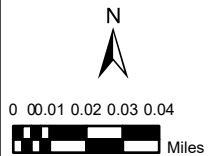


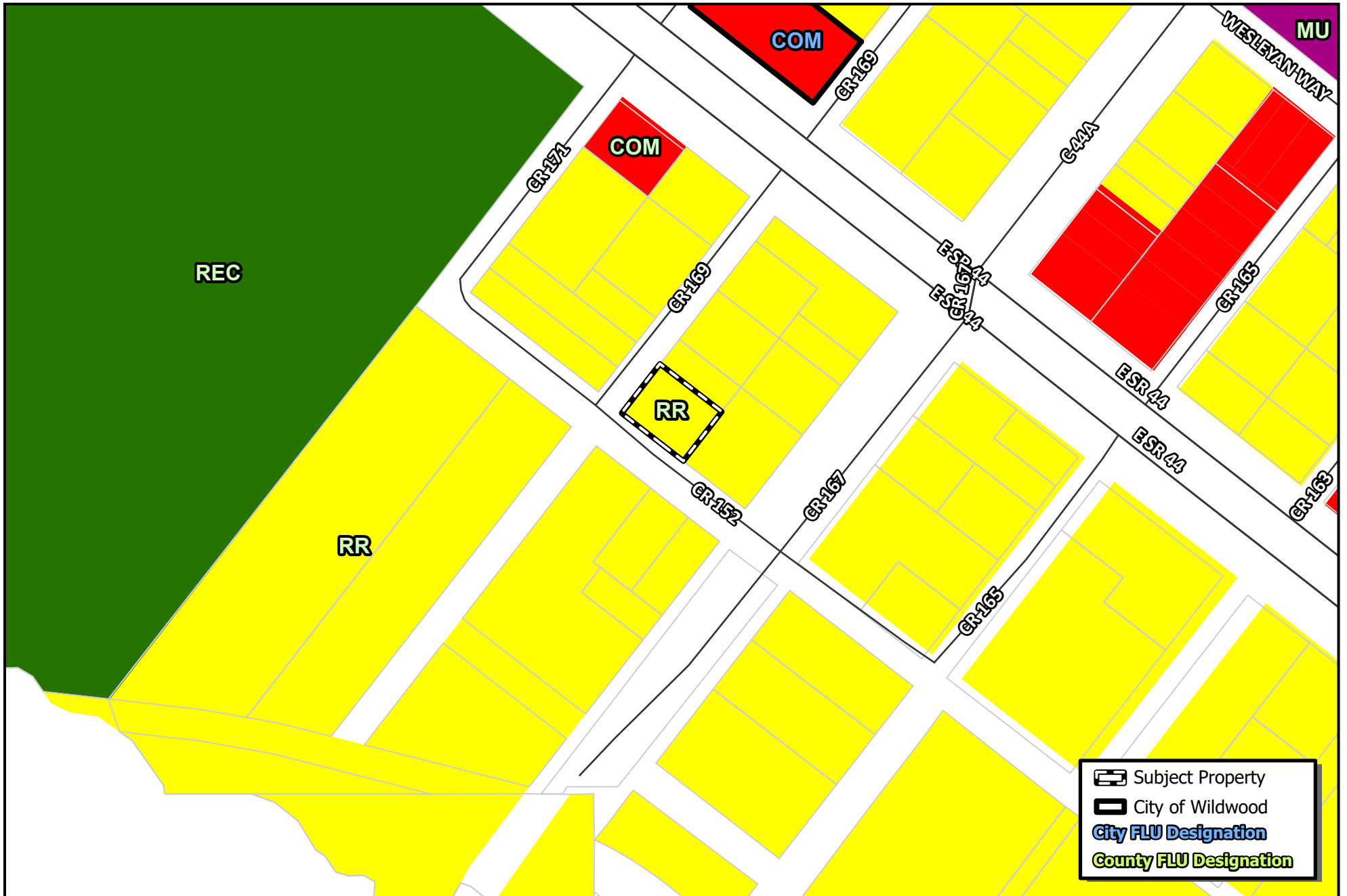
PJ #A25-0821
5127 CR 169
PARCEL G15A098

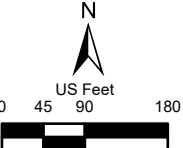
MAP 1A
LOCATION
MAP
MAR 2025

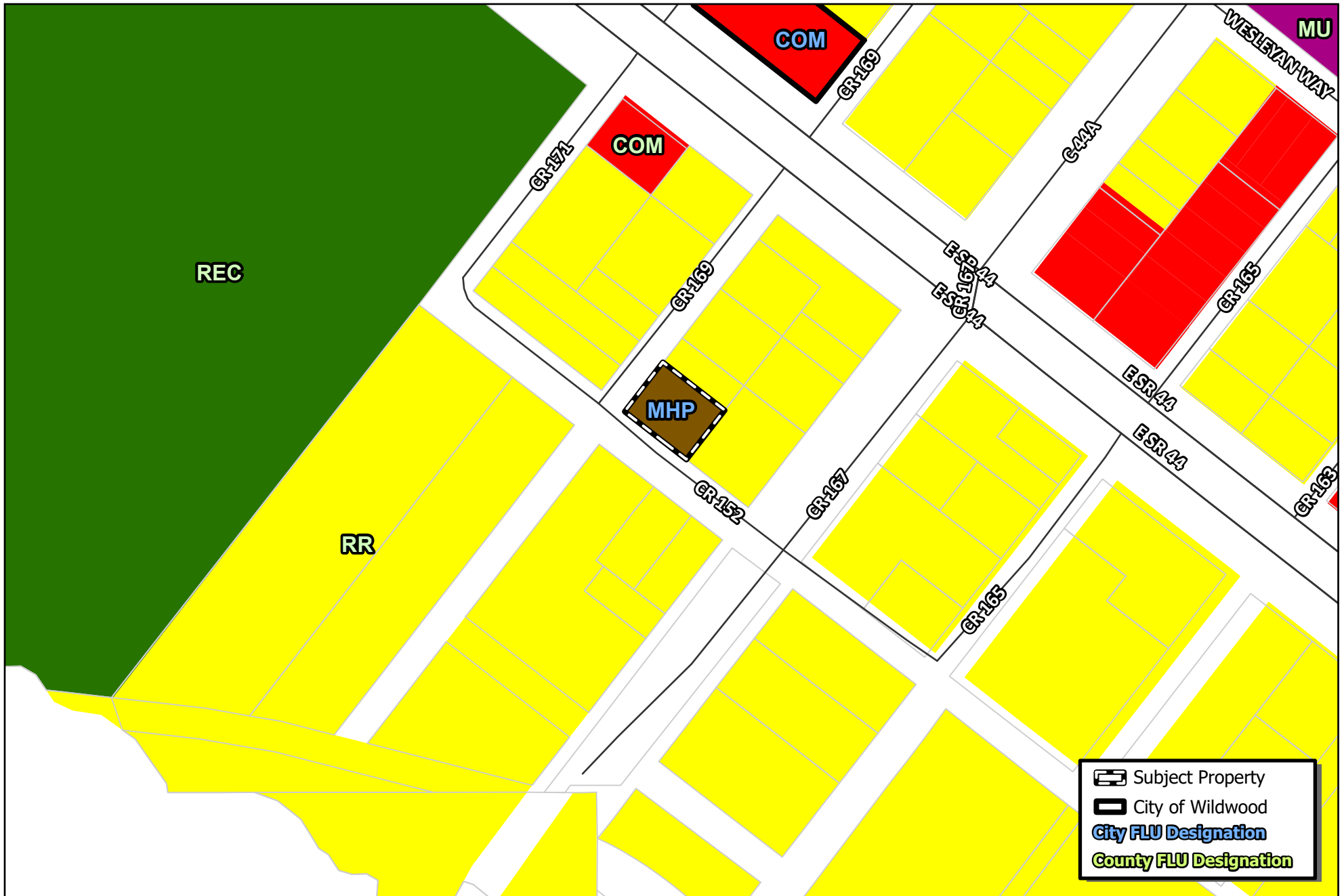


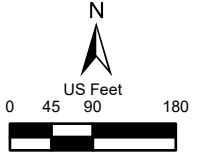
-  Subject Property
-  City of Wildwood
-  Sumter County

 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 0 00.01 0.02 0.03 0.04 Miles	PJ #A25-0821 5127 CR 169 PARCEL G15A098	MAP 1B LOCATION MAP MAR 2025



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 US Feet 0 45 90 180	PJ #A25-0821 5127 CR 169 PARCEL G15A098		MAP 2A EXISTING LAND USE MAR 2025
---	---	--	--	--	--



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov		PJ #A25-0821 5127 CR 169 PARCEL G15A098		MAP 2B PROPOSED LAND USE MAR 2025
---	---	---	--	--	--



Business Impact Estimate

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference: O2025-13

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.

Dorothy Joy Messenger-Young, trustee of the Young Family Revocable Trust – PJ #A25-0821 - 5127 CR 169 (Comp. Plan Amendment and Rezoning).

Parcel G15A098

The City of Wildwood is requesting an exemption for a transportation impact analysis for the owner/applicant Dorothy Joy Messenger-Young, trustee of the Young Family Revocable Trust on parcel G15A098 on .286 acres more less to annex a property into the City so that they can come under the City's zoning regulations since they are out of compliance with the Sumter County's R6M zoning district.

The proposed zoning is MHP with a Future Land Use of Mobile Home Park for a maximum allowable use of 10 units per acre or 2.86 dwelling units. However, the home has already been constructed, and the site is maxed out on the allowable square footage.

For Comprehensive Plan purposes and worst-case scenario using the ITE Land Use Code of Single-Family Detached Housing (210), due to the .286 acres of land with up to 10 dwelling units per acre, the future land use change could generate up to 27 daily trips with 2 AM Peak Hour trips and 3 PM Peak hour trips.

Based on the current conditions of the existing one single family residence without any expected changes, the generation would be 10 daily trips with 1 AM Peak hour trip and 1 PM hour trip.

Thank you for your consideration.

Wendy Then, AICP, CFM

DSD Department

City of Wildwood



Average daily trips for Single-Family Detached- Based on the 11th Edition

Multiple the Average Rate by the number of Units.

Daily Trips

Single-Family Detached Housing (210)

Vehicle Trip Ends vs: Dwelling Units
On a: Weekday

Setting/Location: General Urban/Suburban
Number of Studies: 174
Avg. Num. of Dwelling Units: 246
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Dwelling Unit

Average Rate	Range of Rates	Standard Deviation
9.43	4.45 - 22.61	2.13

AM Peak Hours

Single-Family Detached Housing (210)

Vehicle Trip Ends vs: Dwelling Units
On a: Weekday,
AM Peak Hour of Generator

Setting/Location: General Urban/Suburban
Number of Studies: 169
Avg. Num. of Dwelling Units: 217
Directional Distribution: 26% entering, 74% exiting

Vehicle Trip Generation per Dwelling Unit

Average Rate	Range of Rates	Standard Deviation
0.75	0.34 - 2.27	0.25

PM Peak Hours

Single-Family Detached Housing (210)

Vehicle Trip Ends vs: Dwelling Units
On a: Weekday,
PM Peak Hour of Generator

Setting/Location: General Urban/Suburban
Number of Studies: 178
Avg. Num. of Dwelling Units: 203
Directional Distribution: 64% entering, 36% exiting

Vehicle Trip Generation per Dwelling Unit

Average Rate	Range of Rates	Standard Deviation
0.99	0.49 - 2.98	0.28

City of Wildwood, Florida
Planning & Zoning Board/Special Magistrate
as Local Planning Agency

The case below was heard on Tuesday, April 8, 2025, by the Special Magistrate. The applicant seeks a favorable recommendation from the City of Wildwood Planning and Zoning Board/Special Magistrate as the Local Planning Agency for a Comprehensive Plan amendment to amend the FLU map designation from Rural Residential (Sumter County) to Mobile Home Park (City of Wildwood) on 0.286 acres MOL. The subject property is located at 5127 CR 169, Wildwood, FL 34785, at the NE corner of the intersection of CR 152 and CR 169.

Case Number: PJ #A25-0821 – SSCP – 5127 CR 169

Applicant(s): Dorothy Joy Messenger-Young, TTEE

Owner(s): The Young Family Revocable Trust

Parcel(s): G15A098

Under Land Development Regulation (LDR) § 1.7(C), the Planning and Zoning Board/Special Magistrate as Local Planning Agency has a duty to make a recommendation to the City Commission on all proposed Comprehensive Plan amendments.

Based upon the testimony, evidence, and information presented as to the criteria set forth in LDR § 1.7(D), the Special Magistrate, as it respects to O2025-13

☒ recommends approval.

☐ recommends approval with the following conditions:

☐ recommends denial.

Dated: April 8, 2025



Lindsay C.T. Holt
Special Magistrate City of Wildwood

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: A25-0823 - Rezoning - 5127 CR 169

REQUESTED ACTION: The Planning and Zoning Board/Special Magistrate recommends approval

CONTRACT:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Case No.	A25-0823 – Rezoning – 5127 CR 169
Ordinance Number	O2025-14
Applicant	Dorothy Joy Messenger-Young, TTEE
Owner	The Young Family Revocable Trust
Property Location	The subject property is located at 5127 CR 169, Wildwood, FL 34785, at the NE corner of the intersection of CR 152 and CR 169
Parcel	G15A098
Date	April 21, 2025

The applicant seeks approval from the City of Wildwood City Commission for a Zoning Map amendment to change the zoning district from R6M (Sumter County) to MHP (City of Wildwood) for the parcel listed above on 0.286 acres MOL. This request is accompanied by small-scale comprehensive plan amendment request PJ #A25-0821 - SSCP – 5127 CR 169 (O2025-13).

Pursuant to Land Development Regulation (LDR) § 3.3(C)(4), staff believes the zoning change to MHP should be granted based on the following criteria:

(a) Whether the proposed change is consistent with the comprehensive plan;
At this time, the applicant intends to bring into compliance an existing single-family residence due to some after-the-fact addition building permits. The subject parcel is located within the City's Joint Planning Area with Sumter County and upon the applicant submitting a Building Permit to the Sumter County Building Department, the property owner was notified of the requirement for annexation. The proposed rezoning to MHP is consistent with the proposed Future Land Use Map designation of MHP and the intent of the Comprehensive Plan as stated

in FLU Policy 1.1.4. to accommodate the character of existing neighborhoods. The proposed changes also coincide with Policy 1.2.5. of the Future Land Use Element, which is to discourage urban sprawl through a future land use pattern which promotes orderly, compact development. As such, this change is consistent with the City's 2050 Comprehensive Plan.

(b) The existing land use pattern of the surrounding area;

The proposed rezoning to MHP is compatible with the current zoning in this area and the existing character of the subdivisions within this community. The subject property is located within Lots 9 and 10 Block E of the Orange Home Subdivision, an established community featuring manufactured homes and single family residences. The Orange Home Subdivision has been in existence since September 8, 1925. As such, the lots have been built on over the years.

(c) The possibility of adversely affecting public facilities such as schools, utilities, streets, etc;

Schools: A single family residence/manufactured home would generate one (1) student to Wildwood Schools. The school district advises that capacity is available.

Potable Water & Sewer: City water/sewer lines are in the vicinity of SR 44 of the Orange Home Subdivision, but they are not available to the subject parcel. The existing home is served by well for potable water and septic for waste disposal.

Streets: Access to the property has been accommodated along CR 152, a public road maintained by Sumter County.

(d) Whether changed or changing conditions make the passage of the proposed amendment necessary;

The subject parcel is located within the City's Joint Planning Area with Sumter County. The rezoning is necessary to accommodate the proposed use of the property, as the applicant intends to develop, and to bring the property into compliance with the proposed Future Land Use designation.

(e) Whether the proposed change will create or excessively increase traffic congestion or otherwise be a detriment to public safety;

Transportation: For a single family residence, it's expected up to 10 daily trips; which is de minimis in nature relative to the size of the parcel. The single-family home is existing; therefore, there is not net new increase in daily trips for this project.

(f) Whether the proposed change will be a deterrent to the improvement or development of adjacent property;

The proposed rezoning will not be a deterrent to the improvement or development of adjacent properties.

ZONING DESIGNATION OF SURROUNDING PROPERTIES

NORTH	R6M (Sumter County)
SOUTH	CR 152 & R6M (Sumter County)
EAST	R6M (Sumter County)

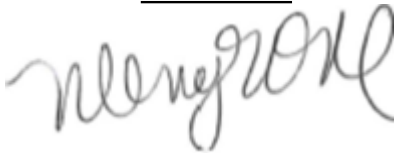
WEST

ROW CR 169 & R6M (City)

The applicant is working with the Sumter County Building Department for the renewal of a building permit for an addition at the subject parcel. The site plan will be required to follow requirements established in the City's Land Development Regulations in accordance to the MHP Zoning District. If any deficiencies are found, it's likely that a variance will be required to address the existing non-confirming zoning discrepancies at the site.

The applicant seeks approval of Ordinance Number O2025-14 (attached) subject to approval of O2025-13, which establishes a Future Land Use appropriate to the proposed zoning.

DATED: 4/21/2025

A handwritten signature in dark ink, appearing to read 'Wendy Then', is written over the typed name.

Wendy Then, AICP, CFM
Assistant Director Development Services

ORDINANCE NO. O2025-14

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA;
PROPOSING A ZONING MAP AMENDMENT TO THE
OFFICIAL ZONING MAP IN ACCORDANCE WITH
SECTIONS 3.2 AND 3.3 OF THE LAND DEVELOPMENT
REGULATIONS; PROVIDING FOR CODIFICATION;
PROVIDING FOR CONFLICT; PROVIDING FOR
SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE
DATE.

WHEREAS, the City of Wildwood, Florida, is proposing to amend the Official Zoning Map of said City, to include a rezoning of real property described as follows, to-wit:

Parcel G15A098

Dorothy Joy Messenger-Young, trustee of the Young Family Revocable Trust

0.286 +/-

LEGAL DESCRIPTION

Lots 9 and 10, Block E PLAT NO. 1 OF ORANGE HOME, according to the Plat thereof as recorded in Plat Book 1, Page 101 ½, Public Records of Sumter County, Florida.

This property is to be reclassified from R6M (Sumter County) to MHP (City of Wildwood).

AND WHEREAS, the rezoning is consistent with the City's Comprehensive Plan and Land Development Regulations.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. The Official Zoning Map of the City of Wildwood, Florida is hereby amended to include the above-referenced property as indicated above. The amendment to the Official Zoning Map is attached hereto as "Exhibit A" and incorporated herein by reference.

SECTION 2. All ordinances or parts of ordinances in conflict herewith, be, and the same are hereby repealed.

SECTION 3. If any section, sentence, clause or phrase of this Ordinance is held to be invalid or unconstitutional by a Court or competent jurisdiction, then said holding

shall in no way effect the validity of the remaining portions of said Ordinance.

SECTION 4. This Ordinance shall take effect 31 days after its final reading by the City Commission of the City of Wildwood.

SECTION 5. SCRIVENER'S ERROR. The city attorney may correct scrivener's errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this _____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

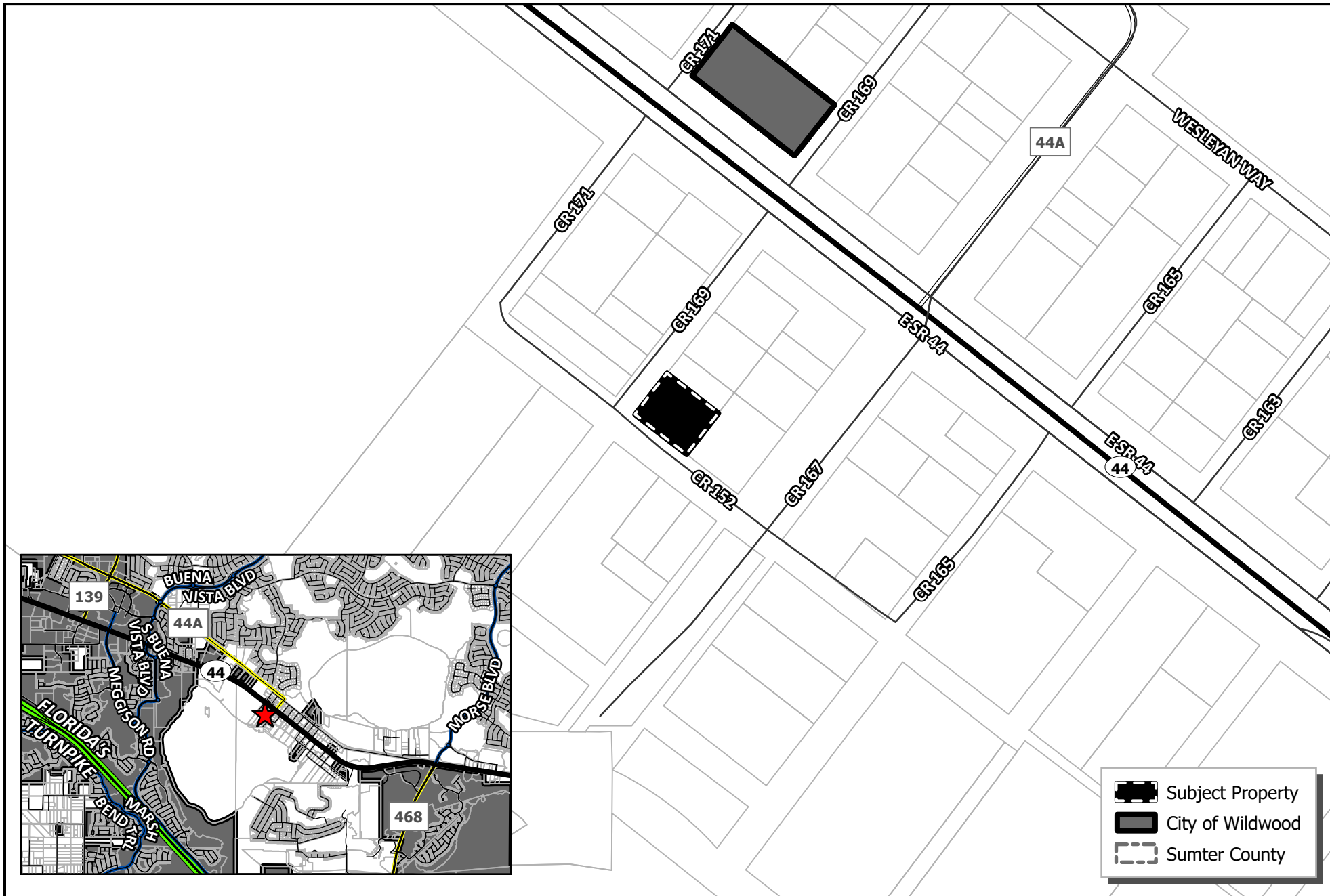
First Reading: _____

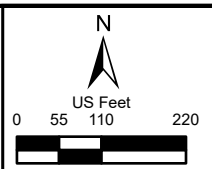
Second Reading: _____

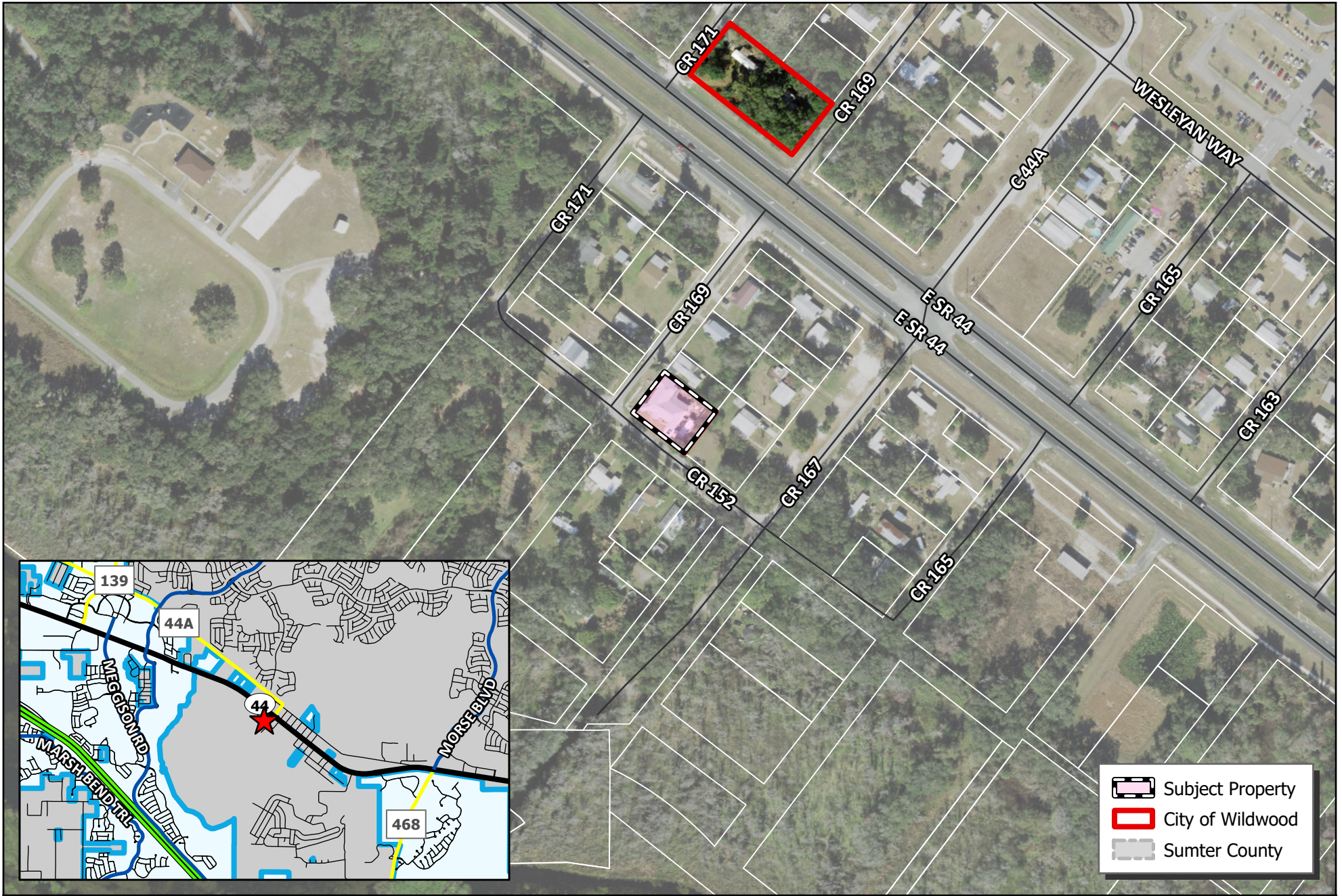
Approved as to form:

City Attorney

EXHIBIT A

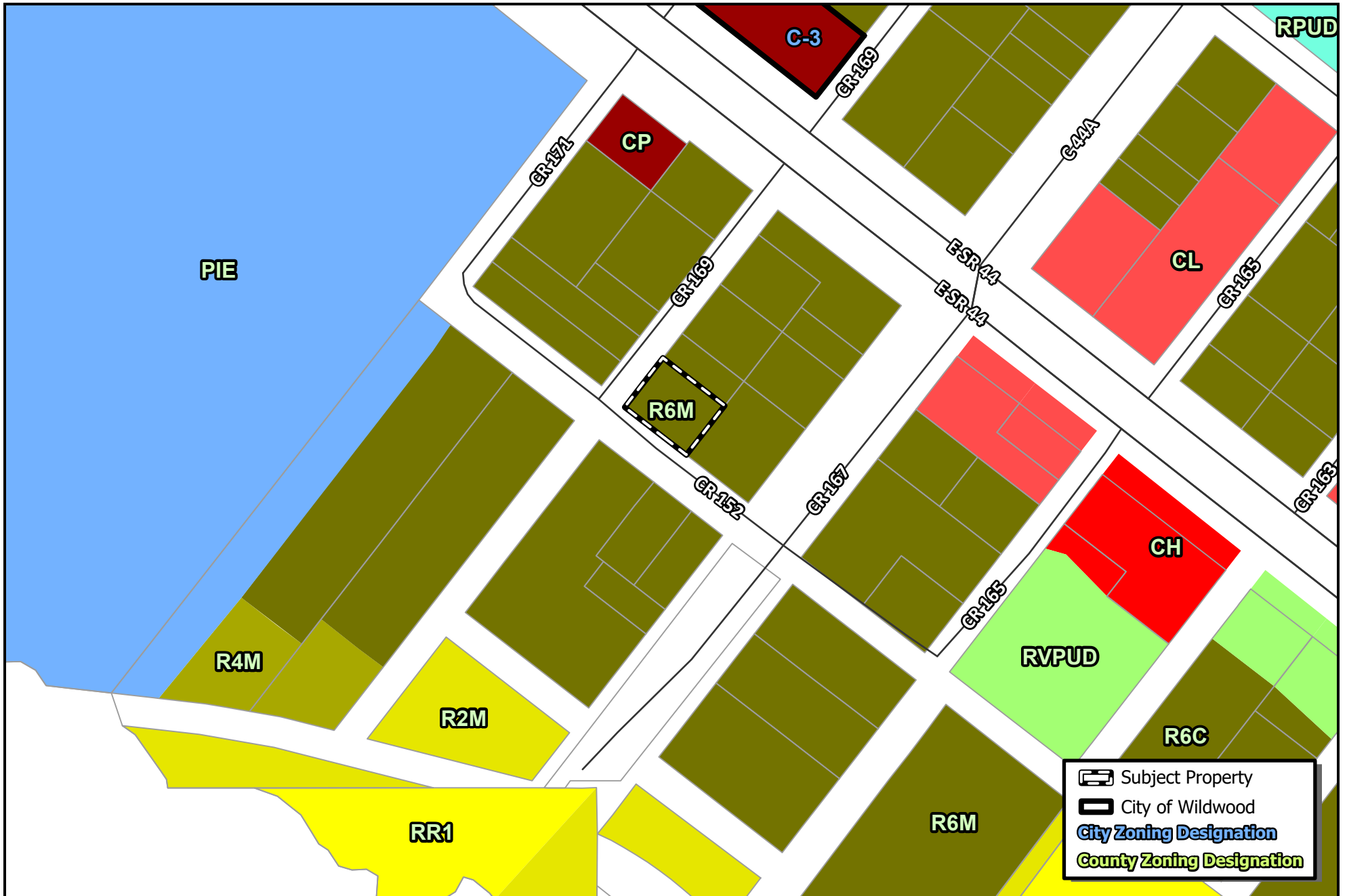


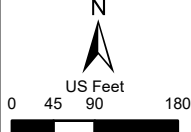
 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 N US Feet 0 55 110 220	PJ #A25-0823 5127 CR 169 PARCEL G15A098	MAP 1A LOCATION MAP MAR 2025
---	--	---	---	---

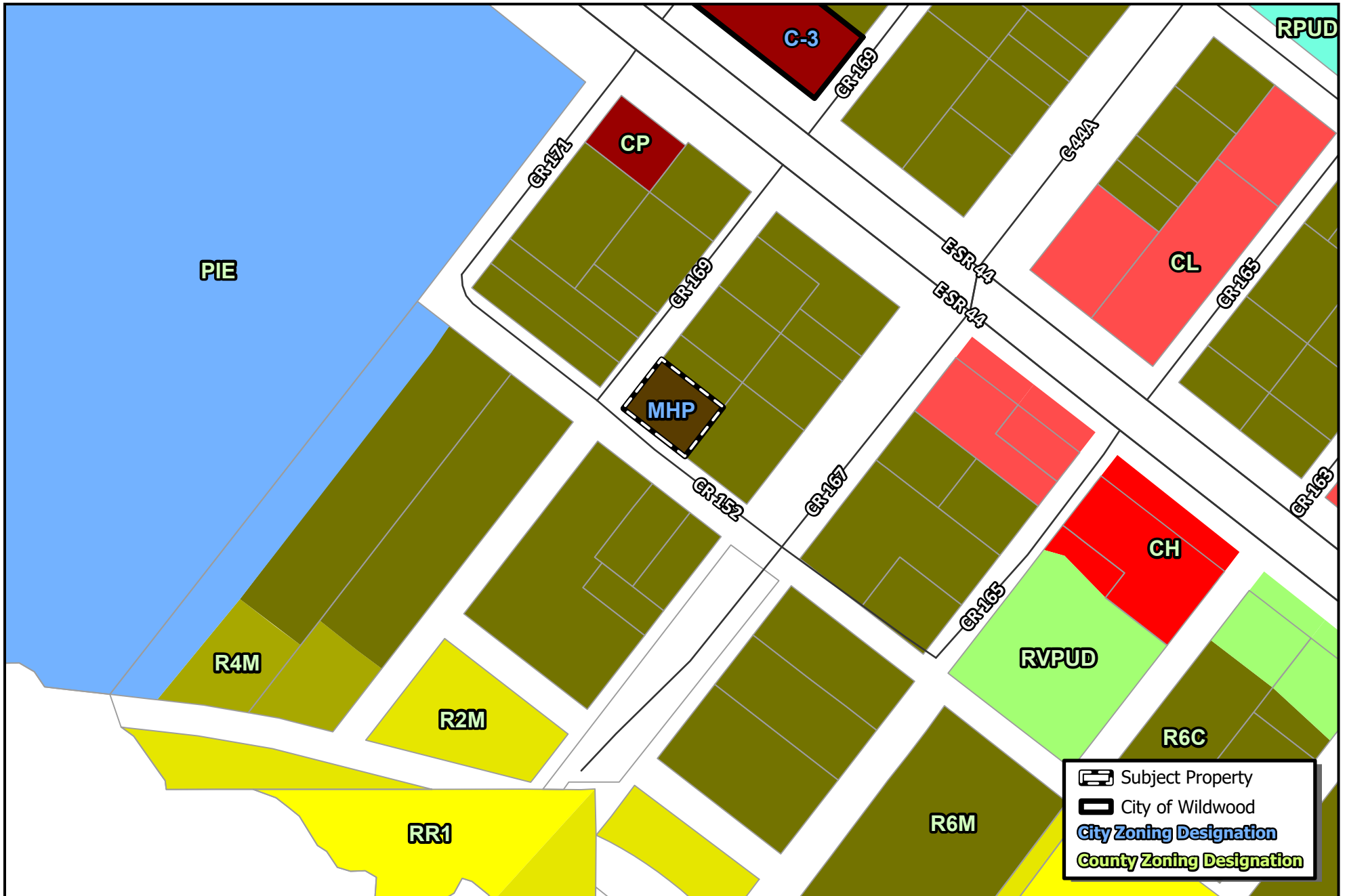


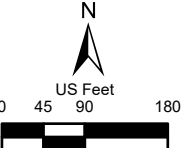
- Subject Property
- City of Wildwood
- Sumter County

 CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 0 0.01 0.02 0.03 0.04 Miles	PJ #A25-0823 5127 CR 169 PARCEL G15A098	MAP 1B
			LOCATION
			MAP
			MAR 2025



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 N US Feet 0 45 90 180	PJ #A25-0823 5127 CR 169 PARCEL G15A098	MAP 3A EXISTING ZONING MAR 2025
--	--	--	---	---



 WILDWOOD FLORIDA	CITY OF WILDWOOD 100 North Main Street Wildwood, FL 34785 Phone: (352) 330-1330 www.wildwood-fl.gov	 N US Feet 0 45 90 180	PJ #A25-0823 5127 CR 169 PARCEL G15A098	MAP 3B PROPOSED ZONING MAR 2025
--	--	--	---	---



Business Impact Estimate

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference: O2025-14

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.

Dorothy Joy Messenger-Young, trustee of the Young Family Revocable Trust – PJ #A25-0821 - 5127 CR 169 (Comp. Plan Amendment and Rezoning).

Parcel G15A098

The City of Wildwood is requesting an exemption for a transportation impact analysis for the owner/applicant Dorothy Joy Messenger-Young, trustee of the Young Family Revocable Trust on parcel G15A098 on .286 acres more less to annex a property into the City so that they can come under the City's zoning regulations since they are out of compliance with the Sumter County's R6M zoning district.

The proposed zoning is MHP with a Future Land Use of Mobile Home Park for a maximum allowable use of 10 units per acre or 2.86 dwelling units. However, the home has already been constructed, and the site is maxed out on the allowable square footage.

For Comprehensive Plan purposes and worst-case scenario using the ITE Land Use Code of Single-Family Detached Housing (210), due to the .286 acres of land with up to 10 dwelling units per acre, the future land use change could generate up to 27 daily trips with 2 AM Peak Hour trips and 3 PM Peak hour trips.

Based on the current conditions of the existing one single family residence without any expected changes, the generation would be 10 daily trips with 1 AM Peak hour trip and 1 PM hour trip.

Thank you for your consideration.

Wendy Then, AICP, CFM

DSD Department

City of Wildwood



Average daily trips for Single-Family Detached- Based on the 11th Edition

Multiple the Average Rate by the number of Units.

Daily Trips

Single-Family Detached Housing (210)

Vehicle Trip Ends vs: Dwelling Units
On a: Weekday

Setting/Location: General Urban/Suburban
Number of Studies: 174
Avg. Num. of Dwelling Units: 246
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Dwelling Unit

Average Rate	Range of Rates	Standard Deviation
9.43	4.45 - 22.61	2.13

AM Peak Hours

Single-Family Detached Housing (210)

Vehicle Trip Ends vs: Dwelling Units
On a: Weekday,
AM Peak Hour of Generator

Setting/Location: General Urban/Suburban
Number of Studies: 169
Avg. Num. of Dwelling Units: 217
Directional Distribution: 26% entering, 74% exiting

Vehicle Trip Generation per Dwelling Unit

Average Rate	Range of Rates	Standard Deviation
0.75	0.34 - 2.27	0.25

PM Peak Hours

Single-Family Detached Housing (210)

Vehicle Trip Ends vs: Dwelling Units
On a: Weekday,
PM Peak Hour of Generator

Setting/Location: General Urban/Suburban
Number of Studies: 178
Avg. Num. of Dwelling Units: 203
Directional Distribution: 64% entering, 36% exiting

Vehicle Trip Generation per Dwelling Unit

Average Rate	Range of Rates	Standard Deviation
0.99	0.49 - 2.98	0.28

City of Wildwood, Florida
Planning & Zoning Board/Special Magistrate

The case below was heard on Tuesday, April 8, 2025, by the Special Magistrate. The applicant seeks approval and favorable recommendation from the City of Wildwood Planning and Zoning Board/Special Magistrate for a Zoning Map Amendment to change the zoning district from R6M (Sumter County) to MHP (City of Wildwood) for the parcel listed below on 0.286 acres of land MOL. The subject property is located at 5127 CR 169, Wildwood, FL 34785, at the NE corner of the intersection of CR 152 and CR 169.

Case Number: PJ #A25-0823 – Rezoning – 5127 CR 169

Applicant(s): Dorothy Joy Messenger-Young, TTEE

Owner(s): The Young Family Revocable Trust

Parcel(s): G15A098

Under Land Development Regulation (LDR) § 1.7(B)(2), the Planning and Zoning Board/Special Magistrate has a duty to make a recommendation to the City Commission on all proposed Zoning Map amendments.

Based upon the testimony, evidence, and information presented as to the criteria set forth in LDR § 3.3(C)(4), the Special Magistrate, as it respects to O2025-14:

☒ recommends approval.

☐ recommends approval with the following conditions:

☐ recommends denial.

Dated: April 8, 2025



Lindsay C.T. Holt
Special Magistrate City of Wildwood

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: Amendments to City of Wildwood Code of Ordinances

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

The City of Wildwood Code of Ordinances contains certain regulations on the sale and consumption of alcohol, and regulations and restrictions of other uses and activities within the City. Although such regulations and restrictions exist city-wide, it has been determined that these types of regulations and restrictions should not be applicable in the ARD (Age-Restricted Development) zoning district and other zoning districts or areas adopted by resolution by the City Commission.

The proposed Ordinance includes amendments to and exemptions from certain sections of the Code of Ordinances pertaining to the posting of bills or advertising, the placement of banners across streets, regulations governing the sale and consumption of alcoholic beverages, permits for temporary uses and special events, coin-operated skill devices, transient merchants, and uses within City rights-of-way.

Additionally, the proposed Ordinance extends the hours during which alcoholic beverages may be sold, served, or consumed in any establishment holding a state-permitted alcoholic beverage license pursuant to F.S. Chapter 561.

As the ARD zoning district and other areas within the city limits often provide unique services and experiences to residents and visitors, along with the additional and unnecessary burden that would befall city staff to continue to enforce the current regulations in certain areas, staff recommends approval of the amendments as outlined in O2025-17.

ORDINANCE NO. O2025-17

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA; AMENDING CHAPTER 3 OF THE MUNICIPAL CODE, AMENDING SECTION 3-2 AND SECTION 3-3 AS TO AREAS EXEMPT FROM ADVERTISING REQUIREMENTS; AMENDING CHAPTER 4 OF THE MUNICIPAL CODE, AMENDING SECTION 4-2 AS TO THE AREAS EXEMPT FROM ALCOHOL CONSUMPTION AND USE PROHIBITIONS, AMENDING SECTION 4-5 AS TO THE ZONING AREAS WHERE ALCOHOLIC SALES ARE PERMITTED AND AMENDING SECTION 4-8 BUSINESS HOURS, DELETING CERTAIN PROVISIONS, AND ADDING AN EXEMPTION; AMENDING CHAPTER 11 OF THE MUNICIPAL CODE, AMENDING SECTION 11-14 ADDING EXEMPTION, AMENDING SECTION 11-73 ADDING EXEMPTION, AMENDING SECTION 11-218 DELETING A SUBSECTION; AMENDING CHAPTER 12 OF THE MUNICIPAL CODE, AMENDING SECTION 12-57 IN ITS ENTIRETY; AMENDING CHAPTER 16 OF THE MUNICIPAL CODE, AMENDING SECTION 16-1 FOR CLARITY, AND AMENDING SECTION 16-10 AS TO AREAS EXEMPT FROM CERTAIN SUBSECTIONS; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City has an interest in controlling the sale and consumption of alcohol and in regulating certain other uses and restrictions within the City; and,

WHEREAS, the City seeks to remove certain uses and restrictions and exempt property within the ARD zoning designation and other areas adopted by resolution by the City from certain provisions related to advertising, temporary uses, special events, coin operated skill devices, peddler and solicitors, parade and processions, and street and sidewalk.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1. §3-2 of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec 3-2. – Posting bills, etc.

It shall be unlawful for any person to post any bills or other advertising matter upon any permanent or temporary structure or building, pole or tree or other location in any street,

park, or other public way or public place within the corporate limits of the city without first having obtained permission from the city. This section will not be applicable to ARD and other areas adopted by resolution by the City.

§3-3 of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec 3-3. – Placing banners, etc., across streets.

It shall be unlawful for any person to extend any banner or canvas sign across any public street, park or other way of the city without first having obtained permission from the city. This section will not be applicable to ARD and other areas adopted by resolution by the City.

SECTION 2. §4-2(a) of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec. 4-2. – Consumption and use in public places and on private property.

- (a) It shall be unlawful for any person to consume, or to have, hold, carry or possess, in any open or unsealed container, any alcoholic beverage (including beer, wine and whisky) while in, on or about any public park, public street, public sidewalk, public parking lot, public alley or other public places within the municipal limits of the city.
- (b) This subsection will not be applicable to non-residential areas and uses, recreational areas and uses, and areas of mixed use within ARD zoning and other areas as may be adopted by resolution by the City. However, streets dedicated to the City, sidewalks dedicated to the City, alleys dedicated to the City, and City owned public parks shall not be exempt from this subsection. This exemption shall not be construed to exempt the sale and consumption of alcoholic beverages from complying with the alcoholic beverage laws of the State of Florida.
- (c) This Section is not applicable to special events sponsored by the City.

§4-5 of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec. 4-5. – Sale prohibited near church or school.

- (a) No liquor, beer or wine shall be sold within 300 feet in a straight line from any church, public or private school operated for the instruction of minors in the common branches of learning measured from building to building at their closest points, except such places of business as are already established.
- (b) This section does not apply to vendors holding solely off-premises sales licenses.
- (c) This section does not apply to churches located in leased premises.

- (e) This section does not apply to areas under ARD zoning and other areas adopted by resolution by the City. This exemption shall not be construed to exempt the sale and consumption of alcoholic beverages from complying with the alcoholic beverage laws of the State of Florida.

§4-8 of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec. 4-8. – Business hours.

- (a) No alcoholic beverages may be sold, consumed, served or permitted to be served or consumed in any place holding a state alcoholic beverage license pursuant to F.S. ch. 561, between the hours of 12:00 midnight ~~2:00 a.m.~~ and 7:00 a.m. of the following day except as provided herein. It shall also be unlawful for any person to consume any alcoholic beverages within premises licensed to sell or dispense alcoholic beverages, during the hours prohibited by this section. The presence within premises licensed to sell or dispense alcoholic beverages of any drink or beverage which has been poured from its original container shall be prima facie evidence of a violation of this section.
- ~~(b) Business hours beginning on December 31 of any and every year may extend until 1:00 a.m., on certain holiday known as New Year's Eve, and alcoholic beverages may be sold, consumed, served, or permitted to be served or consumed in any place holding a state alcoholic beverage license pursuant to F.S. ch. 561 until 1:00 a.m., for that day only. These extended hours are applicable solely upon that holiday generally known as New Year's Eve and shall not be construed to allow extended hours on any other day.~~
- ~~(c) Alcoholic beverages may be sold, consumed, served and permitted to be served in any place holding a state alcoholic beverage license pursuant to F.S. ch. 561, between the hours of 12:00 midnight and 2:00 a.m. under the following circumstances:~~
- ~~(1) The place where the alcoholic beverages are served is a restaurant having at least 2,500 square feet of service area equipped to serve at least 150 persons full course meals at tables at one time and deriving at least 51 percent of its gross revenue from the sale of food and nonalcoholic beverages.~~
- ~~(2) The place where alcoholic beverages are sold does not operate as a package store.~~
- ~~(3) Alcoholic beverages are not sold after the hours of serving full course meals at tables have elapsed.~~
- (b) This section does not apply to areas under ARD zoning and other areas adopted by resolution by the City. This shall not be construed to exempt the sale and consumption of alcoholic beverages from complying with the alcoholic beverage laws of the State of Florida.

SECTION 3. §11-14(b)(1) of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec. 11-14. – Issuance of permits for temporary uses and special events.

(b) *Applicability.*

(1) This section shall not apply to:

- a. Agricultural stands that sell produce raised or produced on the farmland of which they are a part.
- b. The sale of immediately consumable prepared food products, such as ice cream and non-alcoholic beverages, from a mobile vendor vehicle. Sales shall be oriented to pedestrians, not motorists, and the vehicle is to keep moving except for the purpose of making a sale and normal traffic operation considerations.
- c. Property that has an approved site plan allowing temporary uses.
- d. Motion photography production, musical or entertainment festivals, events permitted in public parks, and public forum uses.
- e. Areas under ARD zoning and other areas adopted by resolution by the City.

11-73(2) of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec. 11-73. – Specific regulations for skill machines.

Any and all coin-operated skill devices as defined in this article shall be subject to the following provisions:

- (1) *Orderly operation.* All machines must be operated and maintained at all times in an orderly manner and the operation thereof shall be conducted with the same dignity as any other well regulated business.
- (2) *Certain areas restricted.* No machines shall be maintained or operated within 300 feet of any public or parochial school or church. This shall not apply to any machines operated or maintained in any hotel. This subsection does not apply to areas under ARD zoning and other areas adopted by resolution by the City.
- (3) *Unlawful conduct.* It shall be unlawful for any person in direct charge or supervision of such machines to permit disorderly or other unlawful conduct on the premises.
- (4) *Secretive location.* It shall be unlawful for any person in direct charge or supervision of such machines to place or maintain such machines behind any blind, screen, or in any hidden or secretive location, except when such machines are not open to play.

§11-218(b)(3) of the Code of Ordinances of the City of Wildwood is deleted in its entirety and reserved to read as set forth below:

Sec. 11-218. – Transient merchants prohibited; exceptions.

(b) Exceptions to the prohibition of transient merchants are as follows:

- (1) A transient merchant may set up a temporary food vendor operation at an active and permitted construction site if invited to do so by the developer or owner or of the property.
- (2) A transient merchant may set up for "special events" such as carnivals, parades, farmers markets, festivals and other planned and organized events that would be a benefit to the city and the general community.
- (3) ~~Any transient merchant must obtain a special permit from the city providing for location, specific hours of operation and limitation of number of days.~~
Reserved.
- (4) Any transient merchant must also demonstrate it has any required state or county license or permit.

SECTION 4. §12-57 of the Code of Ordinances of the City of Wildwood is deleted in its entirety and reserved to read as set forth below:

Sec. 12-57. – Parades, processions; permits required; exception.

- a. No procession or parade, excepting the forces of the United States Armed Services, the military forces of this state, and the forces of the police and fire departments, shall occupy, march, or proceed along any street or roadway except in accordance with a permit issued by the city and such other regulations as are set forth in this chapter which may apply.
- b. No sound truck or other vehicle equipped with amplifier or loudspeaker shall be driven upon any street for the purpose of selling, offering for sale, or advertising in any fashion except in accordance with a permit issued by the city.
~~No funeral, procession or parade containing 200 or more persons or 50 or more vehicles, excepting the military forces of the United States, the military forces of this state, and the forces of the police and fire departments, shall occupy, march or proceed along any street, except in accordance with a permit issued by the chief of police and such other regulations as are set forth in this chapter which may apply.~~
- c. This Section shall not apply to any streets or roadways within or adjacent to areas under ARD zoning.

SECTION 5. §16-1 of the Code of Ordinances of the City of Wildwood is deleted in its entirety and reserved to read as set forth below:

Sec. 16-1. – Excavations in streets—Permit required.

It shall be unlawful for any person, firm, corporation or agent thereof to do any construction or repair work involving the tearing up and relaying of any street or part of street or to obstruct, dig up or into or in any way disturb any street or part of street, including removal of earth from ditches, in the city without first procuring from the city a written permit therefor. The permit provided for in this section shall be issued under such conditions as may be prescribed by the city commission, or its designee for purposes of this section, and shall accurately describe the portion of the street to be affected and shall make provision for the replacement of that part of the street which is to be replaced in the same condition as when disturbed and shall state a definite time within which the permit shall be operative.

§16-10(a)(1), (a)(2), (a)(5), (b) and (c) of the Code of Ordinances of the City of Wildwood is amended to read as set forth below:

Sec. 16-10. – Prohibited uses within road right-of-way; permits; temporary road closings.

(a) The following are prohibited uses within any road right-of-way in the city:

- (1) Free distribution or sale or display or solicitation for free distribution or sale of any merchandise, goods, property or services;
- (2) Solicitation for charitable purposes;
- (3) Servicing or repairing of any vehicle, except the rendering of emergency service;
- (4) Storage of vehicles being serviced or repaired on abutting property or elsewhere; and
- (5) Display of advertising of any sort, except that a portion of the roadway may be used for an art festival, parade, fair, or other special event if permitted by the city.

(b) The city may issue permits of limited duration for the temporary use of right-of-way of any city, county, or state road within the city for any of the uses prohibited by this section if it is determined: (i) that the use will not interfere with the safe and efficient movement of traffic and the use will cause no danger to the public.

(c) Before any road in the city may be closed temporarily for a special event, the city must determine that the temporary closure of the road is necessary. If the road is a state road, the city must obtain prior written approval for the temporary road closure from the department of transportation.

(d) Subsections (a)(1), (a)(2), (a)(5), (b) and (c) shall not apply to areas under ARD zoning and other areas adopted by the City.

SECTION 6. All ordinances or part of ordinances which are in conflict with this Ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinance, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION 7. If any portion of this Ordinance is declared invalid or unenforceable, and to the extent that it is possible to do so without destroying the overall intent and effect of this Ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of the Ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION 8. This Ordinance shall become effective upon its passage and adoption according to law.

SECTION 9. SCRIVENER'S ERROR. The city attorney may correct scrivener's errors found in this ordinance by filing a corrected copy of this ordinance with the city clerk.

DONE AND ORDAINED this _____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

First Reading: _____

Second Reading: _____

Approved as to form:

City Attorney



Business Impact Estimate

This form should be included in the agenda packet for the item under which the proposed ordinance is to be considered and must be posted on the City of Wildwood website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference:

ORDINANCE NO. O2025-17

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA; AMENDING CHAPTER 3 OF THE MUNICIPAL CODE, AMENDING SECTION 3-2 AND SECTION 3-3 AS TO AREAS EXEMPT FROM ADVERTISING REQUIREMENTS; AMENDING CHAPTER 4 OF THE MUNICIPAL CODE, AMENDING SECTION 4-2 AS TO THE AREAS EXEMPT FROM ALCOHOL CONSUMPTION AND USE PROHIBITIONS, AMENDING SECTION 4-5 AS TO THE ZONING AREAS WHERE ALCOHOLIC SALES ARE PERMITTED AND AMENDING SECTION 4-8 BUSINESS HOURS, DELETING CERTAIN PROVISIONS, AND ADDING AN EXEMPTION; AMENDING CHAPTER 11 OF THE MUNICIPAL CODE, AMENDING SECTION 11-14 ADDING EXEMPTION, AMENDING SECTION 11-73 ADDING EXEMPTION, AMENDING SECTION 11-218 DELETING A SUBSECTION; AMENDING CHAPTER 12 OF THE MUNICIPAL CODE, AMENDING SECTION 12-57 IN ITS ENTIRETY; AMENDING CHAPTER 16 OF THE MUNICIPAL CODE, AMENDING SECTION 16-1 FOR CLARITY, AND AMENDING SECTION 16-10 AS TO AREAS EXEMPT FROM CERTAIN SUBSECTIONS; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.



This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, a business impact estimate is not required by state law¹ for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☐ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

In accordance with the provisions of controlling law, the City of Wildwood hereby publishes the following information:

1. Summary of the proposed ordinance (must include a statement of the public purpose, such as serving the public health, safety, morals and welfare):

The proposed ordinance encourages increased patronage of local establishments and the accommodation of city residents and visitors while retaining regulations necessary to protect the health, safety, and welfare of the general public.

¹ See Section 166.041(4)(c), Florida Statutes.



2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City of Wildwood, if any:

- (a) An estimate of direct compliance costs that businesses may reasonably incur;
- (b) Any new charge or fee imposed by the proposed ordinance or for which businesses will be financially responsible; and
- (c) An estimate of the City of Wildwood's regulatory costs, including estimated revenues from any new charges or fees to cover such costs.

The Ordinance includes no compliance costs, no new charges or fees imposed on businesses, and no regulatory costs.

3. Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

While difficult to identify the number of businesses likely to be impacted by the proposed ordinance, the proposed amendments will have no negative financial impact on any business in any zoning district or areas identified in the Ordinance.

4. Additional information the governing body deems useful (if any):

N/A

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: Resolution Authorizing the Subordination of City Utility Interests Agreement With the Florida Department of Transportation (FDOT)

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

The Florida Department of Transportation (FDOT) is requesting that the City of Wildwood execute the attached agreement for subordination of certain city utility interests to the FDOT to allow them necessary access to complete a roadway improvement project. The attached resolution authorizes the Mayor to execute this agreement for the City.

RESOLUTION NO. R2025-12

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA, AUTHORIZING THE MAYOR TO EXECUTE THE SUBORDINATION OF CITY UTILITY INTERESTS AGREEMENT WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the State of Florida Department of Transportation proposes to construct or improve State Road No. 35 (US 301), Section No. 18010, F.P. No. 430132-1, in Sumter County, Florida; and,

WHEREAS, it is necessary that certain easement rights now owned by the City of Wildwood, Florida, be subordinate to the rights of the State of Florida Department of Transportation; and,

WHEREAS, said subordination is in the best interest of the City; and,

WHEREAS, the State of Florida Department of Transportation has made application to said City to execute and deliver to the State of Florida Department of Transportation a subordination of utility interest, or interests, in favor of the State of Florida Department of Transportation, and said request having been duly considered.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA, THAT:

Section 1. The application of the State of Florida Department of Transportation for a subordination of utility interest, or interests, is for transportation purposes which are in the public or community interest and for public welfare.

Section 2. The Mayor is hereby authorized to execute the Interlocal Agreement.

DONE AND RESOLVED this ____ day of _____, 20____, by the City Commission of the City of Wildwood, Florida.

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded forthwith to the State of Florida Department of Transportation at 719 South Woodland Blvd., DeLand, Florida, 32720-6834.

STATE OF FLORIDA

COUNTY OF SUMTER

I HEREBY CERTIFY that the foregoing is a true copy of a Resolution adopted by the City Commission of Wildwood, Florida, at a meeting held on the ____ day of _____, _____.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

UTL05-11/13

May 9, 2024

This instrument prepared by

Tammy Mackey

Under the direction of

DANIEL L. MCDERMOTT, ATTORNEY

Department of Transportation

719 South Woodland Boulevard

DeLand, Florida 32720-6834

PARCEL NO. 109.02

SECTION 18010

F.P. NO. 430132 1

STATE ROAD 35 (US 301)

COUNTY SUMTER

SUBORDINATION OF CITY UTILITY INTERESTS

THIS AGREEMENT, entered into this _____ day of _____, _____, by and between the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, hereinafter called the F.D.O.T., and CITY OF WILDWOOD, FLORIDA, hereinafter called City.

WITNESSETH:

WHEREAS, the City presently has an interest in certain lands that have been determined necessary for highway purposes; and

WHEREAS, the proposed use of these lands for highway purposes will require subordination of the interest claimed in such lands by City to the F.D.O.T.; and

WHEREAS, the F.D.O.T. is willing to pay to have the City's facilities relocated if necessary to prevent conflict between the facilities so that the benefits of each may be retained.

NOW, THEREFORE, in consideration of the mutual covenants and promises of the parties hereto, City and F.D.O.T. agree as follows:

City hereby subordinates to the interest of F.D.O.T., its successors, or assigns, any and all of its interest in the lands as follows, viz:

PARCEL NO. 109

FEE SIMPLE

SECTION 18010

FP 430132-1

That portion of:

The W 1/2 of the NE 1/4 of the NW 1/4 of Section 31, Township 19 South,
Range 23 East, Sumter County, Florida.

(Being a portion of lands described in Official Records Book 157, Page 73 as recorded in the

PARCEL NO. 109.02
SECTION 18010
F.P. NO. 430132 1
PAGE 2

Public Records of Sumter County, Florida.)

Described as follows:

Commence at a 6-inch by 6-inch concrete monument with 3-inch brass disk stamped "SUMTER COUNTY SECTION SURVEY" marking the Northeast corner of the Southeast 1/4 of Section 36, Township 19 South, Range 22 East; thence North 00°26'25" East along said the East line of the Northeast 1/4 of said Section 36, a distance of 2658.41 feet to the Northwest corner of the Northwest 1/4 of Section 31, Township 19 South, Range 23 East; thence South 89°42'35" East along the North line of said Northwest 1/4, a distance of 1711.14 feet to a point on the West line of that portion of County Road 468 vacated per Official Records Book 3797, Page 151 as shown on the Florida Department of Transportation Right of Way Map for State Road 35, Section 18010, Financial Project Number 430132-1; thence departing said North line, South 00°15'52" West along said West line, a distance of 32.78 feet to a point on the South right of way line of State Road 35 per said Map; thence departing said West line, North 89°44'08" West along said South right of way line, a distance of 92.19 feet to the POINT OF BEGINNING; thence departing said South right of way line, South 62°23'35" West, a distance of 330.83 feet to a point on the West line of lands described in Official Records Book 157, Page 73 as recorded in the Public Records of Sumter County, Florida; thence North 00°22'58" East along said West line, a distance of 104.91 feet to a point on the Baseline of Survey of the State Road 35 (Coleman Bypass) according to the Florida Department of Transportation Right of Way Map for State Road 35, Section 18010, Financial Project Number 430132-1, said point being at Station 379+29.71; thence departing said Baseline of Survey, continue North 00°22'58" East along said West line, a distance of 36.98 feet to a point on said South right of way line, said point being a point on a non-tangent curve, concave to the North, having a Radius 1482.68 feet and a Central Angle of 04°31'47"; thence departing said West line, from a Tangent Bearing of North 86°16'19" East, run Easterly along the Arc of said curve and said South right of way line, a distance of 117.22 feet (Chord Bearing = North 84°00'25" East, Chord Distance = 117.19 feet) to the end of said curve; thence South 89°44'08" East along said South right of way line, a distance of 175.67 feet to the POINT OF BEGINNING.

Containing 21,756 square feet, more or less.

RECORDED

Perpetual Utility Easement if favor of the City of Wildwood, a municipal corporation of the State of Florida, recorded in ORB 3991, Page 92

PARCEL NO. 109.02
SECTION 18010
F.P. NO. 430132 1
PAGE 3

PROVIDED that the City has the following rights:

1. The City shall have the right to construct, operate, maintain, improve, add to, upgrade, remove, and relocate facilities on, within, and upon the lands described herein in accordance with the F.D.O.T.'s current minimum standards for such facilities as required by the F.D.O.T. Utility Accommodation Manual in effect at the time the agreement is executed. Any new construction or relocation of facilities within the lands will be subject to prior approval by the F.D.O.T. Should the F.D.O.T. fail to approve any new construction or relocation of facilities by the City or require the City to alter, adjust, or relocate its facilities located within said lands, the F.D.O.T. hereby agrees to pay the cost of such alteration, adjustment, or relocation, including, but not limited to the cost of acquiring appropriate easements.
2. Notwithstanding any provisions set forth herein, the terms of the utility permits shall supersede any contrary provisions, with the exception of the provision herein with reimbursement rights.
3. The City shall have a reasonable right to enter upon the lands described herein for the purposes outlined in Paragraph 1 above, including the right to trim such trees, brush, and growth which might endanger or interfere with such facilities, provided that such rights do not interfere with the operation and safety of the F.D.O.T.'s facilities.
4. The City agrees to repair any damage caused by the City to F.D.O.T. facilities and to indemnify to the extent permitted under Florida law the F.D.O.T. against any loss or damage resulting from the City exercising its rights outlined in Paragraphs 1 and 3 above. The foregoing indemnification shall not constitute a waiver of sovereign immunity beyond the limits set forth in Section 768.28, Florida Statutes, nor as a waiver of any defense the City may have under said statute, nor shall the same be construed to constitute agreement by the City to indemnify the FDOT for F.D.O.T.'s negligent, willful or intentional acts or omissions, nor as consent to be sued by third parties.

PARCEL NO. 109.02
SECTION 18010
F.P. NO. 430132 1
PAGE 4

IN WITNESS WHEREOF, the F.D.O.T. hereto has executed this agreement on the day and year first above written.

Signed, sealed and delivered
in the presence of witnesses:

STATE OF FLORIDA DEPARTMENT
OF TRANSPORTATION

SIGNATURE LINE
PRINT/TYPE NAME: _____
ADDRESS: _____

By: _____

District Director Of
Transportation Development
for District Five
719 S. Woodland Blvd.
DeLand, Florida 32720

Legal Review

SIGNATURE LINE
PRINT/TYPE NAME: _____
ADDRESS: _____

By: _____
Office of the General Counsel

STATE OF FLORIDA

COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me, by means of ☐ physical presence or ☐ online notarization, this _____ day of _____, _____, by _____, District Director of Transportation Development for District Five, who is personally known to me or who has produced _____ as identification.

PRINT/TYPE NAME: _____
Notary Public in and for the
County and State last aforesaid.
My Commission Expires: _____
Serial No., if any: _____

PARCEL NO. 109.02
SECTION 18010
F.P. NO. 430132 1
PAGE 5

IN WITNESS WHEREOF, the City has caused these presents to be executed in its name
by its City Council acting by the Mayor of said Council, this _____ day of
_____, _____.

Signed, sealed and delivered in
the presence of: Two witnesses
required by Florida Law

CITY OF WILDWOOD, FLORIDA, a municipal
corporation
By Its Mayor

SIGNATURE LINE
PRINT/TYPE NAME: _____
ADDRESS: _____

By: _____
Mayor (signature)

By: _____
Print Name

ATTEST: _____
Clerk (or Deputy Clerk)

SIGNATURE LINE
PRINT/TYPE NAME: _____
ADDRESS: _____

STATE OF FLORIDA

COUNTY OF _____

The foregoing instrument was acknowledged before me, by means of ☐ physical presence or ☐ online
notarization, this _____ day of _____, _____, by _____, Mayor,
who is personally known to me or who has produced _____ as identification.

PRINT/TYPE NAME: _____
Notary Public in and for the
County and State last aforesaid.
My Commission Expires: _____
Serial No., if any: _____

52.50

PREPARED BY AND RETURN TO:

Carrie N. Felice, Esquire
The Hogan Law Firm LLC
11031 Spring Hill Drive
Spring Hill, Florida 34608
352-686-0334
Parcel G31-004

Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202160023998 Date: 04/29/2021 Time: 12:57PM
Page 1 of 6 B: 3991 P: 92 By: ML

[Space Above This Line For Recording Data]

PERPETUAL UTILITY EASEMENT

THIS PERPETUAL UTILITY EASEMENT is made this 29th day of April, 2021, by **TRINITY BAPTIST CHURCH OF WILDWOOD, INC.**, a Florida not for profit corporation, whose address is 3027 North US 301, Wildwood, Florida 34785, Grantor, and the **CITY OF WILDWOOD**, a municipal corporation of the State of Florida, whose address is 100 N. Main Street, Wildwood, FL 34785, its successors and assigns, Grantee.

WITNESSETH:

WHEREAS, Grantor is the fee owner of certain real property situated along CR 468 and US 301 in Sumter County, Florida more particularly described in the deed attached hereto and incorporated herein as **Exhibit "A"**, together with the portion of the right-of-way vacated by Sumter County pursuant to Resolution 2020-33 dated 7/28/2020 recorded in Official Records Book 3818, Page 302 of the Sumter County Public Records, which lies adjacent to such property and extends to the centerline of such vacated right-of way (collectively, "Grantor's Property"); and

WHEREAS, Grantor's Property includes a portion of property more particularly described on **Exhibit "B"**, attached hereto and incorporated herein by this reference; and

WHEREAS, Grantee desires to acquire and Grantor agrees to convey, certain easement rights across portions of Grantor's Property to construct, reconstruct, operate and maintain any and all existing and future underground public utility lines, including necessary attachments, fixtures, equipment and accessories, hereinafter collectively referred to as "facilities".

NOW, THEREFORE, the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration paid, the receipt and sufficiency of which is hereby acknowledged, does hereby grant a perpetual utility easement for the purpose of constructing, reconstructing, operating and maintaining any and all existing and future underground public utility lines, including necessary attachments, fixtures, equipment and accessories, over and across all of the following described portion of the Grantor's property:

The portion of Grantor's Property lying within and being a part of the property described in Exhibit "B" ("Easement Premises").

Grantee shall have the right to construct, inspect, alter, improve, repair or rebuild said water or sewer lines and facilities, together with all rights and privileges reasonably necessary or convenient to the enjoyment or use thereof for the purposes above-described. Grantor further grants the reasonable right to Grantee to enter upon adjoining lands of the Grantor for the purpose of exercising the rights herein granted

0087029400858459

Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202160023998 Date: 04/29/2021 Time: 12:57PM
Page 2 of 6 B: 3991 P: 93 By: ML

Grantor shall not construct or erect any structure over, below or beneath the Easement Premises, except as may be expressly approved by the Grantee. nor shall they disturb or interfere with the facilities in any way. Any damages caused by the violation of this paragraph by Grantor, shall be the sole responsibility of Grantor.

Grantee hereby agrees to indemnify and hold Grantor harmless from any and all claims arising out of or caused by Grantee's, its employees, agents', or contractors' own gross negligence or willful misconduct associated with the use and enjoyment of the easement rights granted hereunder. Nothing contained herein shall be construed as a waiver of Grantee's sovereign immunity under Section 768.28, Florida Statutes or to extend the limits of liability contained therein.

All covenants, terms, conditions and provisions hereof shall inure to the benefit of and become binding upon the parties hereto and their respective successors and assigns.

IN WITNESS WHEREOF, the said Grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered
in the presence of:

TRINITY BAPTIST CHURCH OF WILDWOOD,
INC., a Florida not for profit corporation

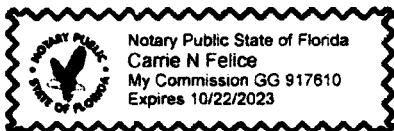
John O. Reichard
Witness Signature
Printed Name: John O. Reichard

By: John Mark Reichard
Name: John mark Reichard
Its: President

Carrie N Felice
Witness Signature
Printed Name Carrie N. Felice

STATE OF Florida
COUNTY OF Sumter

I HEREBY CERTIFY that on this 29 day of April, 2020, before me, by means of physical presence, X or online notarization , personally appeared John mark Reichard President of TRINITY BAPTIST CHURCH OF WILDWOOD, INC., a Florida not for profit corporation, on behalf of said corporation, who is personally known to me or X has produced FL DL as identification and who take an oath and who executed the foregoing instrument and they acknowledged before me that they executed the same freely and voluntarily.



Carrie N Felice
Notary Public
My Commission Expires 10/22/2023

0087029400858459

Date: 7/20/2020 Time: 1:53 PM To: FL-007-2020-001474 @ 79943526861633
Fund Page: 003
Request ID: FL-007-2020-001474 7/20/2020 1:53:35 PM DOC: OR 157 73

The

Page 1 of 2

EXHIBIT "A"

Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202160023998 Date: 04/29/2021 Time: 12:57PM
Page 3 of 6 B: 3991 P: 94 By: ML

Be 6.00
S/S-12-00
#1/20

WARRANTY DEED
MADE TO JOHN

RE 157 PAG 73

RAMCO FORM 01

This Warranty Deed Made the 16TH day of July A D 1974 by
JOHN A. DONOVAN and DARLENE E. DONOVAN, his wife, and RICHARD L. STAFFORD and
IDA JOAN STAFFORD, his wife,
hereinafter called the grantor, to
TRINITY BAPTIST CHURCH OF WILDMOOD, INC., a Florida Non-Profit Corporation,
whose postoffice address is Wildwood, Florida 32785
hereinafter called the grantee.

Witnesseth: That the grantor has and in consideration of the sum of \$ 10.00 and other
valuable considerations, receipt whereof is hereby acknowledged, hereby grants, conveys, sells, alien, re-
mits, releases, conveys and confirms unto the grantee, all that certain land situate in SUMTER
County, Florida:

The W 1/2 OF the NE 1/4 OF the NW 1/4 OF Section 31, Township 19
South, Range 23 East, Sumter County, Florida.

STATE OF FLORIDA
COUNTY OF SUMTER
JUL 22 2 50 PM '74
109039
Michele Chelley

Together with all the covenants, hereditaments and appurtenances thereto belonging or in any-
wise appertaining.

To Have and to Hold, she come in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land
in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the
grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of
all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent
to December 31, 1973.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year
first above written.

Signed, sealed and delivered in our presence:

Witness as to Donovan: John A. Donovan, Darlene E. Donovan
Witness as to Stafford: Richard L. Stafford, Ida Joan Stafford

STATE OF FLORIDA
COUNTY OF FLAUS

I HEREBY CERTIFY that on this day, before me, an officer duly
authorized in the State of Florida and in the County thereof to take
acknowledgments, personally appeared JOHN A. DONOVAN
and DARLENE E. DONOVAN, his wife,
as the known to be the person(s) described in and who executed the
 foregoing instrument and they acknowledged before me that they
 executed the same.

WITNESS my hand and seal this day of July 1974.

NOTARY PUBLIC, State of Florida
My Commission expires 4-23-77

This instrument prepared by [Signature] was prepared by:
Charles L. MacCormick, Attorney
P. O. Box 1027, Wildwood, Florida

(OVER FOR STAFFORD ACKNOWLEDG-
MENT)

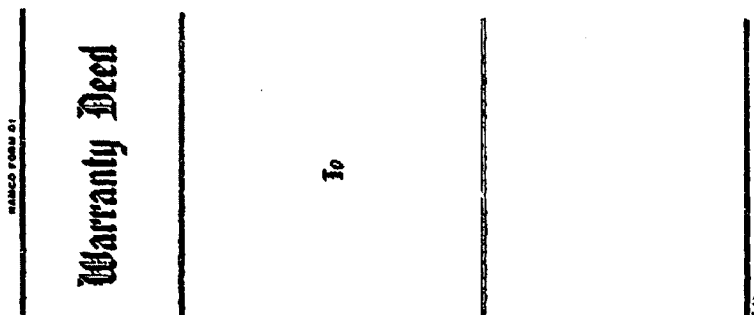
Date: 7/20/2020 Time: 1:53 PM To: FL-007-2020-001474 @ 79943526861633
Fund Page: 004
Request ID: FL-007-2020-001474 7/20/2020 1:53:35 PM DOC: OR 157 73

The

Page 2 of 2

Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202160023998 Date: 04/29/2021 Time: 12:57PM
Page 4 of 6 B: 3991 P: 95 By: ML

RE 157 PAGE 74



STATE OF FLORIDA
COUNTY OF SUMTER

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared RICHARD L. STAFFORD and IDA JOAN STAFFORD, his wife, to me known to be the persons described in and who executed the foregoing instrument and they acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 25th day of September, A.D. 1974.



Julia M. Lott
Notary Public, State of Florida
My Commission expires: 3/11/22

Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202160023998 Date: 04/29/2021 Time: 12:57PM
Page 5 of 6 B: 3991 P: 96 By: ML

SKETCH FOR DESCRIPTION (NOT A FIELD SURVEY)

EXHIBIT " B "
SHEET 1 OF 2

LEGAL DESCRIPTION

CITY OF WILDWOOD EASEMENT AT CR 468

THAT PORTION OF SECTIONS 30 AND 31, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 CORNER OF AFORESAID SECTION 31, TOWNSHIP 19 SOUTH, RANGE 23 EAST; THENCE ALONG THE NORTH LINE OF SAID NORTHWEST 1/4 RUN N89°42'34"W A DISTANCE OF 957.23 FEET TO THE POINT OF BEGINNING; SAID POINT BEING ON A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1615.64 FEET, CHORD BEARING AND DISTANCE OF S73°15'11"W, 10.69 FEET TO WHICH A RADIAL LINE BEARS S16°33'27"E; THENCE RUN SOUTHWESTERLY 10.69 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 00°22'44"; THENCE ALONG A NON-TANGENT LINE RUN S00°32'54"E A DISTANCE OF 31.10 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD 468 PER MAP SECTION 18040; THENCE ALONG SAID RIGHT-OF-WAY LINE RUN N89°44'41"W A DISTANCE OF 34.26 FEET; THENCE DEPARTING SAID SAID RIGHT-OF-WAY LINE RUN N00°25'15"W 20.93 FEET; THENCE N89°50'04"E A DISTANCE OF 14.09 FEET; THENCE N00°09'03"W A DISTANCE OF 24.83 FEET, MORE OR LESS, TO THE SOUTHERLY RIGHT-OF-WAY LINE FOR U.S. HIGHWAY NO. 301; SAID POINT HEREBY DESIGNATED AS POINT "A"; RETURN TO THE POINT OF BEGINNING AND RUN NORTHEASTERLY 164.41 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 05°49'49", CHORD BEARING AND DISTANCE OF N70°08'54"E, 164.34 FEET; THENCE ALONG A NON-TANGENT LINE RUN N68°21'18"E A DISTANCE OF 27.85 FEET; THENCE N00°33'10"W 17.34 FEET, MORE OR LESS, TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 301 PER OFFICIAL RECORDS BOOK 3503, PAGE 342, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; SAID POINT BEING ON A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1501.68 FEET, CHORD BEARING AND DISTANCE OF S64°23'29"W, 2.39 FEET TO WHICH A RADIAL LINE BEARS S25°39'15"E; THENCE ALONG SAID RIGHT-OF-WAY RUN SOUTHWESTERLY 2.39 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 00°05'28"; THENCE ALONG A NON-TANGENT LINE RUN S72°38'40"W 53.36 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1497.68 FEET, CHORD BEARING AND DISTANCE OF S68°45'25"W, 57.19 FEET TO WHICH A RADIAL LINE BEARS S22°20'13"E; THENCE RUN SOUTHWESTERLY 57.19 FEET ALONG THE ARC OF SAID CURVE AND RIGHT-OF-WAY LINE PER SAID OFFICIAL RECORDS BOOK 3503, PAGE 342 THROUGH A CENTRAL ANGLE OF 02°11'16"; THENCE DEPARTING SAID RIGHT-OF-WAY LINE PER OFFICIAL RECORDS BOOK 3503, PAGE 342 CONTINUE SOUTHWESTERLY ALONG SAID RIGHT-OF-WAY LINE PER MAP TO AFORESAID POINT "A" TO CLOSE.

6/26/2020
DATE

Kaye M. Jameson
KAYE M. JAMESON, PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION NO. 5912

GENERAL NOTES

1. THE SKETCH OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. THIS SKETCH PREPARED FOR DESCRIPTION PURPOSES ONLY AND DOES NOT REPRESENT A FIELD SURVEY.
3. BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 31-19-23 AS BEING N89°42'34"W, AN ASSUMED MERIDIAN.

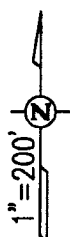


SAS SURVEY NEWS SURVEY ROAD CR 468 FROM US 301 TO CROSSLAND VACATION COW EASEMENT AT CR 468 dwg. 6/26/2020 8:15:59 AM BW 2110 SURV

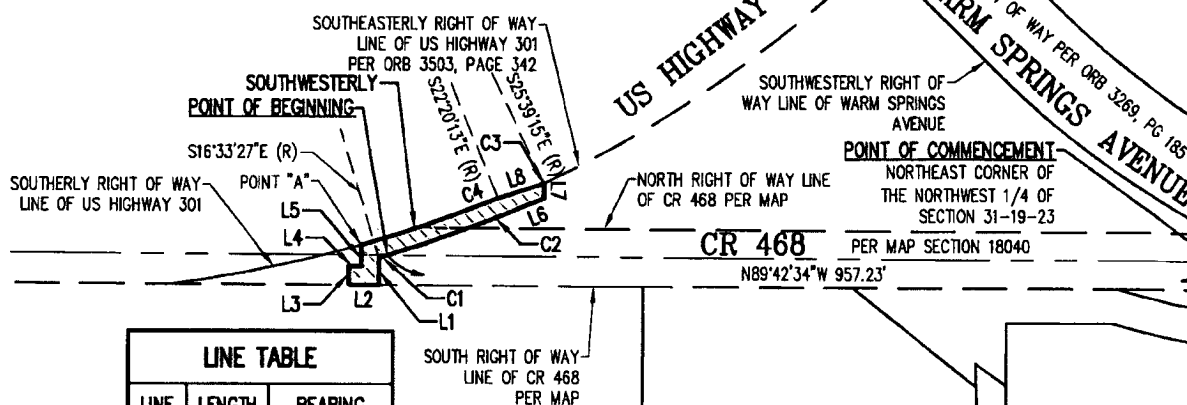
Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202160023998 Date: 04/29/2021 Time: 12:57PM
Page 6 of 6 B: 3991 P: 97 By: ML

SKETCH FOR DESCRIPTION (NOT A FIELD SURVEY)

EXHIBIT "B"
SHEET 2 OF 2

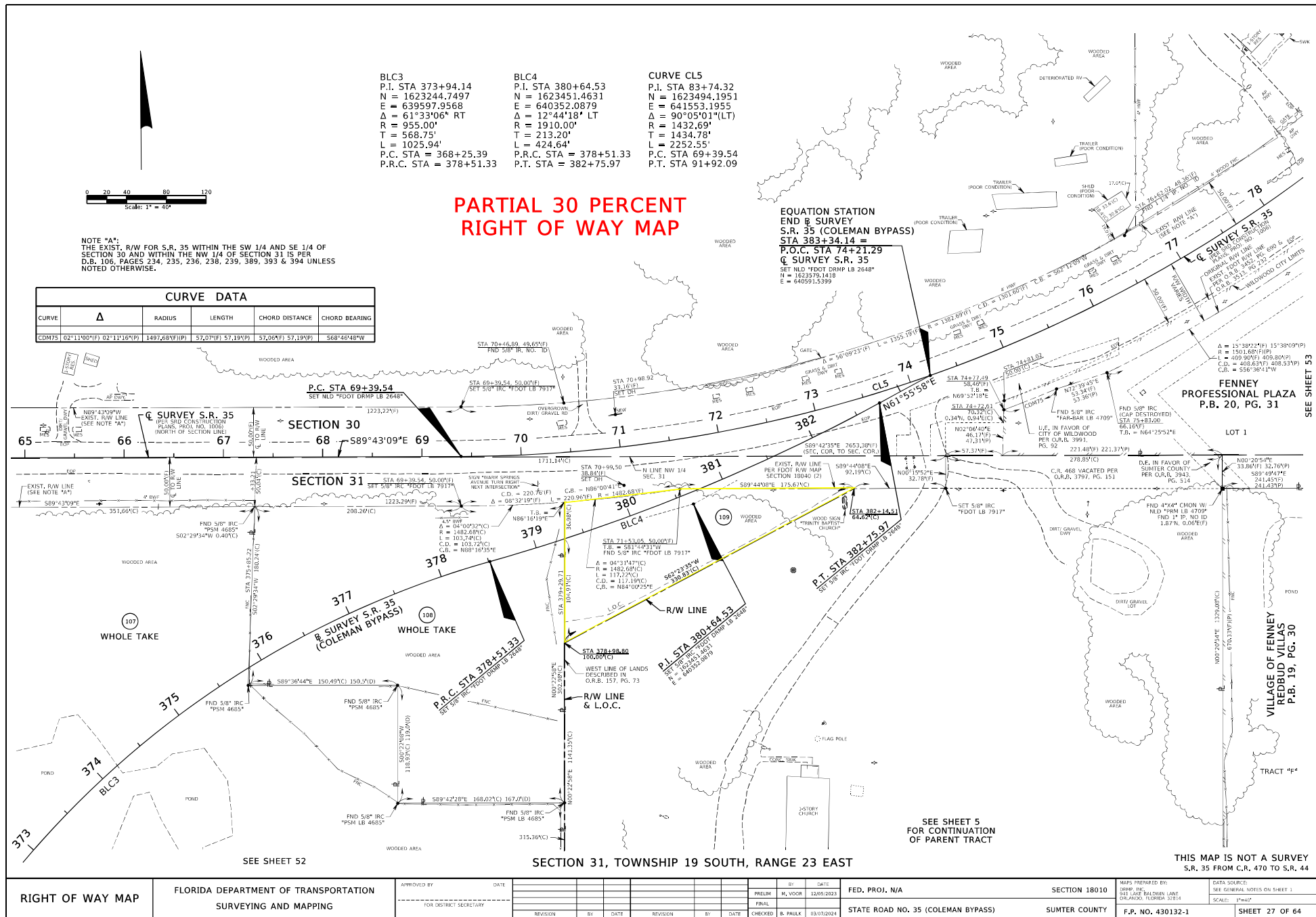


CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BNG.	CHORD
C1	10.69'	1615.64'	0°22'44"	S73°15'11"W	10.69'
C2	164.41'	1615.64'	5°49'49"	N70°08'54"E	164.34'
C3	2.39'	1501.68'	0°05'28"	S64°23'29"W	2.39'
C4	57.19'	1497.68'	2°11'16"	S68°45'25"W	57.19'



LINE TABLE		
LINE	LENGTH	BEARING
L1	31.10'	S0°32'54"E
L2	34.26'	N89°44'41"W
L3	20.93'	N0°25'15"W
L4	14.09'	N89°50'04"E
L5	24.83'	N0°09'03"W
L6	27.85'	N68°21'18"E
L7	17.34'	N0°33'10"W
L8	53.36'	S72°38'40"W





CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: **Resolution to Amend Policy 7.4 Military Leave to the City of Wildwood Policies and Procedures Manual**

REQUESTED ACTION: Staff recommends approval.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

The City of Wildwood provides Military Leave in accordance with Chapter 115, Florida Statutes and Title 38, United States Code, Chapter 43. Revisions are needed to update the number of hours of leave allowed per statute changes and to clarify how much Military Leave will be paid. Also included in this revision is reference to the benefits provided under the Uniformed Services Employment and Reemployment Rights Act (USERRA).

RESOLUTION NO. R2025-13

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA AMENDING POLICY 7.4 MILITARY LEAVE OF THE CITY OF WILDWOOD PERSONNEL RULES AND REGULATIONS; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Wildwood has determined there is a need to revise the Personnel Rules and Regulations for employees of the City of Wildwood.

NOW THEREFORE, BE IT RESOLVED, by the City Commission of the City of Wildwood Florida:

SECTION 1: Policy 7.4 Military Leave is being amended to update the number of hours of leave allowed per Florida State Statutes Chapter 115, Title 38, United States Code, Chapter 43. This amendment clarifies how much military leave will be paid, as well as a revision in reference to the benefits provided under the Uniformed Services Employment and Reemployment Rights Act (USERRA).

SECTION 2: The Resolution shall take effect immediately upon its final adoption by the City Commission of the City of Wildwood, Florida.

PASSED AND RESOLVED this ____ day of _____, 2025, by the City Commission of the City of Wildwood, Florida.

CITY COMMISSION

CITY OF WILDWOOD, FLORIDA

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

CITY OF WILDWOOD
HUMAN RESOURCES POLICIES AND PROCEDURES

Policy 7.4: Military Leave

Page: 1 of 21

- A. SUBJECT. Employee Military Leave
- B. PURPOSE. To establish a procedure to be followed when an employee is a member of the armed forces reserve and is called to active military duty and/or training.
- C. POLICY. The policy of the City is to provide military leave to City employees in compliance with state and federal law.
- D. PROCEDURE.
1. Military Leave
 - a. Military leave shall be granted in a manner that fully complies with the requirements of Chapter 115, Florida Statutes and Title 38, United States Code, Chapter 43. Employees must provide advance notice of service obligations unless prevented by military necessity.
 - b. Active Duty Training: An employee member of military reserve components who is called to active duty for training shall be entitled to a leave of absence without loss of pay, vacation time or time provided the leave of absence does not exceed 17-240 hours-days in any one annual period.
 - c. Active Duty (not training): An employee member of the Florida National Guard or reserve component of the Armed Forces of the United States who is ordered into active duty shall be entitled to a leave of absence from his/her respective duty without loss of time or efficiency rating on all days which he/she is engaged in active duty and the. The first 30 days of such leavea leave of absence shall be without loss of pay. This leave will be granted in addition to accrued leave-. An employee within this category is not entitled to receive compensation from the City for the time missed from his/her job as a result ofbecause of any voluntary military service.
 - d. Leave time in excess of 30 calendar days for activation or 240 hours for training may be charged (at the employee's option) to accrued leave (vacation, floating holiday, compensatory time) until such leave is exhausted. If additional leave is still required, the employee will be granted "Approved Leave of Absence Without Pay".
 - e. Military Leave will be paid by separate check to the employee and will not be considered hours worked for the calculation of overtime.
 - e.f. Employees shall be reinstated upon return from military service per time constraints specified in the Uniformed Services Employment and

CITY OF WILDWOOD
HUMAN RESOURCES POLICIES AND PROCEDURES

Reemployment Rights Act (USERRA), Chapter 43 of Title 38, U.S. Code, provided that the employee submit a copy of their DD214.

Effective Date: August 24, 2009

Last Revised: ~~July 14, 2014~~ April 28, 2025

CITY OF WILDWOOD
HUMAN
RESOURCES POLICIES AND PROCEDURES

Policy 7.4: Military Leave

Page: 1 of 2

- A. SUBJECT. Employee Military Leave
- B. PURPOSE. To establish a procedure to be followed when an employee is a member of the armed forces reserve and is called to active military duty and/or training.
- C. POLICY. The policy of the City is to provide military leave to City employees in compliance with state and federal law
- D. PROCEDURE.
 - 1. Military Leave
 - a. Military leave shall be granted in a manner that fully complies with the requirements of Chapter 115, Florida Statutes and Title 38, United States Code, Chapter 43. Employees must provide advance notice of service obligations unless prevented by military necessity.
 - b. Active Duty Training: An employee member of military reserve components who is called to active duty for training shall be entitled to a leave of absence without loss of pay, vacation time or time provided the leave of absence does not exceed 240 hours in any one annual period.
 - c. Active Duty (not training): An employee member of the Florida National Guard or reserve component of the Armed Forces of the United States who is ordered into active duty shall be entitled to a leave of absence from his/her respective duty without loss of time or efficiency rating on all days which he/she is engaged in active duty . The first 30 days of such a leave of absence shall be without loss of pay. This leave will be granted in addition to accrued leave. An employee within this category is not entitled to receive compensation from the City for the time missed from his/her job because of any voluntary military service.
 - d. Leave time in excess of 30 calendar days for activation or 240 hours for training may be charged (at the employee's option) to accrued leave (vacation, floating holiday, compensatory time) until such leave is exhausted. If additional leave is still required, the employee will be granted "Approved Leave of Absence Without Pay".
 - e. Military Leave will be paid by separate check to the employee and will not be considered hours worked for the calculation of overtime.

CITY OF WILDWOOD
HUMAN
RESOURCES POLICIES AND PROCEDURES

- f. Employees shall be reinstated upon return from military service per time constraints specified in the Uniformed Services Employment and Reemployment Rights Act (USERRA), Chapter 43 of Title 38, U.S. Code, provided that the employee submit a copy of their DD214.

Effective Date: August 24, 2009

Last Revised: April 28, 2025

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: Resolution Adopting the FDOT Highway Maintenance Memorandum of Agreement (MOA)

REQUESTED ACTION: Staff recommends approval.

CONTRACT: Vendor/Entity:
Effective Date: Termination Date:
Managing Division/Department: Public Works

BUDGET IMPACT: Funding for the maintenance is allocated in 001-541- 30-3440.

HISTORY/FACTS/ISSUES:

The City has previously entered into a Highway Maintenance Memorandum of Agreement (MOA) with the Florida Department of Transportation (FDOT), granting the City authority to maintain designated sections of SR 35 (US 301) to enhance the level of service (LOS) within the Right of Way (ROW) landscape.

The City has requested a modification to the existing Memorandum of Agreement (MOA) to expand the area of maintenance. The proposed expansion includes the City-maintained right-of-way (ROW) along SR 35 (US 301) from the Florida Turnpike to CR 204, excluding the CSX bridge and its approaches. In addition, the updated MOA will incorporate the ROW of SR 44, extending from SR 35 (US 301) to Buena Vista Drive.

The revised agreement outlines the updated project limits and incorporates additional funding in accordance with FDOT's current compensation rate structure.

RESOLUTION NO. R2025-14

A RESOLUTION OF THE CITY OF WILDWOOD,
FLORIDA ADOPTING THE FLORIDA DEPARTMENT OF
TRANSPORTATION HIGHWAY MAINTENANCE
MEMORANDUM OF AGREEMENT; AUTHORIZING THE
MAYOR AND CITY MANAGER AS AUTHORIZED
SIGNATORIES; PROVIDING FOR AN EFFECTIVE
DATE.

WHEREAS, the Florida Department of Transportation (FDOT) has constructed roadways, roadside areas, and medians on part of the State of Florida Highway System within the limits of the City of Wildwood; and,

WHEREAS, the City acknowledges that there is a mutual benefit in effectively maintaining these areas; and,

WHEREAS, the City designates the Mayor and City Manager as authorized signatories for the attached FDOT Highway Maintenance Memorandum of Agreement (MOA).

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF WILDWOOD, FLORIDA, THAT:

1. The City Commission acknowledges and adopts the attached FDOT Highway Maintenance MOA.
2. This resolution shall take effect upon its adoption by the City Commission.

DONE AND RESOLVED this ____ day of _____, 20____, by the City Commission of the City of Wildwood, Florida.

**CITY COMMISSION
CITY OF WILDWOOD, FLORIDA**

Ed Wolf, Mayor

ATTEST: _____
Jessica Barnes, City Clerk

FLORIDA DEPARTMENT OF TRANSPORTATION
HIGHWAY MAINTENANCE MEMORANDUM OF AGREEMENT

REV. 07/21/2021

CONTRACT NO.: ASP18-R1

FINANCIAL PROJECT NO.: 427194-1-78-04

This AGREEMENT, entered this _____ day of _____, 20____, by and between the Florida Department of Transportation, a component agency of the State of Florida, hereinafter called the **DEPARTMENT** and City of Wildwood, a municipal corporation duly enacted under the laws of the State of Florida, hereinafter called the **LOCAL GOVERNMENT**.

RECITALS

WHEREAS, as part of the continual updating of the State of Florida Highway System, the **DEPARTMENT**, for the purpose of safety and functionality, has constructed roadway, roadside areas, and medians on that part of the State Highway system within the limits of the **LOCAL GOVERNMENT** or adjacent to;

WHEREAS, the **LOCAL GOVERNMENT** acknowledges that there is mutual benefit in effectively maintaining these areas and the **LOCAL GOVERNMENT** is of the opinion that said roadway, roadside areas and median strips shall be attractively maintained;

WHEREAS, the parties hereto mutually recognize the need for entering into an Agreement designating and setting forth the responsibilities of each party;

WHEREAS, the **LOCAL GOVERNMENT**, by Resolution _____ dated the _____ day of _____, 20____ attached hereto as **EXHIBIT "A"**, which by reference hereto shall become a part hereof, desires to enter into this Agreement and authorizes its officers to do so.

NOW THEREFORE, for and in consideration of mutual benefits to flow each to each other, the parties covenant and agree as follows:

PROVISIONS

- 1) The **LOCAL GOVERNMENT** shall be responsible for routine maintenance activities of all roadway features within the **DEPARTMENT's** right of way having limits described in **EXHIBIT "B"**, or subsequent amended limits mutually agreed upon in writing by both parties. For the purpose of this Agreement, the maintenance activities to be performed by the **LOCAL GOVERNMENT** are defined in **EXHIBIT "C"**, or as defined by amended definitions agreed upon in writing by both parties.
- 2) The **LOCAL GOVERNMENT** shall perform the maintenance activities as described in **EXHIBIT "C"** in accordance with **DEPARTMENT** publications:
 - a) Maintenance Rating Program (MRP) Handbook, latest edition, which by reference hereto shall become a part hereof. The activities shall be performed in a manner that results in a minimum MRP score of 80.

- b) Standard Plans, current edition, which by reference hereto shall become a part hereof.
- 3) The **LOCAL GOVERNMENT** shall be responsible for monitoring maintenance operations and the maintenance of traffic (“MOT”) throughout the term of the Agreement in accordance with the latest edition of FDOT Standard Specifications, Section 102. The **LOCAL GOVERNMENT** is responsible for the development of a MOT plan and making any changes to that plan as necessary. The MOT plan shall be in accordance with the latest version of FDOT Standard Plans, Index 102-600 series.
- 4) The **DEPARTMENT** may, at its discretion, perform periodic inspections of any or all locations. If it is determined that any of the roadway features defined in **EXHIBIT “C”** are not being maintained as required by this Agreement, the **DEPARTMENT** will issue a notice of such deficiency to the **LOCAL GOVERNMENT’s** point of contact by email or certified mail. The **LOCAL GOVERNMENT** shall have thirty (30) days to correct the deficiency (ies) and to notify the **DEPARTMENT** by email or certified mail, that the deficiency (ies) has been corrected. If said deficiency or deficiencies are not corrected within this time period the **DEPARTMENT** may at its option, proceed as follows:
- a) Maintain the roadway features declared deficient with the **DEPARTMENT** or **DEPARTMENT** Contractor's material, equipment and personnel. The actual cost for such work will be deducted from payment to the **LOCAL GOVERNMENT**; or
 - b) Terminate this Agreement in accordance with the provisions of this Agreement.
- 5) In the event of a Governor Declared Emergency, a natural disaster or significant occurrence (hurricane, tornado, vehicle accident, hazardous waste spills, etc.) the **LOCAL GOVERNMENT** and the **DEPARTMENT** will cooperate and coordinate the use of their respective resources to provide for clean up, removal, and disposal of debris or other substances from the **DEPARTMENT’s** right of way described in **EXHIBIT “B”** or any amended limits mutually agreed upon in writing by both parties hereto. The **DEPARTMENT** will not deduct any payment to the **LOCAL GOVERNMENT**, costs for impairment of performance of any activity or part thereof defined in **EXHIBIT “C”**, as a result of such event and the redirection of **LOCAL GOVERNMENT** forces towards fulfillment of the responsibility under this article. This paragraph shall not be interpreted to reduce the **LOCAL GOVERNMENT’s** right to compensation or reimbursement from any other sources (i.e.: FEMA) for the debris removal or other activities of the **LOCAL GOVERNMENT** subsequent to a natural disaster or accident.
- 6) During the term of this Agreement, the **DEPARTMENT** may from time to time engage in transportation projects on the roads covered by this Agreement. Some of these projects may involve the **DEPARTMENT’s** construction contractor temporarily assuming maintenance responsibility for the limits of the project. In that event, the **DEPARTMENT** will notify the **LOCAL GOVERNMENT** of the limits of the project and the time frame for that project. During that time and for those limits, the **LOCAL GOVERNMENT** may be released from its obligation to perform maintenance on those roads and the compensation to be paid under this Agreement may be reduced for the duration of the construction project. The reduction in compensation shall be based on the formula used to initially compute the amount of compensation under this Agreement. The **LOCAL GOVERNMENT** will be notified of the amount of the reduction as part of the aforementioned notice.

TERM

- 1) After this Agreement has been executed by the parties, the **DEPARTMENT** will issue a Notice to Proceed to the **LOCAL GOVERNMENT** which may be sent by electronic mail at the **DEPARTMENT's discretion**. The term of this Agreement commences on the effective date of the Notice to Proceed and will continue for a period of three (3) years from the effective date on the Notice to Proceed. This Agreement may be renewed for a period that may not exceed one three (3) year term.
- 2) A renewal may be made at the discretion of the **DEPARTMENT** and will be subject to the same terms and conditions set forth in this Agreement. A renewal shall be contingent upon satisfactory performance evaluations by the **DEPARTMENT** and subject to the availability of funds. Renewals must be mutually agreed upon by both parties and in writing and must be executed prior to the expiration date of its preceding term.
- 3) In the event this Agreement extends beyond the **DEPARTMENT's** current Fiscal year that begins July 1 of each year and ends June 30 of each succeeding year, the **LOCAL GOVERNMENT** and the **DEPARTMENT** mutually agree that the State of Florida's performance and obligation to pay under this contract is contingent upon and annual appropriation by the Legislature. In addition, Section 339.135(6)(a), Florida Statutes, is incorporated by reference, and is set forth herein below as follows:

F.S. "339.135(6)(a)"- The Department, during any Fiscal Year, shall not expend money, incur any liability, or enter into any Contract which, by its terms, involves any expenditure of money in excess of the amounts budgeted as available for expenditure during such Fiscal Year. Any Contract, verbal or written, made in violation of this subsection is null and void, and no money may be paid under such contract. The Department shall require a statement from the Comptroller of the Department that funds are available prior to entering into any such Contract or any other binding commitment of funds. Nothing herein shall prevent the making of Contracts for periods exceeding one (1) year, but any Contract so made shall be executory only for the value of services to be rendered or agreed to be paid for in succeeding fiscal years; and this paragraph shall be incorporated verbatim in all Contracts of the Department which are for an amount in excess of \$25,000 and having a term for a period of more than one year.

COMPENSATION

- 1) The **DEPARTMENT** agrees to pay the **LOCAL GOVERNMENT**, following a Notice to Proceed, compensation for the cost of maintenance as described in the Provisions Section of this Agreement. The payment will be for the amount of \$14,322.00 per quarter, equating to \$57,287.00 per year for the duration of the term.
- 2) Payment shall be made only after receipt of goods and services as provided in Section 215.422, Florida Statutes. Detailed quarterly invoices and any associated documents, including Maintenance Management Systems (MMS) breakdown of all activities, shall be submitted to the **DEPARTMENT's** Project Administrator: Ellen Wheeler. Delivery shall be effective upon receipt of a proper quarterly invoice and any required associated documents.
 - a) Upon receipt, the **DEPARTMENT** has seven (7) working days to inspect and approve the goods and services, unless otherwise specified herein. The **DEPARTMENT** has twenty (20) days to

deliver a request for payment (voucher) to the Department of Finance. The twenty (20) days are measured from the latter of the date the invoice is received, at the location stated herein, or the goods and services are received, inspected and approved.

- b) Any penalty for delay in payment shall be in accordance with Section 215.422, Florida Statutes. Section 215.422(5), Florida Statutes, provides that all purchasing Agreements between a State agency and a vendor, applicable to this section, shall include a statement of the vendor's rights and the State's responsibilities under this section. The vendor's rights shall include being provided with the name and telephone number of the Vendor Ombudsman within the Department of Financial Services.
- c) If payment is not available within forty (40) days, a separate interest penalty as established pursuant to Section 215.422, Florida Statutes, will be due and payable, in addition to the invoice amount, to the **LOCAL GOVERNMENT**. Interest penalties of less than one (\$1.00) dollar shall not be enforced unless the **LOCAL GOVERNMENT** requests payment. Invoices, which have been returned to the **LOCAL GOVERNMENT** because of **LOCAL GOVERNMENT** preparation errors, will result in a delay in the payment. The invoice payment requirements do not start until a properly completed invoice is received by the **DEPARTMENT**.
- d) A Vendor Ombudsman has been established within the Department of Financial Services. The duties of this individual include acting as an advocate for vendors who may be experiencing problems in obtaining timely payment(s) from the **DEPARTMENT**. The Vendor Ombudsman may be contacted at (850) 413-5516 or by calling the Department of Financial Services Consumer Hotline, 1-800-342-2762.

- 3) Bills for fees or other compensation for services or expenses shall be submitted in detail sufficient for a proper preaudit and postaudit thereof.
- 4) Records of costs incurred under the terms of this Agreement shall be maintained and made available upon request of the **DEPARTMENT** at all times during the period of this Agreement and for three (3) years after final payment is made. Copies of these documents and records shall be furnished to the **DEPARTMENT** upon request. Records of costs incurred include the **LOCAL GOVERNMENT's** general accounting records and project records, together with supporting documents and records of the **LOCAL GOVERNMENT**, all subcontractors performing work, and all other records of the **LOCAL GOVERNMENT** and subcontractors considered necessary by the **DEPARTMENT** for a proper audit of costs.

CONDITIONS FOR TERMINATION

- 1) This Agreement or any part thereof is subject to termination at the discretion of the **DEPARTMENT** under any of the following conditions:
 - a) In the event the Legislature fails to make an annual appropriation to pay for the **LOCAL GOVERNMENT's** services to be performed hereunder.
 - b) The **LOCAL GOVERNMENT** has not complied with the provisions of this Agreement as described herein, or has demonstrated a pattern of repeated non-compliance.
 - c) The **DEPARTMENT** determines that the Agreement is no longer feasible.
- 2) Either party may terminate this Agreement in writing with thirty (30) days' notice.

NOTICES AND POINTS OF CONTACT

All correspondence regarding this Agreement shall be directed to the following points of contact:

a) For the **DEPARTMENT**:

Title: Maintenance Manager-Contracts & Permits

Name: Ellen Wheeler

Address: 1405 Thomas St. Leesburg, FL

Telephone: 352-326-7742

Email: ellen.wheeler@dot.state.fl.us

b) For the **LOCAL GOVERNMENT**:

Title: Director of Public Works

Name: Jeremy Hockenberry

Address: 743 Huey Street Wildwood, FL 34785

Telephone: 352-330-1343 Ext. 402

Email: jhockenbury@wildwood-fl.gov

ADDITIONAL PROVISIONS AND LEGAL REQUIREMENTS

- 1) **LEGAL REQUIREMENTS.** This Agreement is executed and entered into in the State of Florida and will be construed, performed, and enforced in all respects in strict conformity with local, state, and federal laws, rules, and regulations.
 - a) If any term or provision of the Agreement is found to be illegal or unenforceable, the remainder of the Agreement will remain in full force and effect and such term or provision will be deemed stricken.
 - b) The **LOCAL GOVERNMENT** shall allow public access to all documents, papers, letters, or other material subject to the provisions of Chapter 119, Florida Statutes, and made or received by the **LOCAL GOVERNMENT** in conjunction with this Agreement. Failure by the **LOCAL GOVERNMENT** to grant such public access shall be grounds for immediate unilateral cancellation of this Agreement by the **DEPARTMENT**.
 - c) The **LOCAL GOVERNMENT** and the **DEPARTMENT** agree that the **LOCAL GOVERNMENT**, its employees, contractors, subcontractors, consultants, and sub consultants are not agents of the **DEPARTMENT** as a result of this Agreement.
 - d) The **LOCAL GOVERNMENT** shall not cause any liens or encumbrances to attach to any portion of the **DEPARTMENT**'s right-of-way.
 - e) Nothing herein shall be construed as a waiver of either party's sovereign immunity.
- 2) **PUBLIC ENTITY CRIME.** The **LOCAL GOVERNMENT** affirms that it is aware of the provisions of Section 287.133(2)(a), Florida Statutes. 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 bid on a contract to provide any goods or services to a public entity, may not submit a bid on a contract with a public entity for the construction or repair of a public building or public work, may not submit bids 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, Florida Statutes, for CATEGORY TWO for a period of thirty six (36) months from the date of being placed on the convicted vendor list. The **LOCAL GOVERNMENT** agrees that it shall not violate Section 287.133(2)(a), Florida Statutes, and further acknowledges and agrees that any conviction during the term of this Agreement may result in the termination of this Agreement.

- 3) **UNAUTHORIZED ALIENS.** The **DEPARTMENT** will consider the employment of unauthorized aliens, by any contractor or subcontractor, as described by Section 274A(e) of the Immigration and Nationalization Act, cause for termination of this Agreement.
- 4) **NON-DISCRIMINATION.** The **LOCAL GOVERNMENT** will not discriminate against any employee employed in the performance of this Agreement, or against any applicant for employment because of age, ethnicity, race, religious belief, disability, national origin, or sex. The **LOCAL GOVERNMENT** shall provide a harassment-free workplace, with any allegation of harassment given priority attention and action by management. The **LOCAL GOVERNMENT** shall insert similar provisions in all contracts and subcontracts for services by this Agreement.
- 5) **DISCRIMINATORY VENDOR LIST.** The **LOCAL GOVERNMENT** affirms that it is aware of the provisions of Section 287.134(2)(a), Florida Statutes. An entity or affiliate who has been placed on the discriminatory vendor list may not submit a bid on a contract to provide any goods or services to a public entity, may not submit a bid on a contract with a public entity for the construction or repair of a public building or public work, may not submit bids 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. The **LOCAL GOVERNMENT** further agrees that it shall not violate Section 287.134(2)(a), Florida Statutes, and acknowledges and agrees that placement on the list during the term of this Agreement may result in the termination of this Agreement.
- 6) **ATTORNEY FEES.** Each Party shall bear its own attorney's fees and costs.
- 7) **TRAVEL.** There shall be no reimbursement for travel expenses under this Agreement.
- 8) **PRESERVATION OF REMEDIES.** No delay or omission to exercise any right, power, or remedy accruing to either Party upon breach or default by either Party under this Agreement, will impair any such right, power or remedy of either party; nor will such delay or omission be construed as a waiver of any breach or default or any similar breach or default.
- 9) **MODIFICATION.** This Agreement may not be modified unless done so in a writing executed by both Parties to this Agreement.
- 10) **NON-ASSIGNMENT.** The **LOCAL GOVERNMENT** may not assign, sublicense, or otherwise transfer its rights, duties, or obligations under this Agreement without the prior written consent of the **DEPARTMENT**. Any assignment, sublicense, or transfer occurring without the required prior written approval of the **DEPARTMENT** will be null and void. The **DEPARTMENT** will at all times be entitled to assign or transfer its rights, duties, or obligations under this Agreement to another governmental entity in the State of Florida, upon giving prior written notice to the **LOCAL GOVERNMENT**. In the event

that the **DEPARTMENT** approves transfer of the **LOCAL GOVERNMENT**'s obligations, the **LOCAL GOVERNMENT** remains responsible for all work performed and all expenses incurred in connection with this Agreement.

- 11) The **LOCAL GOVERNMENT** agrees to include the following indemnification in all contracts with contractors, subcontractors, consultants, and subconsultants, who perform work in connection with this Agreement:

“The contractor / subcontractor / consultant / subconsultant shall indemnify, defend, save and hold harmless the State of Florida, Department of Transportation and all of its officers, agents or employees from all suits, actions, claims, demands, liability of any nature whatsoever arising out of, because of, or due to any negligent act or occurrence of omission or commission of the contractor / subcontractor / consultant / subconsultant, its officers, agents or employees.”

- 12) **BINDING AGREEMENT.** This Agreement is binding upon and inures to the benefit of the Parties and their respective successors and assigns. Nothing in this Agreement is intended to confer any rights, privileges, benefits, obligations, or remedies upon any other person or entity except as expressly provided for in this Agreement.

- 13) **INTERPRETATION.** No term or provision of this Agreement shall be interpreted for or against any party because that party or that party's legal representative drafted the provision.

- 14) **ENTIRE AGREEMENT.** This Agreement, together with the attached exhibits and documents made a part by reference, embodies the entire agreement of the Parties. There are no provisions, terms, conditions, or obligations other than those contained in this Agreement. This Agreement supersedes all previous communication, representation, or agreement, either verbal or written, between the Parties. No amendment will be effective unless reduced to writing and signed by an authorized officer of the **LOCAL GOVERNMENT** and the authorized officer of the **DEPARTMENT** or his/her delegate.

- 15) **DUPLICATE ORIGINALS.** This Agreement may be executed in duplicate originals.

- 16) **E-VERIFY – the LOCAL GOVERNMENT shall:**

- a) utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the **LOCAL GOVERNMENT** during the term of the contract; and
- b) expressly require any subcontractors performing work or providing services pursuant to the state contract to likewise utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the subcontractor during the contract term.

The remainder of this page is intentionally left blank

17) The Parties agree to comply with s.20.055(5), Florida Statutes, and to incorporate in all subcontracts the obligation to comply with s.20.055(5), Florida Statutes.

EXECUTION

IN WITNESS WHEREOF, the parties have caused these presents to be executed the day and year first above written.

LOCAL GOVERNMENT:

By: _____

Printed Name & Title

Attest: _____

Printed Name & Title

Legal Approval: _____

DEPARTMENT:

By: _____

Ron Meade, P.E. District Maintenance Engineer_____

Printed Name & Title

Attest: _____

Victor A. LoPiccolo, Maintenance Project Manager_____

Printed Name & Title

Legal Approval: _____

EXHIBIT A

Resolution, following on next page.

EXHIBIT B

PROJECT LIMITS:

<u>SECTION</u>	<u>S.R.</u>	<u>LOCATION</u>	<u>LENGTH</u>
18010	35	From: Turnpike (MP 21.694) To: CSX RR Bridge on US 301 (MP 24.055)	2.361
18010	35	From: CSX RR Bridge Roadway Realignment (MP 24.526) TO: CR 204 (MP 28.739) (CSX RR Bridge and Approaches & ponds are Not included in these section #'s)	4.213
18070	44	From: US 301 Ctr. of Intersection (MP 13.932) To: 1,000 LF West of Buena Vista Dr. (MP 11.957) Chemical Grass and Weed Control limited to Sidewalks/Driveways	1.975

EXHIBIT C

MAINTENANCE ACTIVITIES:

(Maintenance Activities to be included and part of this Agreement will be checked in the INC. column)

<u>INC.</u>	<u>ACTIVITY</u>	<u>DESCRIPTION</u>
☐	433	Sodding: Cutting and placing sod in areas along the roadside associated with reworking non-paved shoulders, slopes, ditches, median islands, utility strips and repairing washouts.
☐	435	Seeding, Fertilizing and Mulching: Seeding, fertilizing, and mulching of the roadside.
☐	436	Reworking Non-Paved Shoulders, Front Slopes, and Roadside Ditches (Mechanical): Reworking non-paved shoulders, front slopes, roadside ditches and turnouts either by the addition of suitable material and reshaping, or by cutting down built-up areas.
☐	451	Clean Drainage Structures: Cleaning storm drains, French drains, manholes, side drains, cross drains, inlets, piped outfalls, box culverts, and other miscellaneous drain structures.
☐	459	Concrete Sidewalk Repair: Repair or replacement of existing sections of concrete sidewalk.
☐	461	Roadside Ditches – Clean and Reshape: Cleaning and reshaping of ditches other than outfalls.
☒	471	Large Machine Mowing: Mowing of roadside areas with large mowers where conditions accommodate the efficient use of 7 foot and larger mowers, alone or in combination.
☐	482	Slope Mowing: Grass, brush, and weed cutting along slopes too steep to safely mow or are inaccessible for conventional mowing tractors.
☒	485	Small Machine Mowing: Mowing the roadside with small hand or riding mowers have a cutting width of 40 inches or less.
☐	487	Manual Weed Control: Brush, weed, and grass cutting 100 mm (4") or less in diameter performed with hand tools.
☐	490	Fertilizing: Fertilizing to provide required nutrients to establish and maintain an acceptable roadside turf.
☒	492	Tree Trimming & Removal: The trimming of the height and sides of trees and removal of undesirable trees (over 4 inches in diameter or trimming that cannot be done under Activity 487 Weed Control - Manual). To include the chipping and/or removal of all debris from work site.
☐	493	Landscaped Area Maintenance: All efforts required for proper maintenance of landscaped areas, including litter removal, mowing, edging, fertilizing, weeding, mulching, etc.
☒	494	Chemical Grass and Weed Control: The application (handgun, basal or cut stump) of herbicides to slopes, ditches, fence, guardrail, barrier wall, reinforced earthen walls, sidewalks, bridges, curb and gutter, obstructions, shoulders, and other areas not assessable to mowers. Not to include chemical applications within landscape or mitigation areas.

☐	498	Storm Water Management: To maintain, to the maximum extent practicable, all surface/storm water management systems to a functioning state as designed and in compliance with the permit conditions and/or applicable rules and regulations.
☐	527	Fence Repair: To provide highway safety and deter unauthorized and unrestrained access to highway facilities.
☒	541	Roadside Litter Removal: Cleaning roadways and roadsides of debris, such as cans, bottles, paper, Adopt-A-Highway litter. Includes the hauling and disposal of litter. Does not include wayside parks, rest areas and service plaza barrels.
☐	542	Road Sweeping (Manual): To remove debris from the roadway where mechanical means are not feasible before a drainage or safety problem is created or before it becomes unsightly.
☐	543	Road Sweeping (mechanical): Machine sweeping of roadway to protect the facility from excessive accumulation of debris.
☒	545	Edging & Sweeping: Removal of vegetation and debris from the curb, gutter and sidewalk.
☐		
☐		
☐		
☐		
☐		
☐		
☐		
☐		
☐		

City of Wildwood MOA

Activity Number	Description	Unit Of Measure	Notes
471	Large Machine Mowing	Acres	
485	Small Machine Mowing	Acres	
492	Tree Trimming and Removal	Manhours	
494	Chemical Weed and Grass Control	Gallons	New for sidewalks only
541	Roadside Litter Removal	Acres	
545	Edging and Sweeping	Edge Miles	
			Encumbrance Dollar Request
Total yearly amount for all Roadways		\$57,287.29	\$57,287
Quarterly amount for all Roadways		\$14,321.82	\$14,322

RCI Unit Cost
FY 24
1.31.23

Activity Number	Unit Of Measure	Annual RCI Workload Units	Annual MRP 80 Workload Units	MRP Adjustment Factor	Adjusted MRP 80 Workload	Salaries & Benefits Unit Cost	Equipment Unit Cost	Materials Unit Cost	Salaries & Benefits Annual Needs	Equipment Annual Needs	Materials Annual Needs	Adjusted Annual Needs	Original RCI Annual Need	Difference	Activity Number	Cost Center XXX
471	Acres	161	161	1	161	\$8.39	\$8.81	\$0.00	\$1,350.79	\$1,418.41	\$0.00	\$2,769.20	\$2,769.20	\$0.00	471	
485	Acres	42	25	1	25	\$41.42	\$14.58	\$0.00	\$1,043.78	\$367.42	\$0.00	\$1,411.20	\$1,411.20	\$0.00	485	
492	Manhours	79	79	1	79	\$27.67	\$34.09	\$0.00	\$2,185.93	\$2,693.11	\$0.00	\$4,879.04	\$4,879.04	\$0.00	492	
494	Gallons	239	149	1	149	\$2.26	\$2.59	\$0.81	\$337.59	\$386.88	\$120.99	\$845.46	\$845.46	\$0.00	494	
541	Acres	419	220	1	220	\$7.42	\$0.96	\$0.28	\$1,632.21	\$211.18	\$61.59	\$1,904.98	\$1,904.98	\$0.00	541	
545	Edge Miles	32	17	1	17	\$52.10	\$31.82	\$0.00	\$875.28	\$534.58	\$0.00	\$1,409.86	\$1,409.86	\$0.00	545	
Sub Total									\$7,425.59	\$5,611.57	\$182.59	\$13,219.74	\$13,219.74	\$0.00		
995	Manhours								\$371.28	\$280.58	\$9.13	\$660.99	\$660.99	\$0.00		
TOTAL									\$7,796.87	\$5,892.15	\$191.72	\$13,880.73	\$13,880.73	\$0.00		

ADJUSTED ORIGINAL DIFFERENCE

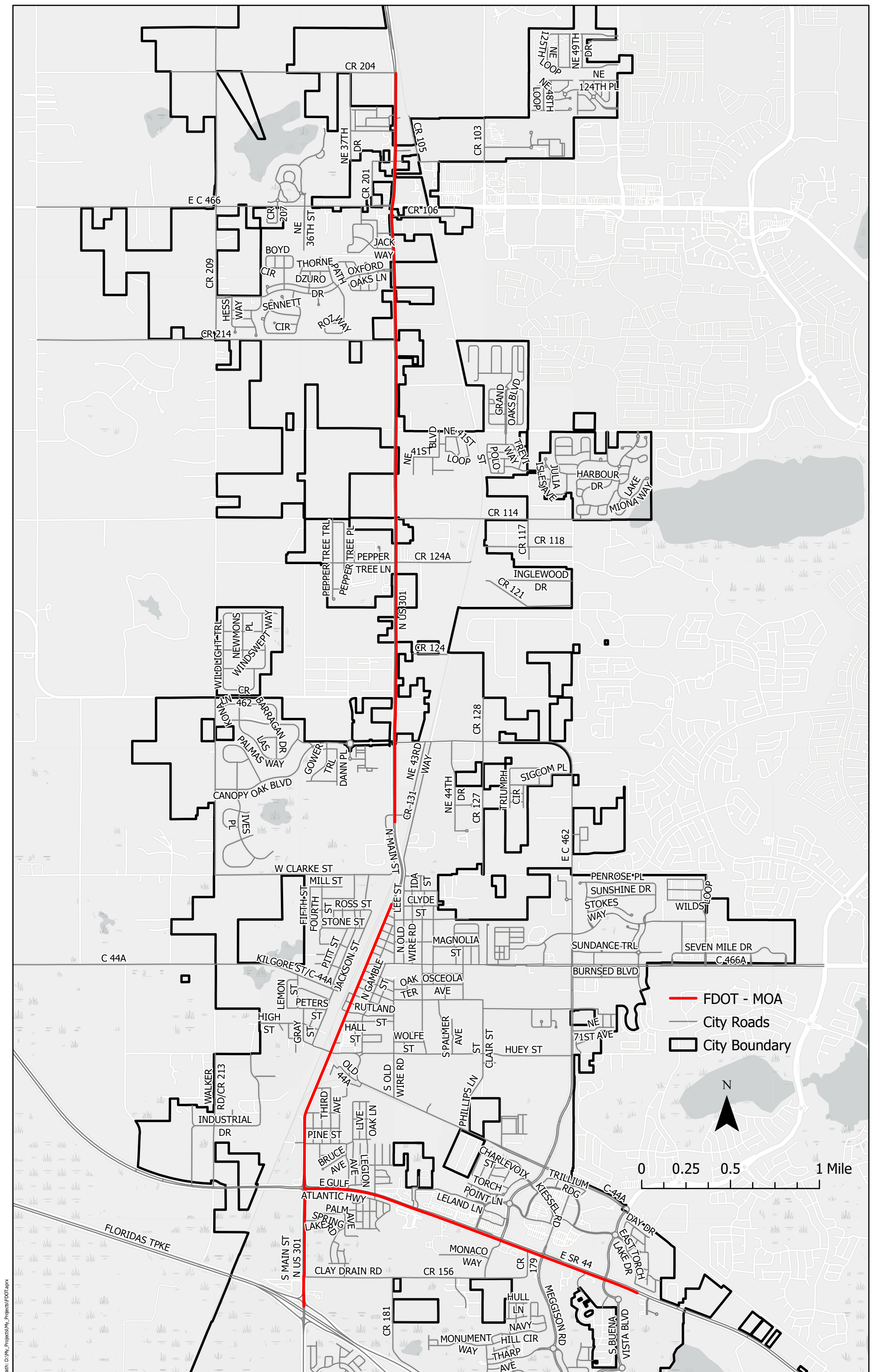
RCI Unit Cost
FY 24
1.31.23

Activity Number	Unit Of Measure	Annual RCI	Annual MRP 80	MRP Adjustment Factor	Adjusted MRP 80 Workload	Salaries & Benefits	Equipment	Materials	Salaries & Benefits	Equipment	Materials	Adjusted Annual Needs	Original RCI Annual Need	Difference	Activity Number	Cost Center XXX
		Workload Units	Workload Units			Unit Cost	Unit Cost	Unit Cost	Annual Needs	Annual Needs	Annual Needs					
471	Acres	37	37	1	37	\$8.39	\$8.81	\$0.00	\$310.43	\$325.97	\$0.00	\$636.40	\$636.40	\$0.00	471	
485	Acres	16	10	1	10	\$41.42	\$14.58	\$0.00	\$397.63	\$139.97	\$0.00	\$537.60	\$537.60	\$0.00	485	
490	Tons	1	1	1	1	\$18.12	\$79.21	\$196.44	\$12.23	\$53.47	\$132.60	\$198.29	\$198.29	\$0.00	490	
492	Manhours	94	94	1	94	\$27.67	\$34.09	\$0.00	\$2,600.98	\$3,204.46	\$0.00	\$5,805.44	\$5,805.44	\$0.00	492	
494	Gallons	334	209	1	209	\$2.26	\$2.59	\$0.81	\$471.78	\$540.66	\$169.09	\$1,181.53	\$1,181.53	\$0.00	494	
541	Acres	113	59	1	59	\$7.42	\$0.96	\$0.28	\$440.19	\$56.95	\$16.61	\$513.75	\$513.75	\$0.00	541	
545	Edge Miles	26	14	1	14	\$52.10	\$31.82	\$0.00	\$711.17	\$434.34	\$0.00	\$1,145.51	\$1,145.51	\$0.00	545	
Sub Total									\$4,944.40	\$4,755.82	\$318.30	\$10,018.52	\$10,018.52	\$0.00		
995	Manhours															
TOTAL									\$5,191.62	\$4,993.61	\$334.21	\$10,519.45	\$10,519.45	\$0.00		
ADJUSTED													ORIGINAL	DIFFERENCE		

RCI Unit Cost
FY 24
1.31.23

Activity Number	Unit Of Measure	Annual RCI	Annual MRP 80	MRP Adjustment Factor	Adjusted MRP 80 Workload	Salaries & Benefits	Equipment	Materials	Salaries & Benefits	Equipment	Materials	Adjusted Annual Needs	Original RCI Annual Need	Difference	Activity Number	Cost Center XXX
		Workload Units	Workload Units			Unit Cost	Unit Cost	Unit Cost	Annual Needs	Annual Needs	Annual Needs					
471	Acres	467	467	1	467	\$8.39	\$8.81	\$0.00	\$3,918.13	\$4,114.27	\$0.00	\$8,032.40	\$8,032.40	\$0.00	471	
485	Acres	57	34	1	34	\$41.42	\$14.58	\$0.00	\$1,416.56	\$498.64	\$0.00	\$1,915.20	\$1,915.20	\$0.00	485	
490	Tons	10	7	1	7	\$18.12	\$79.21	\$196.44	\$122.31	\$534.67	\$1,325.97	\$1,982.95	\$1,982.95	\$0.00	490	
492	Manhours	168	168	1	168	\$27.67	\$34.09	\$0.00	\$4,648.56	\$5,727.12	\$0.00	\$10,375.68	\$10,375.68	\$0.00	492	
494	Gallons	521	326	1	326	\$2.26	\$2.59	\$0.81	\$735.91	\$843.37	\$263.76	\$1,843.04	\$1,843.04	\$0.00	494	
541	Acres	996	523	1	523	\$7.42	\$0.96	\$0.28	\$3,879.92	\$501.98	\$146.41	\$4,528.31	\$4,528.31	\$0.00	541	
545	Edge Miles	60	32	1	32	\$52.10	\$31.82	\$0.00	\$1,641.15	\$1,002.33	\$0.00	\$2,643.48	\$2,643.48	\$0.00	545	
Sub Total									\$16,362.54	\$13,222.38	\$1,736.14	\$31,321.06	\$31,321.06	\$0.00		
995	Manhours															
TOTAL									\$17,180.67	\$13,883.50	\$1,822.95	\$32,887.11	\$32,887.11	\$0.00		
ADJUSTED													ORIGINAL	DIFFERENCE		

FDOT - Maintenance of Agreement



CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: Utility Revenue Sufficiency Analysis Proposal from Stantec in the Amount of \$25,965.00

REQUESTED ACTION: City Manager recommends approval.

CONTRACT: Vendor/Entity: Stantec
Effective Date: 4/28/25 Termination Date:
Managing Division/Department: Executive

BUDGET IMPACT: Funds are allocated in the line item 001-512-30-3100 Executive Professional Services.

HISTORY/FACTS/ISSUES:

Attached is a proposal from Stantec, the company that has historically handled our financial forecasting for the Utility Revenue Fund. This will be an updated analysis for the FY26 budget cycle. An annual analysis is critical while the wastewater treatment plant expansion is under construction so that updated data can be input into the analysis to ensure the City's rates are adequate to meet its debt requirements.



April 8th, 2025

Jason F. McHugh, CPM, AICP
City Manager
City of Wildwood, Florida
100 N. Main Street
Wildwood, Florida 34785

Re: Proposal to Conduct FY 2026 Water and Wastewater Revenue Sufficiency Analysis

Dear Mr. McHugh:

As requested, Stantec Consulting Services Inc. (Stantec) has prepared a proposal to conduct a Utility Revenue Sufficiency Analysis (Study) for the City. This proposal is based upon Stantec's understanding of the requested scope of services, as summarized in the enclosed Project Work Plan and Cost Estimate Schedule (Schedule).

If the scope of work and terms of the attached are acceptable, please indicate by executing the proposal where indicated and return a copy to me for our records.

If you have any questions or would like to discuss this proposal, please do not hesitate to call me at (813) 269-6011. We look forward to being of service to the City on this project.

Very truly yours,

Katz,
Danica

Digitally signed by
Katz, Danica
Date: 2025.04.08
16:39:26 -04'00'

Danica Katz
Manager
Danica.katz@stantec.com
Stantec Consulting Services Inc.
777 S. Harbour Island Boulevard, Suite 600
Tampa FL 33602-5729



Scope of Services

The project will include a Revenue Sufficiency Analysis (RSA) to evaluate the sufficiency of projected revenues from existing rates from the City's water, sewer, and reclaimed water utility systems to cover projected operating and capital costs and identify a recommended plan of rate adjustments as may be required. This will include development of a customer and demand forecast to calculate revenue projections from existing rates to be compared to projected cost requirements. These cost requirements may include operating expenses, existing debt obligations, funding of the capital improvement plan including debt and cash, and financial policies and targets such as reserve balances and debt service coverage requirements. Stantec will also perform a local residential bill comparison.

The RSA includes two virtual work sessions with City staff to ensure understanding of the flow of funds, reserve policies, budget categories, cost escalation rates, growth assumptions, and other relevant components of the developed financial plan. A schedule outlining the preliminary results will be provided to staff for review. The Study will conclude with an in-person presentation of the results to the City Commission during a workshop, regular commission meeting, or at a public hearing for adoption of proposed rates, and documentation of the results in a report.

Time of Performance

Stantec proposes to begin the RSA immediately upon receipt of a notice-to-proceed from the City and estimate that it can be completed within 120 days from receipt of all requested data.

Consultant's Compensation

Stantec has developed the Project Work Plan and Cost Estimate Schedule (Schedule) that presents a detailed description of the tasks, the estimated labor-hours required, and the total fixed fee to accomplish the analysis. The Schedule is enclosed at the end of this proposal and shows a fixed fee of \$25,965 inclusive of out-of-pocket expenses. Stantec's practice is to invoice monthly based upon the percentage of each task completed.

By signing below, the City acknowledges that it has read, accepts and agrees to the terms and conditions attached hereto, that the terms and conditions, together with this proposal, constitute the contract, and that the City hereby authorizes Stantec to proceed with the services herein described.



Accepted by City of Wildwood, Florida:

Accepted by Stantec Consulting Services Inc.

Katz, Danica

Digitally signed by Katz,
Danica
Date: 2025.04.08
16:39:45 -04'00'

Signature

Signature

Name

Danica Katz
Name

Title

Manager
Title

Date

4/8/2025
Date



ATTACHMENT A - SCOPE OF SERVICES & FEE SCHEDULE



City of Wildwood, Florida
FY 2026 Utility Revenue Sufficiency Analysis
Project Work Plan and Cost Estimate Schedule

Project Tasks		Estimated Labor-Hours					Total Project
		Director \$375	QA/QC \$295	Project Manager \$200	Financial Analyst \$170	Admin \$100	
Hourly Rates →							
Task 1	Project Initiation & Data Collection						
1.1	Prepare initial data request list and detailed critical path schedule. Perform job set-up activities.	1	1	2	1	3	8
1.2	Review of initial information/data provided by City; request clarification/additional data as required.	0	0	1	2	0	3
Task 2	Revenue Sufficiency Analysis - Develop Multi-Year Financial Management Plan						
2.1	Prepare water, wastewater, and reuse customer and demand analysis to determine projected growth, trends in usage patterns and total projected customers, ERCs and usage.	1	0	2	4	0	7
2.2	Prepare a local water and wastewater residential bill comparison.	0	0	2	3	0	5
2.3	Obtain, verify and input financial and billing data into FAMS model, run the model, and produce preliminary output, including a ten year financial management program that will include the following for the water, wastewater, and reuse systems:	3	0	6	18	0	27
	o Capital Improvements Program						
	- Project listing by year						
	- Evaluation of existing and alternative capital improvement programs and funding requirements						
	o Financial Policy Review, including reserve levels (operating, capital, and rate stabilization), capital reinvestment, etc.						
	o Borrowing Program						
	- Identify any borrowing required and/or appropriate to fund certain CIP projects, to include but not necessarily be limited to, revenue bonds and state programs.						
	- Timing of bond issue(s)/loan(s) to provide required funds, and annual debt service schedules for any new debt						
	o Revenue Sufficiency Analysis						
	- Annual revenue and operations & maintenance expense projections						
	- Projections of other requirements such as R&R, minor capital, transfers, debt payments, reserves contributions, etc.						
	- Evaluation of adequacy of revenue provided by existing rates to meet current and projected system requirements						
	- Alternative plans of annual percentage rate adjustments to provide sufficient revenues over a multi-year period.						
	o Funds Analysis						
	- Spend down limits (minimum reserve requirements) by fund						
	- Beginning and ending fund balances by fund by year.						
2.4	Quality control review of FAMS model.	0	2	0	0	0	2
2.5	Review results with consulting team, make adjustments, and create alternatives scenarios of rate adjustments and O&M/CIP spending.	2	0	3	3	0	8
2.6	Prepare for and meet with City staff in an interactive work session to review preliminary results. [Virtual Meeting #1]	2	0	3	2	0	7
2.7	Make adjustments per input from City staff, update data/assumptions as appropriate, and/or for desired sensitivity analysis. Prepare workbook of assumptions and preliminary results and screen captures of requested scenarios.	0	0	2	4	0	6
2.8	Prepare for and meet with City staff in an interactive work session to review final results. [Virtual Meeting #2]	1	0	2	2	0	5
2.9	Perform adjustments per City staff review of workbook containing preliminary results and key assumptions.	0	1	1	2	0	4



Project Tasks	Estimated Labor-Hours					Total Project
	Director	QA/QC	Project Manager	Financial Analyst	Admin	
Hourly Rates →	\$375	\$295	\$200	\$170	\$100	
Task 3 Study Documentation & Presentation to Council						
3.1 Prepare an initial PowerPoint presentation and Draft Report documenting the results of the Analysis.	2	2	4	8	0	16
3.2 Incorporate any changes recommended by City staff/management and Prepare Final Draft Report.	0	1	2	2	0	5
3.3 Attend and present at a Commission meeting or workshop to present the results of the Analysis. [On-Site Meeting #1]	3	0	3	0	0	6
3.4 Attend a public hearing to support the implementation of the recommendations of the Analysis. [On-Site Meeting #2]	3	0	3	0	0	6
3.5 Incorporate any changes recommended by Commission and prepare Final Report.	0	0	1	1	0	2
Total Estimated Labor Hours	18	7	37	52	3	117
Total Estimated Fee	\$6,750	\$2,065	\$7,400	\$8,840	\$300	\$25,355
Total Estimated Expenses						\$610
Total Estimated Project Cost						\$25,965



ATTACHMENT B – PROPOSED PROJECT TIMELINE

City of Wildwood, Florida

FY 2026 Utility Revenue Sufficiency Analysis
Proposed Project Timeline

Tasks	Month				
	Apr	May	Jun	Jul	Aug
Task 1 Project Initiation & Data Collection					
Task 2 Revenue Sufficiency Analysis - Develop Multi-Year Financial Management Plan					
Task 3 Study Documentation & Presentation to Council					





The following Terms and Conditions are attached to and form part of a proposal for services to be performed by Consultant and together, when the Client authorizes Consultant to proceed with the services, constitute the Agreement. Consultant means the Stantec entity issuing the Proposal.

DESCRIPTION OF WORK: Consultant shall render the services described in the Proposal (hereinafter called the "Services") to the Client.

DESCRIPTION OF CLIENT: The Client confirms and agrees that the Client has authority to enter into this Agreement on its own behalf and on behalf of all parties related to the Client who may have an interest in the Project.

TERMS AND CONDITIONS: No terms, conditions, understandings, or agreements purporting to modify or vary these Terms and Conditions shall be binding unless hereafter made in writing and signed by the Client and Consultant. In the event of any conflict between the Proposal and these Terms and Conditions, these Terms and Conditions shall take precedence. This Agreement supercedes all previous agreements, arrangements or understandings between the parties whether written or oral in connection with or incidental to the Project.

COMPENSATION: Payment is due to Consultant upon receipt of invoice. Failure to make any payment when due is a material breach of this Agreement and will entitle Consultant, at its option, to suspend or terminate this Agreement and the provision of the Services. Interest will accrue on accounts overdue by 30 days at the lesser of 1.5 percent per month (18 percent per annum) or the maximum legal rate of interest. Unless otherwise noted, the fees in this agreement do not include any value added, sales, or other taxes that may be applied by Government on fees for services. Such taxes will be added to all invoices as required.

NOTICES: Each party shall designate a representative who is authorized to act on behalf of that party. All notices, consents, and approvals required to be given hereunder shall be in writing and shall be given to the representatives of each party.

TERMINATION: Either party may terminate the Agreement without cause upon thirty (30) days notice in writing. If either party breaches the Agreement and fails to remedy such breach within seven (7) days of notice to do so by the non-defaulting party, the non-defaulting party may immediately terminate the Agreement. Non-payment by the Client of Consultant's invoices within 30 days of Consultant rendering same is agreed to constitute a material breach and, upon written notice as prescribed above, the duties, obligations and responsibilities of Consultant are terminated. On termination by either party, the Client shall forthwith pay Consultant all fees and charges for the Services provided to the effective date of termination.

ENVIRONMENTAL: Except as specifically described in this Agreement, Consultant's field investigation, laboratory testing and engineering recommendations will not address or evaluate pollution of soil or pollution of groundwater.

PROFESSIONAL RESPONSIBILITY: In performing the Services, Consultant will provide and exercise the standard of care, skill and diligence required by customarily accepted professional practices normally provided in the performance of the Services at the time and the location in which the Services were performed.

INDEMNITY: The Client releases Consultant from any liability and agrees to defend, indemnify and hold Consultant harmless from any and all claims, damages, losses, and/or expenses, direct and indirect, or consequential damages, including but not limited to attorney's fees and charges and court and arbitration costs, arising out of, or claimed to arise out of, the performance of the Services, excepting liability arising from the sole negligence of Consultant.

LIMITATION OF LIABILITY: It is agreed that the total amount of all claims the Client may have against Consultant under this Agreement, including but not limited to claims for negligence, negligent misrepresentation and/or breach of contract, shall be strictly limited to the lesser of professional fees paid to Consultant for the Services or \$50,000.00. No claim may be brought against Consultant more than two (2) years after the cause of action arose. As the Client's sole and exclusive remedy under this Agreement any claim, demand or suit shall be directed and/or asserted only against Consultant and not against any of Consultant's employees, officers or directors.

Consultant's liability with respect to any claims arising out of this Agreement shall be absolutely limited to direct damages arising out of the Services and Consultant shall bear no liability whatsoever for any consequential loss, injury or damage incurred by the Client, including but not limited to claims for loss of use, loss of profits and/or loss of markets.

Liability of Consultant shall be further limited to such sum as it would be just and equitable for Consultant to pay having regard to the extent of its responsibility for the loss or damage suffered and on the assumptions that all other consultants and all contractors and sub-contractors shall have provided contractual undertakings on terms no less onerous than those set out in this Agreement to the Client in respect of the carrying out of their obligations and have paid to the Client such proportion of the loss and damage which it would be just and equitable for them to pay having regard to the extent of their responsibility.

DOCUMENTS: All of the documents prepared by or on behalf of Consultant in connection with the Project are instruments of service for the execution of the Project. Consultant retains the property and copyright in these documents, whether the Project is executed or not. These documents may not be used for any other purpose without the prior written consent of Consultant. In the event Consultant's documents are subsequently reused or modified in any material respect without the prior consent of Consultant, the Client agrees to defend, hold harmless and indemnify Consultant from any claims advanced on account of said reuse or modification.

Any document produced by Consultant in relation to the Services is intended for the sole use of Client. The documents may not be relied upon by any other party without the express written consent of Consultant, which may be withheld at Consultant's discretion. Any such consent will provide no greater rights to the third party than those held by the Client under the contract, and will only be authorized pursuant to the conditions of Consultant's standard form reliance letter.

Consultant cannot guarantee the authenticity, integrity or completeness of data files supplied in electronic format ("Electronic Files"). Client shall release, indemnify and hold Consultant, its officers, employees, Consultant's and agents harmless from any claims or damages arising from the use of Electronic Files. Electronic files will not contain stamps or seals, remain the property of Consultant, are not to be



used for any purpose other than that for which they were transmitted, and are not to be retransmitted to a third party without Consultant's written consent.

FIELD SERVICES: Consultant shall not be responsible for construction means, methods, techniques, sequences or procedures, or for safety precautions and programs in connection with work on the Project, and shall not be responsible for any contractor's failure to carry out the work in accordance with the contract documents. Consultant shall not be responsible for the acts or omissions of any contractor, subcontractor, any of their agents or employees, or any other persons performing any of the work in connection with the Project. Consultant shall not be the prime contractor or similar under any occupational health and safety legislation.

GOVERNING LAW/COMPLIANCE WITH LAWS: The Agreement shall be governed, construed and enforced in accordance with the laws of the jurisdiction in which the majority of the Services are performed. Consultant shall observe and comply with all applicable laws, continue to provide equal employment opportunity to all qualified persons, and to recruit, hire, train, promote and compensate persons in all jobs without regard to race, color, religion, sex, age, disability or national origin or any other basis prohibited by applicable laws.

DISPUTE RESOLUTION: If requested in writing by either the Client or Consultant, the Client and Consultant shall attempt to resolve any dispute between them arising out of or in connection with this Agreement by entering into structured non-binding negotiations with the assistance of a mediator on a without prejudice basis. The mediator shall be appointed by agreement of the parties. The Parties agree that any actions under this Agreement will be brought in the appropriate court in the jurisdiction of the Governing Law, or elsewhere by mutual agreement. Nothing herein however prevents Consultant from any exercising statutory lien rights or remedies in accordance with legislation where the project site is located.

ASSIGNMENT: The Client shall not, without the prior written consent of Consultant, assign the benefit or in any way transfer the obligations under these Terms and Conditions or any part hereof.

SEVERABILITY: If any term, condition or covenant of the Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remaining provisions of the Agreement shall be binding on the Client and Consultant.

FORCE MAJEURE: Any default in the performance of this Agreement caused by any of the following events and without fault or negligence on the part of the defaulting party shall not constitute a breach of contract, labor strikes, riots, war, acts of governmental authorities, unusually severe weather conditions or other natural catastrophe, disease, epidemic or pandemic, or any other cause beyond the reasonable control or contemplation of either party. Nothing herein relieves the Client of its obligation to pay Consultant for services rendered.

COVID-19: The parties acknowledge the ongoing COVID-19 pandemic and agree that the fee and schedule in the proposal is based on what is currently understood. Where conditions change, the parties may have further discussions to manage and mitigate the impact of this evolving situation on the Project.

CONTRA PROFERENTEM: The parties agree that in the event this Agreement is subject to interpretation or construction by a third party, such third party shall not construe this Agreement or any part of it against either party as the drafter of this Agreement.

FLORIDA CONTRACTS: PURSUANT TO FLORIDA STATUTES CHAPTER 558.0035 AN INDIVIDUAL EMPLOYEE OR AGENT MAY NOT BE HELD INDIVIDUALLY LIABLE FOR DAMAGES RESULTING FROM NEGLIGENCE.

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: Jackson Street Improvements Project Payment Application 2 in the Amount of \$212,478.90

REQUESTED ACTION: Staff recommends approval.

CONTRACT: Vendor/Entity:
Effective Date: Termination Date:
Managing Division/Department:

BUDGET IMPACT: Funding for the project has been allocated to account 301-541-60-6307.

HISTORY/FACTS/ISSUES:

The Jackson Street Improvements Project was approved by the Commission and awarded to DB Civil Construction Inc. on December 9th, 2024, for the lump sum amount of \$1,533,916. DB Civil is requesting Payment Application 2 in the amount of \$212,478.90 for site work performed from February 25 through March 31, 2025. The project is approximately 38% completed. Kimley-Horn staff reviewed Payment Application 2 and recommended approval.

CONTRACTOR APPLICATION FOR PAYMENT

CONTRACTOR:

DB Civil Construction LLC
4475 US 1 South, Suite 707
St. Augustine, FL 32086
(386) 256-7460

ENGINEER:

PROJECT:

Jackson Street Improvements
PO # 25-00413

OWNER:

City of Wildwood
100 N Main St
Wildwood FL 34785

APPLICATION NO:

2

Distribution to:

PROJECT NO:

2420

APPLICATION DATE:

03/25/25

PERIOD FROM:

02/25/25

PERIOD TO:

03/31/25

CONTRACT DATE:

12/09/24

PERCENT COMPLETE:

38.59%

☒

OWNER

☐

CONTRACTOR

☐

ENGINEER

☐

OTHER

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM

\$

1,533,916.00

2. Net change by Change Orders

\$

3. CONTRACT SUM TO DATE (Line 1 + 2)

\$

1,533,916.00

4. TOTAL COMPLETED & STORED TO DATE

\$

591,959.00

5. RETAINAGE:

a. 5 % of Completed Work

\$

29,597.95

(Column D + E on G703)

b. 5 % of Stored Material

\$

\$ -

(Column F on G703)

Total Retainage (Lines 5a + 5b or

Total in Column I of G703)

\$

29,597.95

6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)

\$

562,361.05

7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior G702)

\$

349,882.15

8. CURRENT PAYMENT DUE

\$

212,478.90

9. BALANCE TO FINISH, INCLUDING RETAINAGE

\$

971,554.95

(Line 3 less Line 6)

CHANGE ORDER SUMMARY	ADDITIONS		DEDUCTIONS
Total changes approved in previous months by Contractor			\$ -
Total approved this Month			\$ -
TOTALS			\$ -
NET CHANGES by Change Order			

The undersigned contractor certifies that to the best of the contractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Contract Documents that all amounts have been paid by the contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner and that current payment shown herein is now due.

CONTRACTOR:

DB CIVIL CONSTRUCTION LLC

By:

John Robbins



Date:

03/31/25

OWNERSHIP (OR AGENT):

By:

Date:

OWNER'S PROJECT MANAGEMENT:

Approved for Owner App:

Approved for Payment:

Initials

Date

ENGINEER'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on onsite observations and the data comprising the application, the Engineer certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED:

AMOUNT CERTIFIED \$

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ENGINEER:



Date:

4/16/2025

By:

Date:

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

Page 308 of 374

Pay Application # 2			Project Name: Jackson Street Improvements				PERIOD ENDING 3/31/2025						
No.	FDOT No.	PAY ITEMS	QTY	UNIT	UNIT PRICE	AMOUNT	PREVIOUS APPLICATION		THIS APPLICATION		TOTAL TO DATE		% COMP
							QTY COMPLETED	AMOUNT COMPLETED	QTY COMPLETED	AMOUNT COMPLETED	QTY COMPLETED	AMOUNT COMPLETED	
		ROADWAY & DRAINAGE											
1	101-1	Mobilization	1	LS	\$ 100,000.00	\$ 100,000.00	0.80	\$ 80,000.00		\$ -	0.80	\$ 80,000.00	80.0%
2	102-1	Maintenance of Traffic	1	LS	\$ 20,000.00	\$ 20,000.00	0.80	\$ 16,000.00		\$ -	0.80	\$ 16,000.00	80.0%
3	N/A	As-Built Plans and Construction Layout Survey	1	LS	\$ 28,000.00	\$ 28,000.00	0.50	\$ 14,000.00		\$ -	0.50	\$ 14,000.00	50.0%
4	N/A	Full Depth Base Reclamation (8" Avg. Depth)(10.5" Pulverization)	7910	SY	\$ 23.00	\$ 181,930.00	-	\$ -		\$ -	-	\$ -	0.0%
5	NA	Portland Cement	76	TN	\$ 250.00	\$ 19,000.00	-	\$ -		\$ -	-	\$ -	0.0%
6	104-10-3	Sediment Barrier (Standard)	3198	LF	\$ 1.50	\$ 4,797.00	3,198.00	\$ 4,797.00		\$ -	3,198.00	\$ 4,797.00	100.0%
7	110-1-1	Clearing and Grubbing	0.10	AC	\$ 350,000.00	\$ 35,000.00	0.10	\$ 35,000.00		\$ -	0.10	\$ 35,000.00	100.0%
8	110-4-10	Removal of existing concrete	1650	SY	\$ 20.00	\$ 33,000.00	-	\$ -	1,200.00	\$ 24,000.00	1,200.00	\$ 24,000.00	72.7%
9	120-1	Regular Excavation	40	CY	\$ 100.00	\$ 4,000.00	-	\$ -	40.00	\$ 4,000.00	40.00	\$ 4,000.00	100.0%
10	285-706	Optional Base Group 6 (8")	638	SY	\$ 65.00	\$ 41,470.00	-	\$ -		\$ -	-	\$ -	0.0%
11	327-70-1	Mill Existing Asphalt Pavement (1" Avg. Depth)	877	SY	\$ 6.00	\$ 5,262.00	-	\$ -		\$ -	-	\$ -	0.0%
12	334-1-12	Superpave Asphaltic Concret (Type SP 12.5)(Traffic B) (1.5")	690	TN	\$ 180.00	\$ 124,200.00	-	\$ -		\$ -	-	\$ -	0.0%
13	334-1-52A	Superpave Asphaltic Concrete (Type SP-9.5)(Traffic B)(PG 76-22)(1	510	TN	\$ 190.00	\$ 96,900.00	-	\$ -		\$ -	-	\$ -	0.0%
14	334-1-52B	Superpave Asphaltic Concrete (Type SP-9.5)(Traffic B)(PG 76-22)(\	18	TN	\$ 280.00	\$ 5,040.00	-	\$ -		\$ -	-	\$ -	0.0%
15	522-1	Concrete Sidewalk and Driveways, 4" Thick	1705	SY	\$ 80.00	\$ 136,400.00	-	\$ -	520.00	\$ 41,600.00	520.00	\$ 41,600.00	30.5%
16	522-2	Concrete Sidewalk and Driveways, 6" Thick	650	SY	\$ 90.00	\$ 58,500.00	-	\$ -	200.00	\$ 18,000.00	200.00	\$ 18,000.00	30.8%
17	527-2	Detectable Warning	130	SF	\$ 28.00	\$ 3,640.00	-	\$ -		\$ -	-	\$ -	0.0%
18	570-1-2	Performance Turf (SOD)	3150	SY	\$ 4.00	\$ 12,600.00	-	\$ -		\$ -	-	\$ -	0.0%
		ROADWAY & DRAINAGE SUBTOTAL =>				\$ 909,739.00		\$ 149,797.00		\$ 87,600.00		\$ 237,397.00	
		SIGNAGE AND MARKINGS											
19	700-1-111	Single Post Sign (F&I)(Ground Mount) (<12 SF)	15	AS	\$ 500.00	\$ 7,500.00		\$ -		\$ -	-	\$ -	0.0%
20	700-1-500	Single Post Sign (Relocate)	11	AS	\$ 120.00	\$ 1,320.00		\$ -		\$ -	-	\$ -	0.0%
21	700-1-600	Single Sign Post (Removed)	12	AS	\$ 60.00	\$ 720.00		\$ -		\$ -	-	\$ -	0.0%
22	705-10-1	Object Markers (Type 1)	3	EA	\$ 150.00	\$ 450.00		\$ -		\$ -	-	\$ -	0.0%
23	706-1-3	Raised Pavement Marker (Type B) (W/Out Final Surface)	82	EA	\$ 6.00	\$ 492.00		\$ -		\$ -	-	\$ -	0.0%
24	710-90	Painted Pavement Marking (Final Surface)	1	LS	\$ 6,000.00	\$ 6,000.00		\$ -		\$ -	-	\$ -	0.0%
25	711-11-125	Thermoplastic (Standard)(White)(Solid)(24")(For Stop Line and Cro	198	LF	\$ 12.00	\$ 2,376.00		\$ -		\$ -	-	\$ -	0.0%
26	711-11-130	Thermoplastic (Standard)(White)(Vertical Deflection Markings)	12	EA	\$ 140.00	\$ 1,680.00		\$ -		\$ -	-	\$ -	0.0%
27	711-16-201	Thermoplastic (Standard-Other Surfaces)(Yellow)(Solid)(6")	0.402	GM	\$ 8,500.00	\$ 3,417.00		\$ -		\$ -	-	\$ -	0.0%
		SIGNAGE & MARKINGS SUBTOTAL =>				\$ 23,955.00		\$ -		\$ -		\$ -	
28	N/A	Lighting Improvements*	1	LS	\$ 7,460.00	\$ 7,460.00		\$ -		\$ -	-	\$ -	0.0%
		LIGHTING IMPROVEMENTS SUBTOTAL =>				\$ 7,460.00		\$ -		\$ -		\$ -	
		UTILITY IMPROVEMENTS											
29	N/A	Utility Pipe PVC C-900 DR-18 (Watermain)(8")	3507	LF	\$ 66.00	\$ 231,462.00	2,450.00	\$ 161,700.00	1,057.00	\$ 69,762.00	3,507.00	\$ 231,462.00	100.0%
30	N/A	Removal/Grount in Place Existing Watermain **	1	LS	\$ 10,000.00	\$ 10,000.00	-	\$ -		\$ -	-	\$ -	0.0%
31	N/A	Install and Connect Single Meter and Water Service	32	EA	\$ 2,300.00	\$ 73,600.00	-	\$ -	3.00	\$ 6,900.00	3.00	\$ 6,900.00	9.4%
32	N/A	Install and Connect Dual Meter and Water Service	18	EA	\$ 3,600.00	\$ 64,800.00	-	\$ -	3.00	\$ 10,800.00	3.00	\$ 10,800.00	16.7%
33	N/A	Fire Hydrant	6	EA	\$ 7,500.00	\$ 45,000.00	4.00	\$ 30,000.00	2.00	\$ 15,000.00	6.00	\$ 45,000.00	100.0%
34	N/A	Tapping Sleeve & Valve	7	EA	\$ 11,000.00	\$ 77,000.00	-	\$ -		\$ -	-	\$ -	0.0%
35	N/A	8" Gate Valve	4	EA	\$ 3,200.00	\$ 12,800.00	4.00	\$ 12,800.00		\$ -	4.00	\$ 12,800.00	100.0%
36	N/A	BAC-T Sample Location and Testing	6	EA	\$ 1,600.00	\$ 9,600.00	-	\$ -		\$ -	-	\$ -	0.0%
37	N/A	Pressure Testing	1	LS	\$ 8,000.00	\$ 8,000.00	-	\$ -		\$ -	-	\$ -	0.0%
38	N/A	Air Release Valves	1	EA	\$ 4,500.00	\$ 4,500.00	-	\$ -		\$ -	-	\$ -	0.0%
39	N/A	Single Sanitary Service	15	EA	\$ 2,800.00	\$ 42,000.00	-	\$ -	12.00	\$ 33,600.00	12.00	\$ 33,600.00	80.0%
		UTILITY IMPROVEMENTS SUBTOTAL =>				\$ 578,762.00		\$ 204,500.00		\$ 136,062.00		\$ 340,562.00	58.8%
		BOND											
41	N/A	Payment & Performance Bond	1	LS	\$ 14,000.00	\$ 14,000.00	1.00	\$ 14,000.00		\$ -	1.00	\$ 14,000.00	100.0%
		BOND SUBTOTAL =>				\$ 14,000.00		\$ 14,000.00		\$ -		\$ 14,000.00	

Pay Application # 2			Project Name: Jackson Street Improvements			PERIOD ENDING 3/31/2025							
No.	FDOT No.	PAY ITEMS	QTY	UNIT	UNIT PRICE	AMOUNT	PREVIOUS APPLICATION		THIS APPLICATION		TOTAL TO DATE		% COMP
							QTY COMPLETED	AMOUNT COMPLETED	QTY COMPLETED	AMOUNT COMPLETED	QTY COMPLETED	AMOUNT COMPLETED	
TOTAL LUMP SUM						\$ 1,533,916.00		\$ 368,297.00		\$ 223,662.00		\$ 591,959.00	38.59%

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: CR 501 WTP Iron Filter Project Pay Application No. 2 to SGS Contracting Services, Inc for the Amount of \$52,937.70

REQUESTED ACTION: Staff Recommend Approval

CONTRACT: Vendor/Entity: SGS Contracting Services, Inc.
Effective Date: 04/18/2025 Termination Date:
Managing Division/Department: Utility Department / Water Division

BUDGET IMPACT: This is a budgeted capital project with funds available in account 408-533-70-7351 (501 WTP Iron Filtration).

HISTORY/FACTS/ISSUES:

In August 2024, the City awarded the 501 Water Treatment Plant Iron Filter project to SGS Contracting. This is Pay Application No. 2 for the amount of \$52,937.70. The City's reviewing engineer, Kimley Horn, and staff have reviewed the pay application and recommend approval to pay SGS Contracting Services, Inc. the requested amount of \$52,937.70.



**SGS CONTRACTING
SERVICES, INC.**

Kimley»Horn

- ☒ NO EXCEPTIONS TAKEN
- ☐ CORRECTIONS NOTED
- ☐ REJECTED
- ☐ VERIFY & MAKE CORRECTIONS
- ☐ RESUBMIT
- ☐ FOR INFORMATION ONLY

Our limited review is only for conformance with the design concept of the project and general compliance with the information given in our Plans and Specifications. Contractor is responsible for: dimensions to be confirmed and correlated at the job site, information that pertains to the fabrication processes or to techniques of construction, quantities, safety, coordination with other work, and for conformance to the requirements of the plans and specifications. Review does not authorize changes to contract unless stated specifically in separate letter or change order.

Reviewed By: HEATH.SMITH Date: 4/17/25

SUBMITTAL

DATE: April 16, 2025

PROJECT NAME: CR 501 WTP Iron Filter Improvements
PROJECT NUMBER: 2024-010

TO: City of Wildwood FROM: SGS Contracting Services
Kimley-Horn

The Following Items are Hereby Submitted:

SUBMITTAL NO.: 22 SPEC SECTION: _____
DESCRIPTION: Pay App #2

SUBMITTAL REVIEW NOTE:

We have reviewed the enclosed submittal and noted any observed exceptions in the note section below. If the reviewer of this submittal finds notable exceptions that would prevent a complete approval, we request that the assigned disposition of the review be one that allows for partial approvals in lieu of full rejection. If the reviewer is unable to do so, please contact us so that we can discuss options that will not negatively affect the procurement schedule of items within this submittal. We apologize in advance for any additional burden this places on the reviewer. However, we make these requests due to the current conditions which are leading to extended/delayed material and process equipment procurement schedules.

☒ **APPROVED**

☐ **APPROVED AS NOTED**

By: _____

NOTES/EXCEPTIONS:

Contractor's Application for Payment No.

2

Application Period: 1/1/25-3/31/25		Application Date: 3/31/25	
To (Owner): City of Wildwood	From (Contractor): SGS Contracting Services, Inc.	Via (Engineer): Kimley-Horn	
Project: CR 501 WTP Iron Filter Improvements	Contract:		
Owner's PO No.:	Contractor's Project No.: 2024-010	Engineer's Project No.:	

**Application For Payment
Change Order Summary**

Approved Change Orders			1. ORIGINAL CONTRACT PRICE.....	\$	\$2,715,700.00
Number	Additions	Deductions	2. Net change by Change Orders.....	\$	-\$1,006,872.42
1		\$1,006,872.42	3. Current Contract Price (Line 1 ± 2).....	\$	\$1,708,827.58
			4. TOTAL COMPLETED AND STORED TO DATE		
			(Column F on Progress Estimate).....	\$	\$123,843.89
			5. RETAINAGE:		
			a. 5% X \$71,656.00 Work Completed.....	\$	\$3,582.80
			b. 5% X \$52,187.89 Stored Material.....	\$	\$2,609.39
			c. Total Retainage (Line 5a + Line 5b).....	\$	\$6,192.19
			6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c).....	\$	\$117,651.70
			7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application).....	\$	\$64,714.00
			8. AMOUNT DUE THIS APPLICATION.....	\$	\$52,937.70
			9. BALANCE TO FINISH, PLUS RETAINAGE		
			(Column G on Progress Estimate + Line 5 above).....	\$	\$1,591,175.88
TOTALS	\$0.00	\$1,006,872.42			
NET CHANGE BY CHANGE ORDERS	-\$1,006,872.42				

Contractor's Certification

The undersigned Contractor certifies that to the best of its knowledge: (1) all previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

By:

Lindsey Magura

Date:

3/31/25

Payment of: \$ \$52,937.70
(Line 8 or other - attach explanation of the other amount)

is recommended by: _____
(Engineer) (Date)

Payment of: \$ _____
(Line 8 or other - attach explanation of the other amount)

is approved by: _____
(Owner) (Date)

Approved by: _____
Funding Agency (if applicable) (Date)

For (Contract):		CR 501 WTP Ion Filter Improvements		Application Number: 2				
Application Period: 1/1/25-3/31/25				Application Date: 3/31/25				
			Work Completed		E	F	G	
A		B	C	D	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (# / B)	Balance to Finish (B - F)
	Description	Scheduled Value (\$)	From Previous Application (C+D)	This Period				
1.01	MOBILIZATION							
1.01.01	Mobilization	\$40,000.00				\$0.00		\$40,000.00
1.01.02	Demobilization	\$10,000.00				\$0.00		\$10,000.00
1.01.03	Prepaid Bonds & Insurance	\$20,000.00	\$20,000.00			\$20,000.00	100%	\$0.00
1.02	SURVEY, LAYOUT, PERMITTING, RECORD DRAWINGS							
1.02.01	Permitting	\$3,000.00				\$0.00		\$3,000.00
1.02.02	Survey & Layout (General)	\$4,000.00				\$0.00		\$4,000.00
1.02.03	Record Drawings	\$3,000.00				\$0.00		\$3,000.00
1.03	RESTORATION							
1.03.01	Clearup, Final Grade, Misc. Sod/Grassing	\$10,000.00				\$0.00		\$10,000.00
2.01	INSTALL NEW GREENSAND FILTER (INCL. ALL PIPE) FOR FUNCTIONAL SYSTEM							
2.01.01	Site Prep	\$10,000.00				\$0.00		\$10,000.00
2.01.02	Gravel Around Tanks	\$15,000.00				\$0.00		\$15,000.00
2.01.03	Concrete Pedestals	\$50,000.00				\$0.00		\$50,000.00
2.01.04	Misc. Protective Coatings	\$10,000.00				\$0.00		\$10,000.00
2.01.05	Furnish Filter System (Materials/Equipment only)	\$1,006,872.42				\$0.00		\$1,006,872.42
2.01.06	Installation of Filter System	\$498,127.58				\$0.00		\$498,127.58
2.01.07	Filter System Testing & Startup	\$15,000.00				\$0.00		\$15,000.00
2.01.08	Furnish & Install Pipe, Valves, Fittings, Appurtenances	\$150,000.00			\$17,603.73	\$17,603.73	12%	\$132,396.27
2.01.09	Install Control & Power Equipment (related to Filter System only)	\$35,000.00				\$0.00		\$35,000.00
2.01.10	Approval of Filter System (including documentation)	\$10,000.00				\$0.00		\$10,000.00
2.02	SITE YARD PIPING							
2.02.01	Yard Piping for Water Main Connection	\$24,575.00				\$0.00		\$24,575.00
2.02.02	Drain Piping to Pond	\$12,000.00				\$0.00		\$12,000.00
2.02.03	Buried Chlorine Injection Piping	\$10,000.00				\$0.00		\$10,000.00
2.02.04	Buried Corrosion Inhibitor Piping	\$10,000.00				\$0.00		\$10,000.00
2.02.05	Buried Service Water Piping	\$12,000.00				\$0.00		\$10,000.00
2.03	INSTALL NEW MOTORIZED ACTUATOR							
2.03.01	Furnish & Install New Motorized Actuator	\$28,000.00				\$0.00		\$28,000.00
2.03.02	Startup of Actuator	\$2,000.00				\$0.00		\$2,000.00
2.04	SITework							
2.04.01	Misc. Sitework	\$5,000.00				\$0.00		\$5,000.00
2.05	SODIUM HYPOCHLORITE SYSTEM							
2.05.01	Furnish & Install Sodium Hypo System	\$49,000.00	\$48,120.00			\$48,120.00	98%	\$880.00
2.05.02	Startup & Testing	\$1,000.00				\$0.00		\$1,000.00
2.06	SODIUM HYPOCHLORITE SYSTEM INJECTION VAULT							
2.06.01	Demolish/Remove Existing Vault & Appurtenances	\$10,000.00				\$0.00		\$10,000.00
2.06.02	Furnish & Install New Vault	\$37,000.00			\$2,710.70	\$2,710.70	7%	\$34,289.30
2.06.03	Furnish & Install New Injection Point	\$3,000.00				\$0.00		\$3,000.00
2.07	SODIUM HYPOCHLORITE STORAGE STRUCTURE							
2.07.01	Site Prep & Concrete Pad	\$15,000.00				\$0.00		\$15,000.00
2.07.02	Furnish & Install Canopy Structure	\$35,000.00				\$0.00		\$35,000.00
2.08	CORROSION INHIBITOR SYSTEM							
2.08.01	Furnish & Install Corrosion Inhibitor System	\$32,000.00			\$9,805.00	\$9,805.00	31%	\$22,195.00
2.08.02	Startup & Testing	\$3,000.00				\$0.00		\$3,000.00
2.09	CORROSION INHIBITOR VAULT							
2.09.01	Furnish & Install New Vault	\$17,000.00			\$6,137.17	\$6,137.17	36%	\$10,862.83
2.09.02	Furnish & Install New Injection Point	\$3,000.00				\$0.00		\$3,000.00
2.10	CORROSION INHIBITOR SYSTEM STORAGE STRUCTURE							
2.10.01	Site Prep & Concrete Pad	\$12,000.00				\$0.00		\$12,000.00

Completed Period to Date (E)		% (F / B)	G Balance to Finish (B - F)
\$0.00			\$40,000.00
\$0.00			\$10,000.00
\$20,000.00	100%		\$0.00
\$0.00			\$3,000.00
\$0.00			\$4,000.00
\$0.00			\$3,000.00
\$0.00			\$10,000.00
\$0.00			\$10,000.00
\$0.00			\$15,000.00
\$0.00			\$50,000.00
\$0.00			\$10,000.00
\$0.00			\$1,006,872.42
\$0.00			\$498,127.58
\$0.00			\$15,000.00
\$17,603.73	12%		\$132,396.27
\$0.00			\$35,000.00
\$0.00			\$10,000.00
\$0.00			\$24,575.00
\$0.00			\$12,000.00
\$0.00			\$10,000.00
\$0.00			\$10,000.00
\$0.00			\$12,000.00
\$0.00			\$28,000.00
\$0.00			\$2,000.00
\$0.00			\$5,000.00
\$48,120.00	98%		\$880.00
\$0.00			\$1,000.00
\$0.00			\$10,000.00
\$2,710.70	7%		\$34,289.30
\$0.00			\$3,000.00
\$0.00			\$15,000.00
\$0.00			\$35,000.00
\$9,805.00	31%		\$22,195.00
\$0.00			\$3,000.00
\$6,137.17	36%		\$10,862.83
\$0.00			\$3,000.00
\$0.00			\$12,000.00
\$0.00			\$28,000.00
\$0.00			\$4,000.00
\$0.00			\$36,000.00
\$0.00			\$10,000.00
\$0.00			\$10,000.00
\$0.00			\$7,125.00
\$3,536.00	71%		\$1,464.00
\$0.00			\$40,000.00
\$0.00			\$25,000.00
\$0.00			\$2,000.00
\$0.00			\$6,000.00
\$6,680.64	67%		\$3,319.36
\$4,691.46	67%		\$2,308.54
\$4,559.19	65%		\$2,440.81
\$0.00			\$5,000.00
\$0.00			\$5,000.00
\$0.00			\$150,000.00
\$0.00			\$65,000.00
\$0.00			\$18,000.00
\$0.00			\$55,000.00
\$0.00			\$10,000.00
\$0.00			(\$1,006,872.42)
\$123,843.89			\$1,584,983.69

Progress Estimate - Unit Price Work

Contractor's Application

[illegible]

Stored Material Summary

Contractor's Application

For (Contract): CR 501 WTP Iron Filter Improvements								Application Number: 2			
Application Period: 1/1/25-3/31/25								Application Date: 3/31/25			
A		B	C		D		E	Subtotal Amount Completed and Stored to Date (D + E)	F		G
Bid Item No.	Supplier Invoice No.	Submittal No. (with Specification Section No.)	Storage Location	Description of Materials or Equipment Stored	Stored Previously		Amount Stored this Month (\$)		Incorporated in Work		Materials Remaining in Storage (\$) (D + E - F)
					Date Placed into Storage (Month/Year)	Amount (\$)			Date (Month/ Year)	Amount (\$)	
5	20089	11550	Onsite	2500gal Houston Chemical Storage Tank	12/2024	\$29,360.00		\$29,360.00			\$29,360.00
5	20089	11552	Onsite	Simplex Chemical Skid	12/2024	\$18,760.00		\$18,760.00			\$18,760.00
3.01.07	10973	271343	SGS Office	Network Communication Panel	2/2025		\$6,680.64	\$6,680.64			\$6,680.64
3.01.08	10973	271343	SGS Office	Fiber Patch Panel	2/2025		\$4,691.46	\$4,691.46			\$4,691.46
3.01.09	10973	271343	SGS Office	Eye Wash Alarm Panel	2/2025		\$4,559.19	\$4,559.19			\$4,559.19
2.09.01	20265	Per Plan	Onsite	Ultra-twin IBC Spill Pallet	3/2025		\$9,805.00	\$9,805.00			\$9,805.00
2.08.01	124080	Subm.10 &11	Onsite	Pipes, valves, fittings	2/2025		\$17,603.73	\$17,603.73			\$17,603.73
2.06.02	150893	01150 L	Onsite	Sodium Chloride Injection Vault	1/2025		\$2,710.70	\$2,710.70			\$2,710.70
2.09.01	150893	01150 L	Onsite	Corrosion Inhibitor Vault	1/2025		\$6,137.17	\$6,137.17			\$6,137.17
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
								\$0.00			\$0.00
				Totals		\$48,120.00	\$52,187.89	\$100,307.89		\$0.00	\$100,307.89

Keltour US Inc.

Invoice

2673 NE 9th Ave
Cape Coral, FL 33909

Date	Invoice #
10/29/2024	10973

Bill To
SGS CONTRACTING SERVICES, INC. 25613 W U.S. HWY 27 HIGH SPRINGS, FL 32643

Ship To
SGS CONTRACTING SERVICES, INC. 25613 W U.S. HWY 27 HIGH SPRINGS, FL 32643

S.O. No.	P.O. Number	Terms	Due Date	Ship	Via	Project #
1198	2024-010-04	Net 30	11/28/2024	10/29/2024		10973

Class	Line	Item	Description	Quantity	Price Each	Amount
10973		Deposit	20% deposit with PO Drawing Package Network Communication Panel Fiber Patch Panel Eye Wash Panel	1	3,893.46	3,893.46
			Total	\$3,893.46		

Keltour US Inc.

Invoice

2673 NE 9th Ave
Cape Coral, FL 33909

Date	Invoice #
2/4/2025	10973-01

Bill To
SGS CONTRACTING SERVICES, INC. 25613 W U.S. HWY 27 HIGH SPRINGS, FL 32643

Ship To
SGS CONTRACTING SERVICES, INC. 25613 W U.S. HWY 27 HIGH SPRINGS, FL 32643

S.O. No.	P.O. Number	Terms	Due Date	Ship	Via	Project #
1198	2024-010-04	Net 30	3/6/2025	2/4/2025	Keltour Truck	10973

Class	Line	Item	Description	Quantity	Price Each	Amount
10973	3.01.01	Control Panel	Drawing Package	1	3,536.00	3,536.00
10973	3.01.07	Control Panel	Network Communication Panel	1	6,680.64	6,680.64
10973	3.01.08	Control Panel	Fiber Patch Panel	1	4,691.46	4,691.46
10973	3.01.09	Control Panel	Eye Wash Panel	1	4,559.19	4,559.19
10973		Deposit	Reverse 20% deposit with PO	1	-3,893.46	-3,893.46
10973		Freight-Cust...	Customer Freight	Excluded	300.00	300.00

	Total	\$15,873.83
--	--------------	-------------

- 300.00 Freight
+ 3,893.46 Deposit

Guardian Equipment, Inc

330 Hickman Dr

Sanford, FL 32771

Phone 407-936-2216 Fax 407-936-2217

Invoice

DATE	INVOICE NO.
3/31/2025	20265

BILL TO
SGS Contracting Services, Inc. 14207 NW State road 45 High Springs, FL. 32643

SHIP TO
SGS Contracting Services Inc. CR501 WTP Iron Filter Improvements City of Wildwood

WORK ...	P.O. NO.	TERMS	REP	SHIP DATE	SHIP VIA	FOB	JOB NO	
	2024-010-02	Net 30		3/31/2025	UPS		24-417	
ITEM		DESCRIPTION			QTY		RATE	AMOUNT
misc material		1 Ultra-twin IBC Spill Pallet Florida State Sales Tax					9,250.00 6.00%	9,250.00 555.00
Guardian Equipment Federal Tax ID 59-3142574					Total\$9,805.00 Balance Due\$9,805.00			



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 1

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
		MUST GIVE A 48 HOUR NOTICE PRIOR TO DELIVERING			
		NO FRIDAY DELIVERIES			
		CONTACT: LINDSEY			
		(239) 699-0560			
1.00		LUMP SUM - SUBMITTALS		500.00	500.00
		LUMP SUM - O&M'S	1.00	500.00	
4.00	1.1CMJT1212	12" X 12" C153 MJ TEE, C/L, L/ACCYS		497.13	1,988.52
2.00	1.1CMJSLP12	12" C153 MJ L/P SLEEVE, L/ACCYS		272.77	545.54
2.00	1.1CMJP12	12" C153 MJ PLUG		158.18	316.36
2.00	1.1CMJ9012	12" C153 MJ 90, C/L, L/ACCYS		357.78	715.56
1.00	1.1CMJ9010	10" C153 MJ 90, C/L, L/ACCYS		365.78	365.78
1.00	1.1CMJ4510	10" C153 MJ 45, C/L, L/ACCYS		197.99	197.99
		12" X 08'-00" FLG X PE DIP, C/L, PC	1.00	1,838.96	
		10" X 08'-00" FLG X PE DIP, C/L, PC W/ 3/4"	1.00	1,634.79	
		THRD TAP			
20.00	5.1MJRDE12	12" MEGALUG FOR DIP		149.84	2,996.80

Star fittings have been returned. We will bill for these once we have recieved the Tyler Union replacements



Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 2

Sales Order #: 65420

Bill To:
SGS CONTRACTING SERVICES INC PO BOX 908 HIGH SPRINGS, FL 32655

Ship to:
SGS CONTRACTING SERVICES INC @ WILDWOOD WTP CR501 7023 MARSH BEND TRL WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
20.00	MJBNS12	12" MJ BOLT & GASKET ACCYS, (8-3/4" X 4" T-BOLTS AND NUTS)- NO CHARGE			
22.00	5.1MJRPE12S	12" MEGALUG SET FOR PVC		163.67	3,600.74
2.00	5.2FAE2112	12" MEGAFLANGE #2112 L/HARDWARE		431.03	862.06
2.00	7.2MFASZINC10/12	(12) 7/8" X 7 1/2" ZINC BOLT AND NUT FOR 10/12" MEGAFLANGE-NC			
1.00	5.3BRE1512	12" SERIES 151200 BELL RESTRAINT FOR C900 PVC PIPE	1.00	208.29	208.29
1.00	5.3BRE1510	10" SERIES 151000 BELL RESTRAINT FOR C900 PVC PIPE		190.39	190.39
2.00	MJBNS12	12" MJ BOLT & GASKET ACCYS, (8-3/4" X 4" T-BOLTS AND NUTS)		37.53	75.06
2.00	6.1KMJGVDI12	12" KENNEDY MJ R/W GATE VALVE, EPDM ENCAPSULATED WEDGE, O/L, L/ACCYS,304SS STEM #7571, C515 #10112007571SSZ		2,696.55	5,393.10
	6.1KMJGVDI12	12" KENNEDY MJ R/W GATE VALVE, EPDM ENCAPSULATED WEDGE, O/L, L/ACCYS,304SS STEM #7571, C515 #10112007571SSZ	1.00	2,696.55	

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 3

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
		AUMA ACTUATOR FOR THE ABOVE VALVE TO BE MOUNTED ON VALVE, #SA14.2/AC01.2	1.00	11,361.40	
3.00	7.0FASZINCHH10/1	10/12 FLG ACCY SET, ZINC B & N, L/GASKET, GrB		64.91	194.73
2.00	7.1FFN12	12" FF NEOPRENE GASKET, 1/8" THICK, 125/150# DRILLING-NC			
1.00	7.1FFN10	10" FF NEOPRENE GASKET, 1/8" THICK, 125/150# DRILLING-NC			
1.00		02" POLYPRO MIPT X MALE CAMLOCK W/DUST CAP (FOR 12.5% SODIUM HYPO)		60.16	60.16
	PIPEC90012B	12" C900 DR18 PVC PIPE, BLUE	160.00	48.82	
	PIPEC90010B	10" C900 DR18 PVC PIPE, BLUE	60.00	34.67	
1.00		3/4" X 3" SCH80 PVC NIPPLE THREADED		2.40	2.40
1.00	9.3S80BVFKM0.75S	3/4" T/U SCH80 PVC BALL VALVE, FKM SEAT, SOCKET & THREADED ENDS, SPEARS MODEL#1839-007		49.87	49.87
100.00		02" SCH40 PVC PIPE BE		1.49	149.00
3.00		02" SCH40 PVC 90 BEND		2.42	7.26
2.00		02" SCH40 PVC CAP SOCKET		1.24	2.48

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 4

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
20.00	9.3S80PIPE04	04" SCH 80 PVC PIPE BE #H0800400PG200B		9.43	188.60
3.00	9.3S809004	04" SCH80 PVC 90, S X S #806-040		18.31	54.93
1.00	9.3S80T04	04" X 04" SCH80 PVC TEE, S X S X S #801-040		25.66	25.66
1.00	9.3S80SOCVSF04	04" SCH80 PVC SOCKET VAN-STONE FLANGE #854-040		25.26	25.26
1.00	9.3S80SSB04X02	04" X 02" SCH80 PVC BUSHING S X S		24.89	24.89
20.00	9.3S80PIPE02	02" SCH 80 PVC PIPE BE #H0800200PG200B		3.14	62.80
3.00	9.3S809002	02" SCH80 PVC 90, S X S #806-020		4.58	13.74
2.00	9.3S80SOCVSF02	02" SCH80 PVC SOCKET VAN-STONE FLANGE #854-020		11.71	23.42
1.00	9.3S80BVFKM02S	2" T/U SCH80 PVC BALL VALVE, FKM SEAT, SOCKET & THREADED ENDS, SPEARS MODEL#1839-020		129.28	129.28
1.00	9.3S80T02	02" X 02" SCH80 PVC TEE, S X S X S #801-020		16.30	16.30
1.00	9.3S80SSB02X0.75	02" X 3/4" SCH80 PVC HEX HEAD BUSHING #837-248		6.52	6.52
20.00	9.3S80PIPE0.75	3/4" SCH 80 PVC PIPE BE #H0800075PG200B		1.02	20.40

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADDE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 5

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADDE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
1.00	9.3S80MA0.75	3/4" SCH80 PVC MIPT ADAPTER, S X T #836-007		3.00	3.00
2.00	9.3S80900.75	3/4" SCH80 PVC 90, SXS #806-007		1.64	3.28
20.00	9.3S80PIPE01	01" SCH80 PVC PIPE BE #H0800100PG200B		1.51	30.20
4.00	9.3S809001	01" SCH80 PVC 90, S X S #806-010		2.64	10.56
2.00	9.3S80MA01	01" SCH80 PVC MIPT ADAPTER, S X T #836-010		5.18	10.36
20.00	9.3S80PIPE0.75	3/4" SCH 80 PVC PIPE BE #H0800075PG200B		1.02	20.40
1.00	9.3S80MA0.75	3/4" SCH80 PVC MIPT ADAPTER, S X T #836-007		3.00	3.00
1.00	9.3S80FA0.75	3/4" SCH80 PVC FIPT ADAPTER, S X T #035-007		3.23	3.23
1.00		3/4" X 100' ROLL OF REINFORCED CLEAR POLY TUBE			
2.00		3/4" PVDF INSERT FITTING MIPT X INSERT BARB FOR SODIUM HYPO			
		3/4" BRASS THRD COUPLING	1.00	4.93	
		2" X 1-1/4" BRASS THRD BUSHING	1.00	16.49	
		1-1/4" X 6" BRASS THRD NIPPLE SCH40	1.00	20.09	

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 6

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
		2" BRASS CORP STOP MXPJ	1.00	406.09	
	FORD INSERT-55	02" 304SS 50 SERIES INSERT FOR POLYETHYLENE TUBING (FORD#INSERT-55)-NC	1.00		
	FORD C44-77-NL	02" BRASS PACK JOINT X PACK JOINT FOR COPPER OR PLASTIC TUBING (CTS) (FORD# C44-77-NL)	2.00	180.13	
	FORD INSERT-55	02" 304SS 50 SERIES INSERT FOR POLYETHYLENE TUBING (FORD#INSERT-55)-NC	4.00		
		02" X 3/4" BRASS PJ X FIPT TEE #T441-773-NL	1.00	224.07	
	FORD INSERT-55	02" 304SS 50 SERIES INSERT FOR POLYETHYLENE TUBING (FORD#INSERT-55)-NC	2.00		
		3/4" BRASS 90 THRD	1.00	6.67	
	FORD C14-77-NL	02" BRASS FEMALE IRON PIPE THREAD TO PACK JOINT ADAPTER FOR COPPER OR PLASTIC TUBING (CTS) (FORD#C14-77-NL)	1.00	139.27	
	FORD INSERT-55	02" 304SS 50 SERIES INSERT FOR	1.00		

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 7

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
3.00	VB461ST	POLYETHYLENE TUBING (FORD#INSERT-55)-NC TYLER UNION (19" - 22") SCREW TYPE VALVE BOX, 10T 15B IMPORT #6850 PN#112402/112242		91.00	273.00
2.00	VLBW	VALVE BOX LID - "WATER"-NC			
1.00	VBLS	VALVE BOX LID - "SEWER"-NC			
	VT03B	3" ENGRAVED BRONZE VALVE TAG WITH POST	3.00	25.00	
1.00	SADDLEJCM40613!	JCM 12" X 3/4" (406-1350X06") DOUBLE STRAP SADDLE, EPOXY, SS STRAPS,		175.41	175.41
1.00	SADDLEJCM40613!	JCM 12" X 2" (406-1350 X 14) DOUBLE STRAP SADDLE, EPOXY, SS STRAPS		197.08	197.08
300.00	PTCTSDR9B02	02" DR-9 POLYTUBING FOR CTS OD PIPE, BLUE		2.34	700.71
1.00	HB646R04	3/4" BRONZE HOSE BIBB, LEAD-FREE, NICKEL PLATED, 200WOG, NO KINK, (PART# 646R04LF		10.63	10.63
1.00	15PWBLLF27	POLYWRAP FOR 10"-12" (BLUE,CONTINUOUS)		282.29	282.29

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	Continued
Sales Tax	Continued
Freight	Continued
Total Invoice Amount	Continued
Payment/Credit Applied	
TOTAL	Continued



MCDADE WATERWORKS INC
PO BOX 16039
TAMPA, FL 33687-6039

Voice: (813) 740-1144

Fax: (813) 627-9387

INVOICE

Invoice Number: **124080**

Invoice Date: Feb 26, 2025

Page: 8

Sales Order #: 65420

Bill To:

SGS CONTRACTING SERVICES INC
PO BOX 908
HIGH SPRINGS, FL 32655

Ship to:

SGS CONTRACTING SERVICES INC
@ WILDWOOD WTP CR501
7023 MARSH BEND TRL
WILDWOOD, FL 34785

Customer ID	Customer PO	Payment Terms	
SGS CONTRACTING	2004-010-03	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
ALEXANDER	MCDADE-FHT-PPA	2/26/25	3/28/25

Quantity	Item	Description	Backorder Qty	Unit Price	Amount
2.00	WIRE12GREEN	(300' ROLL) #12 SOLID COPPER WIRE GREEN, 500FT ROLL #12SOLTW-CCS-SF-30		192.94	385.88

To be returned and exchanged for Blue wire.

Thank you for your business!

Note: Please be aware a late fee of 1.5% per month will be applied to past due invoices.

Subtotal	16,607.29	21,122.92
Sales Tax	996.44	1,267.38
Freight	Exclude	525.00
Total Invoice Amount	17,603.73	22,915.30
Payment/Credit Applied		
TOTAL		22,915.30

Del Zotto Products of Florida LLC
 4575 West Highway 40
 Ocala, FL 34482
 Phone: (352) 351-3834
 Fax: (352) 351-8875



INVOICE 150893

Invoice Date: 1/7/2025

Office

Sold to: SGSCONTRACTING SGS CONTRACTING SERVICES INC PO BOX 908 HIGH SPRINGS, FL 32655		Job Number: 24-1641 Ship to: CR 501 WTP IMP 7023 MARSH BEND TRAIL WILDWOOD, FL 34785		Postbill
SHIP DATE	SHIP VIA	F.O.B.	TERMS	PAGE
1/7/2025			NET 30	1
CUSTOMER PO#	LOAD	SALES REP	EXEMPT #	REFERENCE
		DMP	38-8017115676-5	150893

Qty	Item	Description	Delivery Ticket	Delivery Date	Weight	Unit Price	TX	Extension
Structure: 3/4in MASTIC		Structure Code:						
1	OTHER	NOTE: 10 STRIPS 3/4"	150788	1/7/2025	0	\$0.00	☐	\$0.00
Structure Total								\$0.00
Structure: Other		Structure Code: Other						
1	OTHER	NOTE: QUOTE VALID FOR STUCTURES UP TO 5FT DEEP	150788	1/7/2025	0	\$0.00	☐	\$0.00
1	OTHER	NOTE: HATCHES SUPPLIED BY OTHERS	150788	1/7/2025	0	\$0.00	☐	\$0.00
Structure Total								\$0.00
Structure: S-1		Structure Code: Vault						
1	CUSTOM RISER	CUSTOM RISER 48" X 84" X 56" High	150788	1/7/2025	10,842		☐	
1	CUSTOM TOP SL	CUSTOM TOP SLAB - NO KEYWAY 48" X 84" X 8" High	150788	1/7/2025	2,905		☐	
1	HWS	Hatch Weld Skirt 36"x60" OPENING	150788	1/7/2025	0		☐	
Structure Total								\$6,137.17
Structure: S-2		Structure Code: Vault						
1	CUSTOM RISER	CUSTOM RISER 36" X 36" X 58" High	150788	1/7/2025	4,448		☐	
1	CUSTOM TOP SL	CUSTOM TOP SLAB - NO KEYWAY 36" X 36" X 8" High	150788	1/7/2025	1,184		☐	
1	HWS	Hatch Weld Skirt 24"x24" OPENING	150788	1/7/2025	0		☐	
Structure Total								\$2,710.70

NOTE: A 1 1/2% PER MONTH SERVICE CHARGE IS ADDED TO ALL UNPAID INVOICES AFTER 30 DAYS. THIS IS AN 18% ANNUAL PERCENTAGE RATE.

ANY ITEMS / STRUCTURES THAT ARE RETURNED DUE TO ENGINEERING CHANGES, ETC, THAT CAN BE RESTOCKED OR RESOLD WILL BE CHARGED 25% FOR RESTOCKING AND HANDLING (75% CREDIT). ANY DAMAGED ITEM OR "CUSTOM MADE ITEM" THAT IS RETURNED TO US FOR THE SAME REASONS WILL NOT BE ELIGIBLE FOR ANY TYPE OF CREDIT.

Del Zotto Products of Florida LLC
 4575 West Highway 40
 Ocala, FL 34482
 Phone: (352) 351-3834
 Fax: (352) 351-8875



INVOICE 150893

Invoice Date: 1/7/2025

Office

Sold to: SGSCONTRACTING SGS CONTRACTING SERVICES INC PO BOX 908 HIGH SPRINGS, FL 32655		Job Number: 24-1641 Ship to: CR 501 WTP IMP 7023 MARSH BEND TRAIL WILDWOOD, FL 34785		Postbill
SHIP DATE	SHIP VIA	F.O.B.	TERMS	PAGE
1/7/2025			NET 30	2
CUSTOMER PO#	LOAD	SALES REP	EXEMPT #	REFERENCE
		DMP	38-8017115676-5	150893

Total Weight 19,379

T.

Please make check payable to Del Zotto Products of Florida, LLC
 4575 W. Hwy 40, Ocala, FL, 34482.

Taxable	\$0.00
Non-Taxable	\$8,847.87
Sub Total	\$8,847.87
Tax	\$0.00
Invoice Total	\$8,847.87
Less Deposit	\$0.00
Invoice Balance	\$8,847.87

NOTE: A 1 1/2% PER MONTH SERVICE CHARGE IS ADDED TO ALL UNPAID INVOICES AFTER 30 DAYS. THIS IS AN 18% ANNUAL PERCENTAGE RATE.

ANY ITEMS / STRUCTURES THAT ARE RETURNED DUE TO ENGINEERING CHANGES, ETC, THAT CAN BE RESTOCKED OR RESOLD WILL BE CHARGED 25% FOR RESTOCKING AND HANDLING (75% CREDIT). ANY DAMAGED ITEM OR "CUSTOM MADE ITEM" THAT IS RETURNED TO US FOR THE SAME REASONS WILL NOT BE ELIGIBLE FOR ANY TYPE OF CREDIT.

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: South Old Wire Road Water Main Project Pay Application No. 1 for the Amount of \$73,597.45

REQUESTED ACTION: Staff Recommend Approval

CONTRACT: Vendor/Entity: Art Walker Construction, Inc.
Effective Date: 04/18/2025 Termination Date:
Managing Division/Department: Utility Department / Water Division

BUDGET IMPACT: This is a budgeted project in the 24/25 fiscal year budget. Funds for this project are allocated in account 401-533-60-6350 (Loop/Upgrade Water Mains).

HISTORY/FACTS/ISSUES:

The South Old Wire Road water main was identified by staff to be replaced to improve water quality in the downtown area. The project consists of replacing the 8" cast iron water main from Huey Street north to Denham Street. The project was awarded to Art Walker Construction on November 11, 2024. This is Pay Application No. 1 for the amount of \$73,597.45. The City's reviewing engineer, Halff engineering, and staff have reviewed the pay application and recommend approval to pay Art Walker Construction, Inc, the requested amount of \$73,597.45.



VIA EMAIL

April 9, 2025

City of Wildwood
Jason Martin
Deputy Director, Utilities
100 North Main Street
Wildwood, Florida 34785

**RE: CITY OF WILDWOOD – SOUTH OLD WIRE ROAD WATERLINE
REPLACEMENT, PAY REQUEST #1, APPLICATION DATE 3/31/2025
HALFF AVO #054387.020**

Dear Mr. Martin,

We visited the referenced project site to inspect the improvements for Pay Application #1, by Art Walker Construction, Inc. Based upon these inspections, we submit to you the following:

- a) To the best of our knowledge, Art Walker Construction, Inc. is entitled to payment in the amount of \$73,597.45.

Enclosed you will find one (1) copy of Pay Request #1. Should you have any questions with regards to this matter, please feel free to contact our office.

Sincerely,

Halff

A handwritten signature in cursive script that reads "Michael Scullion".

Michael Scullion, P.E., DBIA, BCEE
Senior Project Manager

MS/eb

Enclosure

cc:

Mark O'Dell, City of Wildwood
Art Walker Construction, Inc.

SECTION 00620

Contractor's Application for Payment No.

1

Application Period: 3/1/25-3/31/25		Application Date: 3/31/2025
To (Owner): City of Wildwood	From (Contractor): Art Walker Construction, Inc.	Via (Engineer): Halff
Project: Old Wire Road	Contract:	
Owner's Contract No.:	Contractor's Project No.: 12743	Engineer's Project No.:

**Application For Payment
Change Order Summary**

Approved Change Orders		
Number	Additions	Deductions
1	\$36,596.18	
TOTALS	\$36,596.18	
NET CHANGE BY CHANGE ORDERS	\$36,596.18	

1. ORIGINAL CONTRACT PRICE.....	\$	\$483,511.23
2. Net change by Change Orders.....	\$	\$36,596.18
3. Current Contract Price (Line 1 ± 2).....	\$	\$520,107.41
4. TOTAL COMPLETED AND STORED TO DATE (Column F on Progress Estimate).....	\$	\$77,471.00
5. RETAINAGE:		
a. 5% X \$77,471.00 Work Completed.....	\$	\$3,873.55
b. X Stored Material.....	\$	
c. Total Retainage (Line 5a + Line 5b).....	\$	\$3,873.55
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c).....	\$	\$73,597.45
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application).....	\$	
8. AMOUNT DUE THIS APPLICATION.....	\$	\$73,597.45
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G on Progress Estimate + Line 5 above).....	\$	\$446,509.53

Contractor's Certification

The undersigned Contractor certifies that to the best of its knowledge: (1) all previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

By: **Tarrah A Walker** Digitally signed by Tarrah A Walker
Date: 2025.04.03 08:31:18 -04'00' Date: 4/3/2025

Payment of: \$ 73,597.45
(Line 8 or other - attach explanation of the other amount)

is recommended by: [Signature] 4/19/25
Halff (Date)

Payment of: \$ _____
(Line 8 or other - attach explanation of the other amount)

is approved by: _____
City of Wildwood (Date)

Approved by: _____
Funding Agency (if applicable) (Date)

Endorsed by the Construction Specifications Institute.

SECTION 00620

Progress Estimate - Unit-Price Work

Contractor's Application

For (Contract): South Old Wire Road Waterline Replacement										Application No.: 1								
Application Period: March 1, 2025 through March 31, 2025										Application Date: 3/31/2025								
A					B		C				D	E	F	G	H			
Item					Bid Item Quantity	Bid Item Unit	Unit Price:	Bid Item Value (\$)	Estimated Quantity Installed Previous Period		Estimated Quantity Installed This Period		Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)	
Bid Item No.	Description	Quantity	Unit	Price					Value	Quantity	Amount	Quantity						Amount
1	Mobilization	1.00	LS	\$ 43,325.70	\$ 43,325.70		\$ -	0.25	\$ 10,831.43	\$10,831.43			\$10,831.43	25.0%	\$32,494.28			
2	Maintenance of Traffic	1.00	LS	\$ 29,877.10	\$ 29,877.10		\$ -	0.25	\$ 7,469.28	\$7,469.28			\$7,469.28	25.0%	\$22,407.83			
3	Construction Staking/As-Built	1.00	LS	\$ 5,896.00	\$ 5,896.00		\$ -	0.25	\$ 1,474.00	\$1,474.00			\$1,474.00	25.0%	\$4,422.00			
4	Pressure Test Waterline	1.00	LS	\$ 5,500.00	\$ 5,500.00		\$ -		\$ -						\$5,500.00			
5	Density Testing	1.00	LS	\$ 4,944.50	\$ 4,944.50		\$ -		\$ -						\$4,944.50			
6	Disinfection/Bac-T Sampling	1.00	LS	\$ 4,400.00	\$ 4,400.00		\$ -		\$ -						\$4,400.00			
7	110% Payment and Performance Bond	1.00	LS	\$ 6,600.00	\$ 6,600.00		\$ -	1.00	\$ 6,600.00	\$6,600.00			\$6,600.00	100.0%				
8	8" C900 PVC	2220.00	LF	\$ 53.09	\$ 117,859.80		\$ -	700.00	\$ 37,163.00	\$37,163.00			\$37,163.00	31.5%	\$80,696.80			
9	Restoration	1.00	LS	\$ 57,948.00	\$ 57,948.00		\$ -		\$ -						\$57,948.00			
10	Water Service	20.00	EA	\$ 3,082.75	\$ 61,655.00		\$ -	2.00	\$ 6,165.50	\$6,165.50			\$6,165.50	10.0%	\$55,489.50			
11	Erosion Control/Silt Fence	2220.00	LF	\$ 2.79	\$ 6,193.80		\$ -	300.00	\$ 837.00	\$837.00			\$837.00	13.5%	\$5,356.80			
12	Replace Curb and Gutter	110.00	LF	\$ 71.36	\$ 7,849.60		\$ -		\$ -						\$7,849.60			
13	Open Cut & Repair Roadway	282.00	SY	\$ 109.52	\$ 30,884.64		\$ -		\$ -						\$30,884.64			
14	Fire Hydrant Assembly	4.00	EA	\$ 8,324.81	\$ 33,299.24		\$ -		\$ -						\$33,299.24			
15	Ductile Iron Fittings	1.00	LS	\$ 15,631.74	\$ 15,631.74		\$ -	0.20	\$ 3,126.35	\$3,126.35			\$3,126.35	20.0%	\$12,505.39			
16	8" Gate Valve	12.00	EA	\$ 3,804.45	\$ 45,653.40		\$ -	1.00	\$ 3,804.45	\$3,804.45			\$3,804.45	8.3%	\$41,848.95			
17	8" Tapping Sleeve and Valve	1.00	EA	\$ 5,992.71	\$ 5,992.71		\$ -		\$ -						\$5,992.71			
	Change Order No.1																	
9	Restoration	1.00	LS	\$ 930.60	\$ 930.60		\$ -		\$ -						\$930.60			
13	Open Cut & Repair Roadway	10.00	SY	\$ 109.52	\$ 1,095.20		\$ -		\$ -						\$1,095.20			
18	Directional Drill	197.00	LF	\$ 261.58	\$ 51,531.26		\$ -		\$ -						\$51,531.26			
8	8" C900 PVC	180.00	LF	\$ (53.09)	\$ (9,556.20)		\$ -		\$ -						-\$9,556.20			
15	Ductile Iron Fittings	1.00	LS	\$ (1,412.40)	\$ (1,412.40)		\$ -		\$ -						-\$1,412.40			
17	Tapping Sleeve and Valve	1.00	EA	\$ (5,992.71)	\$ (5,992.71)		\$ -		\$ -						-\$5,992.71			
	Totals				\$520,106.98				\$77,471.00	\$77,471.00			\$77,471.00	14.9%	\$442,635.98			

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: Continental Wastewater Treatment Plant Decommissioning and SR 44 Force Main Pay App No. 11 (Final) in the Amount of \$147,099.27

REQUESTED ACTION: Staff Recommend Approval

CONTRACT: Vendor/Entity: DB Civil Construction LLC
Effective Date: 04/18/2025 Termination Date:
Managing Division/Department: Utility Department / Wastewater Division

BUDGET IMPACT: This is a budgeted project in the 24/25 fiscal year budget. Funds are available in account 401-535-60-6770 (SR 44 FM / CCC Decommissioning).

HISTORY/FACTS/ISSUES:

On June 26, 2023, the City awarded the Continental WWTF Decommissioning and SR 44 Force Main project to DB Civil Construction LLC. Attached is Pay Application No. 11, the final pay application for this project, in the amount of \$147,099.27. The project engineer, Kimley-Horn and Associates, and City staff have reviewed the pay application, confirmed its accuracy, and recommend approval to pay DB Civil Construction LLC the amount of \$147,099.27.

CONTRACTOR APPLICATION FOR PAYMENT

CONTRACTOR:

DB Civil Construction LLC
4475 US 1 South, Suite 502
St. Augustine, FL 32086
(386) 256-7460

PROJECT:

Continental Country Club WWTF

ENGINEER:

Kimley-Horn and Associates, Inc.
1700 SE 17th Street, Suite 200
Ocala, Florida 34471

OWNER:

City of Wildwood, Florida
100 N. Main Street
Wildwood, FL 34785

APPLICATION NO:

11 Final

Distribution to:

DBCC PROJECT NO:

2309

X

OWNER

APPLICATION DATE:

12/13/24

CONTRACTOR

PERIOD FROM:

10/01/24

X

ENGINEER

PERIOD TO:

12/13/24

OTHER

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract Continuation and Stored Materials Sheets which are attached.

1. ORIGINAL CONTRACT SUM	\$	3,434,899.00
2. NET CHANGE BY CHANGE ORDERS	\$	(492,913.68)
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$	2,941,985.32
4. TOTAL COMPLETED & STORED TO DATE	\$	2,941,985.32
(Page 2, Revised Total Completed to Date + Page 3, Total for Reimbursment)		
5. RETAINAGE:		
5 % of Completed Work & Stored Material (5% x Line 4)	\$	0.00
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)	\$	2,941,985.32
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from previous G702)	\$	2,794,886.05
8. CURRENT PAYMENT DUE (Line 6 less Line 7)	\$	147,099.27
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	\$	0.00

CONTRACTOR'S Certification:

The undersigned CONTRACTOR certifies that (1) all previous progress payments received from OWNER an account of Work done under the Contract referred to above have been applied to discharge in full all obligations of CONTRACTOR incurred in connection with Work covered by prior Applications for Payment numbered 1 through 11 Final inclusive; and (2) title to all materials and equipment incorporated in said work or otherwise listed in or covered by this Application for Payment will pass to OWNER at time of payment free and clear of all liens, claims, security interests and encumbrances (except such as covered by Bond acceptable to OWNER).

Contractor Affidavit - all previous progress payments received by Contractor have been applied to discharge Contractor's legitimate obligations associated with prior Applications for Payment.

CONTRACTOR:

DB CIVIL CONSTRUCTION LLC

By:

John Robbins, Sr Proj. Manager

Date:

12/18/2024

ENGINEER'S APPROVAL FOR PAYMENT

By:

Date:

Kimley»Horn

- ☒ NO EXCEPTIONS TAKEN
- ☐ CORRECTIONS NOTED
- ☐ REJECTED
- ☐ VERIFY & MAKE CORRECTIONS
- ☐ RESUBMIT
- ☐ FOR INFORMATION ONLY

Our limited review is only for conformance with the design concept of the project and general compliance with the information given in our Plans and Specifications. Contractor is responsible for: dimensions to be confirmed and correlated at the job site, information that pertains to the fabrication processes or to techniques of construction, quantities, safety, coordination with other work, and for conformance to the requirements of the plans and specifications. Review does not authorize changes to contract unless stated specifically in separate letter or change order.

Reviewed By: HEATH.SMITH Date: 4/9/25

9	Pay Application #	10	Project Name: Continental Country Club WWTF				PERIOD ENDING 12/16/2024					
No.	PAY ITEMS	QTY	UNIT	UNIT PRICE	AMOUNT	PREVIOUS APPLICATION		THIS APPLICATION		TOTAL TO DATE		% COMP
						QTY COMPLETED	AMOUNT COMPLETED	QTY COMPLETED	AMOUNT COMPLETED	QTY COMPLETED	AMOUNT COMPLETED	
	GENERAL											
1	MOBILIZATION	1	LS	\$ 233,000.00	\$ 233,000.00	1.00	\$ 233,000.00		\$ -	1.00	\$ 233,000.00	100.0%
2	MAINTENANCE OF TRAFFIC	1	LS	\$ 20,000.00	\$ 20,000.00	1.00	\$ 20,000.00		\$ -	1.00	\$ 20,000.00	100.0%
3	ENVIRONMENTAL PROTECTION	1	LS	\$ 25,000.00	\$ 25,000.00	1.00	\$ 25,000.00		\$ -	1.00	\$ 25,000.00	100.0%
4	SURVEY LAYOUT AND RECORD DRAWINGS	1	LS	\$ 45,000.00	\$ 45,000.00	1.00	\$ 45,000.00		\$ -	1.00	\$ 45,000.00	100.0%
5	PROFESSIONAL SITE VIDEO	1	LS	\$ 1,939.00	\$ 1,939.00	1.00	\$ 1,939.00		\$ -	1.00	\$ 1,939.00	100.0%
6	RESTORATION, COMPLETE	1	LS	\$ 80,000.00	\$ 80,000.00	1.00	\$ 80,000.00		\$ -	1.00	\$ 80,000.00	100.0%
7	DEWATERING	1	LS	\$ 40,000.00	\$ 40,000.00	1.00	\$ 40,000.00		\$ -	1.00	\$ 40,000.00	100.0%
	CCC LIFT STATION											
8	LIFT STATION SITE WORK	1	LS	\$ 100,000.00	\$ 100,000.00	1.00	\$ 100,000.00		\$ -	1.00	\$ 100,000.00	100.0%
9	CCC LIFT STATION	1	LS	\$ 540,000.00	\$ 540,000.00	1.00	\$ 540,000.00		\$ -	1.00	\$ 540,000.00	100.0%
10	CAST IN PLACE SCREENING STRUCT\	1	LS	\$ 65,000.00	\$ 65,000.00	1.00	\$ 65,000.00		\$ -	1.00	\$ 65,000.00	100.0%
11	CCC PARKSON FLOW THROUGH SCREEN	1	EA	\$ 330,000.00	\$ 330,000.00	1.00	\$ 330,000.00		\$ -	1.00	\$ 330,000.00	100.0%
12	LIFT STATION ELECT/ INSTRUMENTATION	1	LS	\$ 260,000.00	\$ 260,000.00	1.00	\$ 260,000.00		\$ -	1.00	\$ 260,000.00	100.0%
13	8" SDR-26 PVC GRAVITY MAIN	74	LF	\$ 240.00	\$ 17,760.00	74.00	\$ 17,760.00		\$ -	74.00	\$ 17,760.00	100.0%
14	ELECTRICAL SERVICE ALLOWANCE	1	AL	\$ 10,000.00	\$ 10,000.00	1.00	\$ 10,000.00		\$ -	1.00	\$ 10,000.00	100.0%
	FORCE MAIN											
15	8" DR 18 C900 PVC FORCE MAIN (INCLUDING FITTINGS AND RESTRAINTS, COMPLETE)	12,350	LF	\$ 62.00	\$ 765,700.00	12,350	\$ 765,700.00		\$ -	12,350	\$ 765,700.00	100.0%
16	8" GATE VALVE	23	EA	\$ 3,500.00	\$ 80,500.00	23.00	\$ 80,500.00		\$ -	23.00	\$ 80,500.00	100.0%
17	ABOVE GROUND AIR RELEASE VALVE	18	EA	\$ 6,000.00	\$ 108,000.00	18.00	\$ 108,000.00		\$ -	18.00	\$ 108,000.00	100.0%
18	8" RESTRAINED PLUG	1	EA	\$ 800.00	\$ 800.00	1.00	\$ 800.00		\$ -	1.00	\$ 800.00	100.0%
19	8" DR 18 C900 FUSIBLE PVC DIRECTIONAL DRILL (INCLUDING FITTINGS AND RESTRAINTS, COMPLETE)	6,400	LF	\$ 98.00	\$ 627,200.00	6,400.00	\$ 627,200.00		\$ -	6,400.00	\$ 627,200.00	100.0%
20	REMOVE TIE IN TO EXISTING 8" FM	1	EA	\$ 4,400.00	\$ 4,400.00	1.00	\$ 4,400.00		\$ -	1.00	\$ 4,400.00	100.0%
21	OPEN CUT ROADWAY RESTORATION ASPH PAVT, 2"	57	SY	\$ 160.00	\$ 9,120.00	57.00	\$ 9,120.00		\$ -	57.00	\$ 9,120.00	100.0%
22	OVERLAY ASPH CONC, 1" AVERAGE DEPTH, TRAFFIC C (MARKINGS PER PLANS AND SPECIFICATIONS, COMPLETE)	4	TON	\$ 1,200.00	\$ 4,800.00	4.00	\$ 4,800.00		\$ -	4.00	\$ 4,800.00	100.0%
23	TRANSITION TAPER	283	SY	\$ 50.00	\$ 14,150.00	283.00	\$ 14,150.00		\$ -	283.00	\$ 14,150.00	100.0%
24	DRIVEWAY RESTORATION (ASPHALT)	48	SY	\$ 110.00	\$ 5,280.00	48.00	\$ 5,280.00		\$ -	48.00	\$ 5,280.00	100.0%
25	DRIVEWAY RESTORATION (CONCRETE)	140	SY	\$ 90.00	\$ 12,600.00	140.00	\$ 12,600.00		\$ -	140.00	\$ 12,600.00	100.0%
26	DRIVEWAY RESTORATION (OTHER)	62	SY	\$ 40.00	\$ 2,480.00	62.00	\$ 2,480.00		\$ -	62.00	\$ 2,480.00	100.0%
27	SIDEWALK RESTORATION	38	SY	\$ 90.00	\$ 3,420.00	38.00	\$ 3,420.00		\$ -	38.00	\$ 3,420.00	100.0%
28	PAYMENT AND PERFORMANCE BONDE	1	LS	\$ 28,750.00	\$ 28,750.00	1	\$ 28,750.00		\$ -	1	\$ 28,750.00	100.0%
SUMMARY OF CONTRACT ITEMS					\$ 3,434,899.00		\$ 3,434,899.00		\$ -		\$ 3,434,899.00	100.0%
	CHANGE ORDER											
CO1 a	Lift Station Wet Well revision performed by C&R Technical	1	LS	\$ 39,010.45	\$ 39,010.45	1	\$ 39,010.45		\$ -	1	\$ 39,010.45	100.0%
CO2	Owner Purchased Materials	1	LS	\$ (575,981.29)	\$ (575,981.29)	1.000	\$ (575,981.29)		\$ -	1.000	\$ (575,981.29)	100.0%
				\$ -	\$ -	0	\$ -		\$ -	-	\$ -	
CO4	Qty Adjustments	1	LS	\$ 44,057.16	\$ 44,057.16	1	\$ 44,057.16		\$ -	1	\$ 44,057.16	100.0%
				\$ -	\$ -	0	\$ -		\$ -	-	\$ -	
SUMMARY OF CO					\$ (492,913.68)		\$ (492,913.68)		\$ -		\$ (492,913.68)	
SUMMARY OF ALL CHANGE ORDERS					\$ (492,913.68)		\$ (492,913.68)		\$ -		\$ (492,913.68)	
REVISED CONTRACT TOTAL					\$ 2,941,985.32		\$ 2,941,985.32		\$ -		\$ 2,941,985.32	100.0%

Period Ending:

12/16/2024

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: 4,100' of Sanitary Sewer Pipe Lining From Engineered Spray Solutions for the Amount of \$225,194.00

REQUESTED ACTION: Staff Recommend Approval

CONTRACT: Vendor/Entity: Engineered Spray Solutions
Effective Date: 04/18/2025 Termination Date:
Managing Division/Department: Utility Department / Wastewater Division

BUDGET IMPACT: This is a budgeted project in the 24/25 fiscal year budget. Funds for this project are allocated in account 401-535-60-6610 (Sewer System Renewal & Replace).

HISTORY/FACTS/ISSUES:

Due to age and gases, the City's gravity sewer system needs continuous annual maintenance. The Utility department has identified four (4) sections of approximately 100 linear feet of 6-inch to 10-inch gravity sewer main pipe located in the central part of the downtown sewer system (along US 301) that need to be lined in place as part of our programmed annual maintenance to reduce inflow and infiltration (I&I). Department staff were able to obtain three proposals for the project. See attached quotes. Staff recommend approval to have Engineered Spray Solutions, the lowest bidder, conduct the pipe lining for the amount of \$225,194.00.



1306 Banana Road, Lakeland, Florida 33810
Office • 863-577-4821

April 17, 2025

To: John Cornell
City of Wildwood Utilities
711 Huey St,
City of Wildwood, FL32785

Project: City of Wildwood- 4,100 Linear Feet of 8" gravity main to be rehabilitated by CIPP lining

Pricing for this proposal and scope of work is based upon the St. Augustine unit price schedule for sanitary and storm manhole & structures rehabilitation bid RFP#PW2020-05. The contract was approved and ratified by the St. Augustine Board of Commissioners on October 18th, 2020.

- Mobilization of competent crew of four (4) and capable equipment to the City of Wildwood, FL project sites.
- 4,100 Linear feet of 8" graving main to be lined with CIPP.
- Reinstall up to 40 laterals along that line.
- If reinstatement of more than 40 laterals is required, each additional lateral will be billed at \$350.00 each.
- Pre and Post CCTV accounted for.
- Post CCTV footage to be delivered to client upon completion of job.
- Provide Cleaning for the Lines up to 3 passes. If more than 3 passes are needed additional charges will apply.
- Provide Maintenance of Traffic as needed.
- Bypassing has been accounted for in this proposal.
- After initial inspection and cleaning any concerns will be brought to the City of Wildwood's attention.
- Two to three weeks (2-3) weeks of work estimated to complete this project.

Included: ESS professional crew and equipment, MOT, Bypassing of any Wastewater, CCTV and Cleaning (up to 3 passes), 4,100LF of CIPP, 40 lateral reinstatements

Exclusions: Dewatering, Bonding, Any scope of work not expressly provided for in this proposal, open cut, point repairs,

Notes: Standby of crew for situations beyond our control could result in additional charges. Any items not expressly included in the above Scope of Work are considered excluded and would be completed only by approved change order. Project is bid based on standard daylight work hours. Balance is due upon completion. Proposal price is valid for 30 days. If, after the date of this Quote/Purchase Order, any new or increased tariffs, duties, or other government-imposed costs on materials used in the work becomes effective, the Contract Price shall be adjusted to reflect the actual increased cost to the Contractor. The Contractor shall promptly notify the City of Wildwood of any such cost impact. Failure to agree on a price adjustment shall not relieve the Buyer's obligation to pay the increased cost, and the Contractor shall be entitled to an extension of time if such tariffs result in material shortages or delays and/or Contractor may permanently suspend performance because of a delay or the inability of the parties to agree upon an adjusted price.

City of Wildwood- CIPP Rehabilitation Project

8" CIPP Lining Project-	\$225,194.00
-------------------------	--------------

Total -	\$225,194.00
----------------	---------------------

Respectfully Submitted,

Christian Hubbard

Christian Hubbard

Business Development

(863) 999-2790

chubbard@ess-1.net

It is mutually understood that in undertaking to correct/repair conditions present, other conditions that were hidden may become known. Such consequences will be beyond ESS's control, and ESS assumes no responsibility for such consequences. ESS will however, use its best skills and experience to avoid or minimize them. The owner assumes responsibility for any hazardous waste uncovered at this site.

1. The *buyer* has furnished pre-bid information used in planning the work covered in this proposal to ESS, and ESS assumes no responsibility for its accuracy. If the conditions are not in accordance with the information furnished to ESS by the *buyer* or others, the recommended procedures and scope of work in this proposal may not apply. The *buyer* will reimburse any additional expenses incurred by ESS as a result of this difference to ESS.
2. Any items of work not specifically included in this proposal shall not be the responsibility of ESS. Any alteration or deviation from the attached or referenced specifications, involving extra costs will be executed only upon written orders, and will become an extra charge over and above this proposal. All agreements are contingent upon strikes, accidents, or delays beyond our control.
3. It is mutually agreed that ESS shall retain all rights conferred upon it by the lien statutes of any State, Federal, or Territorial Government and will exercise lien rights if necessary. If ESS is not paid when required by this contract, interest of 1.5% will be charged per month. If the delinquent amount is referred to an attorney for collection, the buyer will pay all costs of collection including reasonable attorney fees and court costs. Should any legal action be required as a result of this contract, venue for such action shall be Polk County, Florida.
4. Our proposal is based on carrying out the work in a continuous manner during regular working hours. Should our work be delayed or interrupted for any reason beyond our control we will be compensated for standby of the crew and equipment.
5. If conditions beyond ESS's control make it impossible for us to render performance as specified, and buyer elects to terminate the contract, ESS will be entitled to a cancellation charge for any job set-up, in addition to reimbursement in full for all of ESS's costs (including labor, materials, and overhead), plus reasonable profit for all work performed to date of written notification by the buyer.

By executing this contract, owner agrees that all vendor requirements, including but not limited to pre-qualification, insurance, W-9, etc., have been adequately met.



FLORIDA'S COMMERCIAL PIPELINE CLEANING, INSPECTION AND REHAB SPECIALIST

1420 Martin Luther King Jr Blvd
Sanford, FL 32771
(407) 792-1360
info@atlanticpipe.us

PROPOSAL

7085

CUSTOMER: CITY OF WILDWOOD	PHONE: 352-330-1346	DATE: 03/11/2025
STREET: CITY OF WILDWOOD	JOB NAME: CIPP Lining 8" Sanitary	
CITY/STATE/ZIP: Wildwood, FL, 34785	JOB LOCATION: 100 N Main Street, Wildwood, FL, 34785	
ATTN: John Cornell	E-MAIL: jcornell@wildwood-fl.gov	

QUANTITY	DESCRIPTION	UOM	RATE	TOTAL
Seq: CIPP Lining 8" Sanitary				
1.00	A-2 CIPP Rehabilitation Mobilization	EA	3,541.00	3,541.00
4,334.00	D-13 CIPP Lining - 8 inch Sanitary	LF	43.94	190,435.96
1.00	A-1 Inspection and Cleaning Mobilization	EA	500.00	500.00
4,334.00	B-2 Pre CCTV Inspection and Light Cleaning (4 Passes)	LF	3.15	13,652.10
4,334.00	B-2 Post CIPP CCTV Inspection and Light Cleaning	LF	3.15	13,652.10
40.00	G-1 Lateral Service Reinstatement (Estimate)	EA	354.10	14,164.00
0.00	L-1 Maintenance of Traffic (Cost + 10%, without Flagmen)	EA	0.00	0.00
2.00	L-2 Flagmen (2 Required, 8 hr Min)	EA	2,250.00	4,500.00
0.00	G-1 Lateral Service Reinstatement - Over 40 (each)	EA	354.10	0.00
TOTAL				240,445.16

ANY UNFORSEEN OR ABNORMAL PIPELINE OR SITE CONDITIONS WILL BE SUBJECT TO RENEGOTIATION WITHOUT PENALTY TO APS



1420 Martin Luther King Jr Blvd
Sanford, FL 32771
(407) 792-1360
info@atlanticpipe.us

PROPOSED RATES MAY CHANGE BASED UPON THE FOLLOWING CONDITIONS:

- 1) Calls Outs of less than 1000 LF of readily available pipeline may be billed at the hourly rate, with a 4 hour minimum. Any time on site beyond the minimum may be billed at the hourly rate
- 2) Emergency Call Outs will be subject to increased rates.
- 3) Heavy Cleaning encountered will be performed at an hourly rate, unless otherwise specified
- 4) Travel Time charges are assessed on a job by job basis
- 5) Atlantic Pipe Services provides, free cloud downloads for videos and reports. Hard Copy Reports with DVD or USB may be purchased at \$75.00 per set.
- 6) Safety Training / Orientation required for projects will be charged at the hourly rate per unit on site
- 7) Due to rising costs of fuel and overall expenses, additional fees must be assessed. These pass-through costs are assessed through daily charges, per piece of equipment on site.

Atlantic Pipe Services is committed to providing the same responsiveness, turn around time and quality of work that our valued customers have become accustomed to. APS has invested in technologies that allow us to be more efficient with operations and save on costs, however the extreme volatility within the fuel market is something we cannot control. This additional charge helps APS cover increased costs, as well as maintain the same level of service.

We propose to hereby furnish the following:

1. Pricing will be based on actual field measurements from manhole to manhole.
2. Price quoted does not include any point repairs that may be needed prior to liner installation.
3. Proposal subject to pre-CCTV inspection by Atlantic Pipe Services confirming line(s) are in a condition that is acceptable for rehabilitation.
4. Liner to be installed per ASTM 1216 and manufacturer's specification.
5. Others to supply 2 inch hydrant meter for cleaning and pipe rehabilitation. If hydrants aren't in the work area, water tanker will be needed. Price proposed does not include that cost.
6. Others to provide dewatering/bypass of flows for the duration of installation(if needed).
7. Others to provide reasonable access to line segments to be rehabilitated, including structure/manhole top removal for any pipe 42" and larger.
8. Proposal includes minor MOT, limited to construction ahead signs and traffic cones. Any other MOT(lane closures) needed, to be provided by others.
9. Pricing includes light cleaning only. Additional heavy or mechanical cleaning can be provided at an hourly rate shown below.
10. Proposal does not include bonds or permit fees.
11. Pricing based upon a mutually agreed upon and executed contract between Atlantic Pipe Services and Gainesville Regional Utilities contract #2024-083-A

1420 Martin Luther King Jr Blvd
Sanford, FL 32771
(407) 792-1360
info@atlanticpipe.us

Heavy Cleaning Rates	Heavy Cleaning determined by percentage of debris in pipeline			
	12" Diameter	25.00%	3"	Debris
	15" Diameter	25.00%	4"	Debris
	18" Diameter	20.00%	4"	Debris
	24" Diameter	20.00%	5"	Debris
	30" Diameter	20.00%	6"	Debris
	36" Diameter	20.00%	7"	Debris
	42" Diameter	15.00%	6"	Debris
	48" Diameter	15.00%	7"	Debris
	54" Diameter	10.00%	5"	Debris
	60" Diameter	10.00%	6"	Debris
	In the event the required cleaning is beyond normal Heavy Cleaning, the cleaning will be performed under an hourly rate. Subject to prior client notification and approval.			

CUSTOMER RESPONSIBILITIES

- ☒ Local Dump-Site for safe disposal of debris / waste material removed from Project Location
- ☒ Local Metered Water Source
- ☒ Exposure of structures and access to all work areas without delay
- ☒ Stabilized Access to Work Areas - Two Wheel Drive Accessible
- ☐ Access to secure site for equipment storage
- ☒ Maintenance of Traffic - If Applicable

CUSTOMER RESPONSIBILITIES

Delays experienced outside of APS's direct control will be subject to an hourly charge for each unit on site

Weekend and Night Work may be subject to increase rates

Any unforeseen or abnormal pipe / site conditions will be subject to renegotiation without penalty to APS

Payment terms are NET 30 days of invoice date. APS does not agree to "Pay when paid" terms

APS Proposals are valid for 30 days from date of submission.

ATLANTIC PIPE SERVICES, LLC			
PRINT NAME / TITLE		DATE	4/10/2025
SIGNATURE	Maria Suarez		

Acceptance of Proposal : The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to perform the work specified. Payment will be made as outlined.

CUSTOMER			
PRINT NAME / TITLE		DATE	
SIGNATURE			

ATLANTIC PIPE SERVICES, LLC
STANDARD TERMS & CONDITIONS OF BUSINESS

COMPANY: Atlantic Pipe Services, LLC, a Florida Limited Liability Company, whose address 1420 Martin Luther King Jr. Blvd, Sanford, Florida, 32771
(Hereinafter referred to as "APS")

CUSTOMER: Any corporation, company, organization, agent or individual entering into a written agreement with APS for the provision of services or materials or any other business dealing, for which payment is agreed with or becomes due and payable to APS (hereinafter referred to as "Customer")

PROPOSAL & QUOTATION: All proposals or quotations provided by APS must be in writing and signed by an authorized representative of the company to be valid and any such proposal or quotation is valid for acceptance within 30 days of the respective proposal date, unless agreed otherwise in writing.

PAYMENT TERMS: Payment of all invoices is due within 30 days from the invoice date, unless terms are agreed otherwise, in writing from APS. Any Dispute or query regarding the invoiced amount must be communicated in writing within 10 days (objection period) from the invoice date and customer will be deemed to have accepted the invoice as delivered and all services / work standards relating thereto, unless objected to in writing within the objection period. Customer agrees that no retainage will held for all services performed.

REMEDIES FOR NON-PAYMENT: All sums not paid when due will bear interest at the rate of 1.5% per month from due date until paid or the maximum legal rate permitted by law, whichever is less. In the event of legal action being deemed necessary to enforce payment, APS shall be entitled to all costs of collection, including a reasonable attorney's fee. In addition, if the customer fails to make payment to APS as herein provided, then APS may stop work without prejudice to any other remedy it may have. The parties further agree that in the event of any controversy arising between them, then in such event, the State Courts of Seminole County, Florida, shall be the forum in which the parties agree to try and have heard any matters of litigation arising out of such controversies.

WARRANTIES: All workmanship and materials are guaranteed against defects in workmanship for a period of one year from the date of substantial completion of the project. This warranty is in lieu of all other warranties, expressed or implied, including any warranties of merchantability of fitness for a particular purpose. APS will not be responsible for damage to its work by other parties or normal wear and tear. Any repair work necessitated by caused damage will be considered as an order for extra work.

INDEPENDENT CONTRACTOR: Both APS and the customer agree that APS will act as an independent contractor in the performance of its duties under this contract. Accordingly, APS shall be responsible for payment of all taxes, including Federal, State, and local taxes arising out of APS's activities, including by way of illustration but not limitation, Federal and State income tax, social security tax, Unemployment Insurance taxes, and any other taxes.

UNFORESEEN OCCURRENCE: In the event that any unforeseen occurrences or conditions are encountered after the work has commenced and which APS judge, at their sole discretion, to significantly affect or may affect the services, the risk involved in providing the services or there being a material change to the proposed or quoted scope of services, APS may a) Immediately cease work without liability to the customer, or b) renegotiate with customer to change the scope of work with price adjustment or change order, or c) Apply downtime /hourly or day rates until occurrence or condition is resolved to the satisfaction of APS.

DOWNTIME/STOPPAGES/ADDITIONAL WORK: In the event that APS is unable to work or encounter stoppages due to circumstances beyond their control or unforeseen circumstances or occurrences, particularly any underground structure problems causing delay or stoppage of work or in the event of any work being required beyond the quoted scope of work, then an hourly or daily rate will be charged, subject to prior customer notification in writing from APS.

PROJECT ESTIMATES: APS may from time to time provide written estimates of projected timescale or hours for a particular project at customer request, however, this in no way binds APS to a final timescale for the services to be provided. The actual hours will be determined by specific site requirements and operational demands, which cannot be wholly determined due to the nature of the services provided by APS.

CUSTOMER PURCHASE ORDERS: In the event that the customer chooses to issue a purchase order, whether verbal or in writing, such purchase order shall be governed by APS Standard Terms & Conditions of Business as detailed herein and any such client agreement cannot change the payment terms under any circumstances unless specifically agreed to in writing APS and such agreement being authorized and signed by the owner or director of APS. In the event of any inconsistency between the APS terms and conditions as detailed herein and the terms of a service order, the APS terms and conditions shall prevail. In any event, settlement of all APS correctly submitted invoices must be made within 30 days from invoice date, irrespective of customer having received payment from their respective customer.

CONTRACT ACCEPTANCE: In the event that the client fails to sign acceptance of an APS proposal or quotation, due to oversight by either or both parties or any other reason and the services are commenced or completed on the clients written or verbal instruction due to emergency, urgency or some other reason, then these terms and conditions will be deemed to have been accepted by the client as if such proposal or quotation had been signed.

CUSTOMER RESPONSIBILITIES: The customer will normally provide the following services, at no cost to APS for the duration of the project, unless agreed otherwise in writing by APS, a) Approved dumpsite and disposal for all materials to be removed from site of work, b) Access and exposure of all structures for APS personnel and equipment without delay, c) All temporary site facilities including suitable storage space for equipment, d) Any special permits and/or licenses, without delay, e) Supply and access to all water required for the project with meter if applicable, f) Work areas prepared and accessible, without delay, to enable the services to be provided, g) Authorized representative of the customer at the site of work, at all times services are being performed and with authority to accept the services as completed and / or hours worked and h) Location and exposure of all manholes in the project area.

New

VORTEX

services

To:	City Of Wildwood, FL	Contact:	John Cornell
Address:	1290 Industrial Drive	Phone:	
Project Name:	FL - Wildwood - Wildwood Lining FY25	Email:	jcornell@wildwood-fl.gov
Project Location:	Various Locations, Wildwood, FL	Bid Number:	2502768
		Bid Date:	4/9/2025

Bid Proposal is figured on utilizing TIPS Contract #23110201

Item #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
I.1B.002	8" X 6.0mm - CIPP Steam / Water Cure	4,100.00	LF	\$40.00	\$164,000.00
I.1C.001	Robotically Reinstated Internal Reconnects On All CIPP - Billed As Needed	40.00	EACH	\$150.00	\$6,000.00
I.20A.014	Mobilization - Florida	1.00	EACH	\$5,500.00	\$5,500.00
I.20B.008	Flagmen	106.00	HR	\$85.00	\$9,010.00
I.5A.002	Clean & CCTV Sewer - 8"	4,100.00	LF	\$6.50	\$26,650.00
I.5A.028	Heavy Clean & CCTV - As Needed	0.00	HR	\$500.00	\$0.00
I.5A.029	6" - 12" Post TV Inspection After Rehabilitation	4,100.00	LF	\$4.00	\$16,400.00

Total Bid Price: \$227,560.00

Notes:

- Proposal includes standard dewatering for 2" of flow or less. Any additional dewatering / bypass / or flow control beyond these efforts or greater than 200 GPM can be quoted through the TIPS contract.
- Owner will provide a portable hydrant meter and access to onsite water for our use free of charge.
- Owner will provide a local area and pay disposal fees to dispose the debris that is pulled from the cleaning process after it is decanted. Disposal site must be less than 10 miles away from job site.
- Owner will provide access to each and every manhole and or structure. This may include but not limited locating, exposing, and raising buried MH's prior to our crew mobilizing.
- If necessary, Owner will provide Permits & Fees. Vortex will provide our standard insurance coverage. OCP or railroad insurance & or longshoreman insurance is not included.
- If bond is needed please add 1.5%.
- Our Bid Proposal is valid for 30 days from the bid date.
- Site Restoration will be performed by Others.
- This is a unit priced contract and the actual billing will be based on installed quantities. If the installed quantities vary greater than 10% of the bid quantities, Vortex reserves the right to adjust our unit price accordingly.
- Existing pipe cleaning is defined as 3 passes or less. If additional passes are required or any mechanical / descaling / root / grease / or tuberculation removal, Vortex will charge an additional fee at an hourly rate of \$500.00/Hr.
- Mainline CIPP lining must be completed structure to structure.
- CIPP Samples can be provided at no additional cost. If 3rd party CIPP testing is required, it can be provided at \$450 per each test. There was no CIPP specification mentioning samples and testing for this bid.
- Once our CIPP liner is installed, we will provide a post cctv video to show the final CIPP product. One light jetter pass will be included before running the camera down the final CIPP liner. No additional or aggressive cleaning will be performed since it could damage our CIPP PE coating.
- Standard wages are included. Therefore, Prevailing wages and or Union Wage Rates are not included in this bid proposal.
- Our bid proposal as submitted reflects the current material pricing established on or before the bid date listed within our proposal. In the event of unforeseen price increases of our raw materials, Vortex reserves the right to adjust our unit rate or overall bid proposal accordingly to account for such price increases.
- Payment terms: Net 30 days. Interest will be added to balances outstanding after 30 days
- Vortex's bid proposal shall be incorporated into the subcontract agreements. Vortex will initiate this project upon an agreement or receipt of a subcontract or purchase order. Copies of payment and performance bonds must be provided to Vortex.
- Bid Proposal is figured on utilizing TIPS Contract #23110201

ACCEPTED:

The above prices, specifications and conditions are satisfactory and are hereby accepted.

Buyer: _____

Signature: _____

Date of Acceptance: _____

CONFIRMED:

Vortex Services LLC

Authorized Signature: _____

Estimator: Tommy Robertson
407-509-6633 trobertson@vortexcompanies.com

CITY COMMISSION OF THE CITY OF WILDWOOD

EXECUTIVE SUMMARY

SUBJECT: Lake County League of Cities Membership

REQUESTED ACTION: Commission to consider becoming part of the Local League of Cities.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT: Estimated between \$1,000 - \$1,500 annually (membership dues, travel, and miscellaneous expenses)

HISTORY/FACTS/ISSUES:

The City is a member of and active with the Florida League of Cities. However, the cities in Sumter County are not currently members of a local league. Commissioner Elliott petitioned the City Commission during the March 3, 2025, City Commission Workshop to join the Lake County Local League of Cities, the closest local league to our area. Please see the attached presentation outlining this proposal and the proposed bylaws.

Should the City Commission move to become a member of the Lake Local League of Cities, the legislative FY 25 budget may need to be amended to include the costs associated with the membership and its participation.

FLOC: Local/Regional Leagues

Joe Elliott, April 14, 2025

Agenda



Florida League of Cities



Local Leagues



Lake County League



Membership Classes



Lake & Sumer Members



Recommendations



Florida League of Cities

- **For more than 100 years**
 - **The League has been the united a voice for Florida's Municipalities Providing**
 - Annual conference
 - Lobbying, Advocacy and Home Rule
 - Training for Elected Officials
 - Legislative Engagement –
 - Weekly Telecon - Monday at 9:00 AM while Legislation is in Session
 - Trips to Tallahassee and Washington DC to engage Elected Official's
 - Local Leagues. . . .

Local Leagues

Currently - 17:

8 - Single County

8 – Multi County

1 Single Municipality -
Manasota Key

Counties Not Included - 6

Citrus

Glades

Hernando

Marion

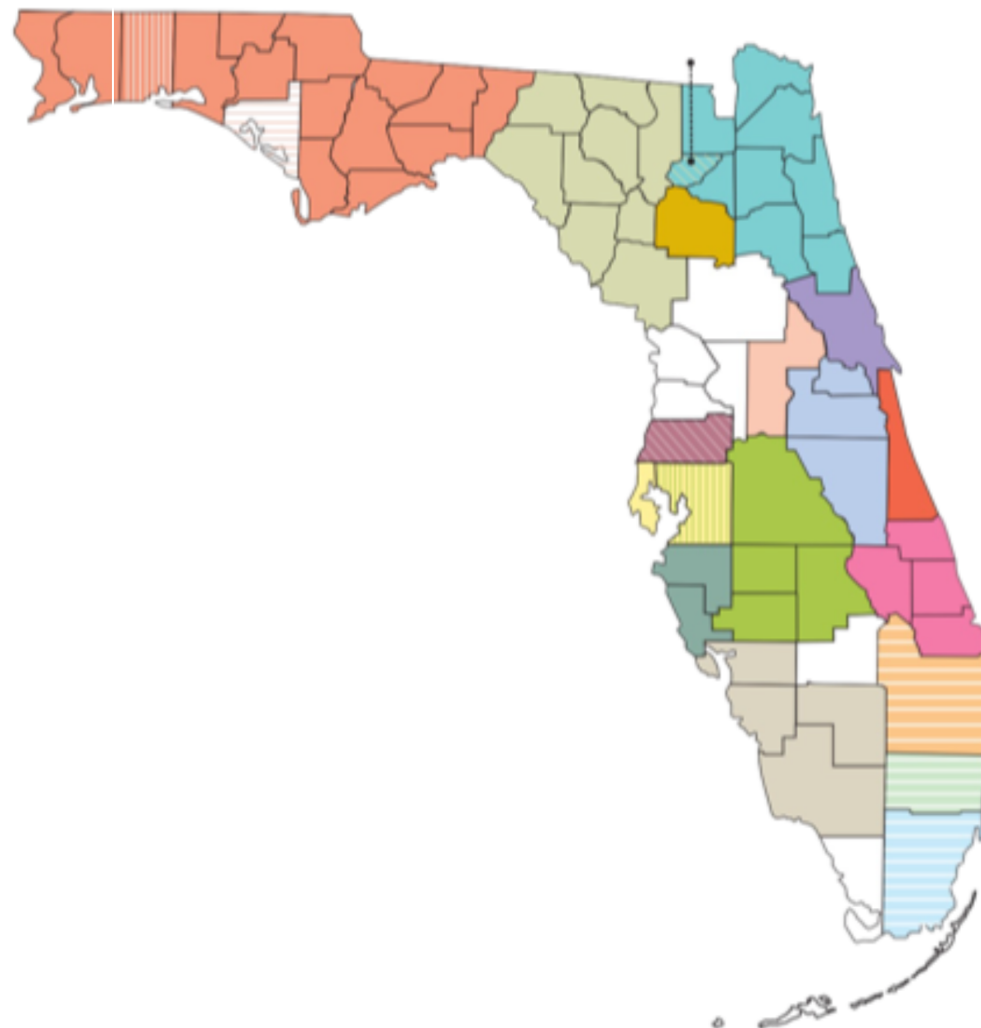
Monroe

Sumter

Red – In Progress

Blue - Potential

Local and Regional Leagues





Lake League of Cities

The purpose of the Lake County League of Cities, Inc.

**To Strengthen and improve Local Governance of
Member Municipalities – Lake, Sumter, Marion &
possibly beyond**

Currently Rebuilding

Articles of Incorporation

Buy Laws

Strategic Plan

Typical Events:

Monthly Luncheon Meetings

Hosted on a volunteer basis by member Cities

Guest speaker on various topics of Mutual

Interests

Local Training

Inter City Planning

Improved Legislative Engagement at the State

Level



Membership Categories

- 1. Regular membership:** All chartered/incorporated municipal governments.
- 2. Associate membership:** Other Government Organizations and and representatives of businesses providing services. They shall not have a vote.
- 3. Sponsorship:** open to any corporation, association, or group which is approved by majority vote of the Board of Directors. They shall not have a vote.

Dues: shall be determined annually by the Board of Directors.

Lake/Sumter Cities Estimated Membership Dues

Number	Municipality	April 1, 2024 Population Estimate	Dues at \$0.035 per Capita
1	Clermont	48,988	\$1,715
2	Leesburg	33,344	\$1,167
3	Wildwood	31,337	\$1,097
4	Eustis	24,180	\$846
5	Groveland	23,697	\$829
6	Tavares	21,530	\$754
7	Minneola	19,893	\$696
8	Mount Dora	18,227	\$638
9	Lady Lake	16,352	\$572
10	Mascotte	9,215	\$323
11	Fruitland Park	8,634	\$302
12	Umatilla	3,885	\$136
13	Bushnell	3,760	\$132
14	Astatula	2,205	\$125
15	Montverde	2,191	\$125
16	Howey-in-the-	1,934	\$125
17	Webster	948	\$125
18	Center Hill	893	\$125
19	Coleman	627	\$125

Estimated 2025 Income

Prior to adding Sumter and Marion County Municipalities

<u>Income:</u>	
Dues	\$ 14,500.00
State League Contribution	10,212.00
Sponsor's Event	8,000.00
Lunches & Dinners	12,000.00
Total Income	\$ 44,712.00



Local Regional Leagues

- **Recommendations:**
 - **That Sumter County Municipalities join with Lake County Local League and actively participate in their activities.**
- **Your Q's**

BYLAWS

LAKE AREA LEAGUE OF CITIES, INC.

As revised and amended:

Article I. Incorporation.

The Lake Area League of Cities, Inc., previously known as the Lake County League of Cities, Inc., shall affiliate with and participate in the Florida League of Cities, and shall be organized as a corporation not-for-profit under the laws of Florida, and shall be governed by the articles of incorporation and these bylaws, as they may be amended from time to time.

Article II. Purpose.

The purpose of the Lake Area League of Cities, Inc. (hereafter, "the League"), is to encourage sharing of information and benefits among the municipal and local governments of Lake County, Florida and surrounding municipal and local government member counties.

Article III. Membership.

Section 1. Regular membership in the League shall be open to duly chartered and incorporated municipal governments in Lake County, Florida and adjoining member counties.

Section 2. Associate membership in the League shall be open to the Board of County Commissioners of Lake County, Florida, and to any other governmental or special district whose operations affect the League, and to representatives of businesses providing services to the League's governmental entities. Associate members of the League are invited to attend and participate in all meetings of the Board of Directors. Their advice and counsel shall be welcomed by the Board and the members and they shall not have a vote.

Section 3. Sponsorship in the League shall be open to any corporation, association, or group which is approved by the majority vote of the Board of Directors. Sponsors of the League shall receive notice of all meetings of the Board of Directors, and shall not have a vote.

Section 4. Dues for regular and associate members, and sponsors, shall be determined annually by the Board of Directors.

Section 5. From time to time, the Board of Directors may propose to the voting membership of the League the addition to the League of new municipal and local governments within adjoining counties, which proposed addition shall be considered by League's voting membership following due notice to tell members, and, if approved, shall become full voting members of the League.

Section 6. The Executive Director shall maintain a list of all current League members, Exhibit #A, attached hereto.

Article IV. Meetings.

Section 1. The League shall hold an annual membership meeting in January of each calendar year, and shall hold quarterly membership meetings in April, July, and October, or at such times as the Board of Directors may provide.

Section 2. The Board of Directors shall meet in each month in which an annual or quarterly meeting is not scheduled and may meet at additional times at the call of the President or upon the direction of a majority of the Directors.

Section 3. The quorum for any meeting of the League, or any of its committees or Boards, shall be a majority of the Directors.

Section 4. The rules contained in the current edition of Robert's Rules of Order Newly Revised may guide all meetings and procedures to which they are applicable, and in which they are not inconsistent with the articles of incorporation, these bylaws, or any special rules of order which the League may adopt.

Article V. Directors.

Section 1. The business of the League shall be transacted by a Board of Directors representing cities whose dues are paid and in good standing.

Section 2. Each member city shall have one (1) vote on the Board of Directors. By action of their governing body, each member city may designate in writing, one (1) elected official to serve as the Director, and that Director shall exercise that member city's vote on the Board of Directors.

Section 3. By action of their governing body, each member city may designate one (1) Alternate Director, who may exercise that member city's vote on the Board of Directors in the absence of the Director. The Alternate Director may be either an elected official or a staff member of that city.

Section 4. Actions taken by the Board of Directors shall be by majority vote of those present and voting. The amounts of dues shall be established by a majority of the entire Board.

Section 5. Dues shall be assessed on a fiscal year basis and shall be due and payable not later than October 1 of each calendar year. If dues are not paid by that time, the Executive Director will report such delinquencies monthly, beginning at the November meeting.

Section 6. It shall be the responsibility of the Finance Committee to audit the financial records annually and report such findings to the Board of Directors. This will include the Finance Chair and at least two Past Presidents.

Section 7. Legal guidance will be provided through the counsel of the Florida League of Cities on regular legal matters. The Board of Directors may employ the services of another attorney in cases where the need arises.

Article VI. Officers.

Section 1. All officers of the Lake Area League of Cities, Inc., shall be duly elected officials of the city they represent.

Section 2. The officers of the League shall be a President, First Vice President, and a Second Vice President, who shall be chosen from among the members of the Board of Directors. The Board of Directors may provide for an appointment of other officers.

Section 3. Officers shall serve a term of one year, or until their successors are elected and qualified. The Board of Directors shall elect the officers for the ensuing calendar year each December, and officers shall assume their duties on January 1.

Section 4. The First Vice President, if confirmed by election of the Board of Directors, shall serve as President for the succeeding term. The Second Vice President, if confirmed by the election of the Board of Directors, shall serve as First Vice President for the succeeding term. No member shall hold more than one office.

Section 5. The President shall preside and establish the agenda for all meetings of the League; shall schedule and call regular and special meetings of the Board of Directors; may call special meetings of the Board of Directors and/or the membership upon due notice; shall be the spokesperson for the League; and shall be an ex officio member of all Boards and committees within the League.

Section 6. The first Vice President shall serve as President-elect; shall be the Chair of the Legislative Committee; shall perform the duties of the President in the absence or incapacity of the President; and shall assist the President in performing the duty set out herein.

Section 7. A Finance Committee shall be appointed annually by the President. The Second Vice President shall serve as chair of the Finance Committee, shall review revenues and expenditures as may be appropriate to ensure financial integrity and shall assist the President and First Vice President in performing the duty set herein.

Section 8. When the office of President is vacant, the First Vice President shall serve as Acting President until such time as the Board of Directors shall elect a new President.

Article VII. Director.

Section 1. The Board of Directors, by majority vote, may secure the services of an Executive Director, who shall serve at the pleasure of the Board of Directors. The Executive Director shall receive such compensation as may be approved from time to time by the Board of Directors.

Section 2. The Executive Director shall be responsible for conveying necessary information between and among the members of the Board of Directors, as directed by the President. At minimum, this information shall include ten (10) day notice of any regularly scheduled meeting, and adequate notice of any special meeting held under these bylaws. The

Director or the Executive Director designee, shall prepare all correspondence for the League and its various committees. There shall be 48-hour notice given to the Board of Directors for special meetings.

Section 3. The Executive Director, in consultation with the President, shall determine and execute logistical arrangements for all meetings of the League, and of its committees. At minimum, the arrangements will include the time, date, and place of every meeting.

Section 4. The Executive Director or designee shall take minutes at each meeting of the League and shall distribute them promptly to the members prior to the next meeting at which approval of the minutes is to be considered. Upon approval of the minutes, the Executive Director shall maintain them as part of the permanent records of the League, together with any pertinent documents or resolutions which may become part of the record. The Executive Director shall be custodian of the records of the League.

Section 5. The Executive Director shall maintain the bank and financial records of the League and shall sign checks and other financial documents. Following the conclusion of each fiscal year, the Executive Director shall provide for the financial records of the previous year to be audited. The written audit shall be submitted to the Board of Directors prior to the adoption of dues for the next fiscal year.

Section 6. The Executive Director shall assist the Finance Committee in preparing and updating the budget by providing data and interpretation of financial information for the League, and in consultation with the Executive Committee, shall see that any financial obligations of the League are duly and timely paid.

Section 7. In addition to these duties, the Executive Director shall perform such other duties as may be required by the officers of the Board of Directors of the league.

Article VIII. Committees.

Section 1. **Executive.** The President, the First Vice President, the Second Vice President and the Executive Director shall compose an executive committee which shall have general supervision of the affairs of the league between business meetings of the Board of Directors. The Executive Committee may make recommendation to the League and may take such action as may be necessary in emergencies to protect the League's interests, provided that no emergency action taken by the Executive Committee shall continue past the next meeting of the Board of Directors without the approval of the Board by a majority vote.

Section 2. **Legislative.**

- A. The First Vice President shall chair the Legislative Committee. Each director shall serve as a member of the Legislative Committee or make, designate the Alternative Director or any elected or appointed official or employee from the same member city to serve instead.
- B. In consultation with the Florida League of Cities, the Legislative Committee shall present to the Board of Directors a recommended Legislative Program,

not less than sixty (60) days prior to the opening of the regular session of the Florida Legislature, as provided by law. The Legislative Program, when debated and adopted by the Board of Directors, shall be the official position of the Lake Area League of Cities, Inc., and shall be distributed to the members of the Lake Area Legislative Delegation, and advocated to them by the Legislative Committee.

- C. During the regular session of the Florida Legislature, the Legislative Committee shall review and evaluate the status of the Legislative Program, and shall support and encourage the enactment and adoption of its constituent items. Unless otherwise determined by the Legislative Committee Chair, the Legislative Committee shall meet at least monthly during the Legislative Session to determine and act upon local response to the actions of the Legislature, and shall keep in regular contact with the Florida League of Cities regarding pending legislative matters.
- D. In addition to recommending a Legislative Program, the Legislative Committee may recommend, and the Board may adopt a Local Program to be advocated to the Board of County Commissioners and to other boards and commissions affecting the Lake area membership.

Section 3. **Finance.**

- A. The Second Vice President shall chair the Finance Committee, which shall consist of not fewer than three directors appointed by the President promptly after each annual meeting. Vacancies on the Committee may be filled by the President.
- B. In July of each year, the Finance Committee shall submit to the Board of Directors a recommended budget which shall show proposed revenues and expenditures for the ensuing fiscal year. When adopted by the Board of Directors, the budget shall govern the expenditures of the League from time to time. The Finance Committee may recommend supplements to the budget for the current fiscal year subject to the approval by the Board.
- C. Not later than July of each year, the Finance Committee shall submit to the Board of Directors a recommended structure for dues for regular and associate members and for sponsors.
- D. The budget prepared by the Finance Committee and the budget adopted by the Board of Directors shall not be in deficit.
- E. Section 4. **Other.** Other committees may be appointed by the President as necessary to carry out the purpose of the League.

Article IX. Amendments.

These bylaws may be amended by two-thirds vote of a quorum of Directors attending any regular or special meeting of the Board of Directors, provided that the amendment has been submitted in writing to the Directors at least thirty (30) days prior to the regular or special meeting at which the amendment is to be considered.

Duly adopted according to the bylaws of the late County League of Cities on _____ day of _____, 2025.

Tim Murry, President
Lake County League of Cities, Inc.

ATTEST:

Jim R. Myers, Jr., Executive Director
Lake County League of Cities, Inc.

Exhibit A

<u>Lake County Voting Members</u>	<u>Sumter County Voting Members</u>
Astatula Clermont Eustis Fruitland Park Groveland Howey-in-the-Hills Lady Lake Leesburg Mascotte Minneola Mount Dora Tavares Umatilla	Bushnell Center Hill Coleman Webster Wildwood

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: Local Construction Projects Update

REQUESTED ACTION: For Information Only

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT:

HISTORY/FACTS/ISSUES:

Please see the attached update on local construction projects.

Local Infrastructure Projects
Construction Update
April 20, 2025

Updates Shown in Red

1. City Water Projects

- a. *CR 462 Line Relocation*
 - i. Hughes Brothers completing the work pursuant to the Twisted Oaks Developer's Agreement; SDC credits funding the work
 - ii. Hughes Brothers waiting on an approved contract from Kolter
 - iii. Preconstruction meeting held August 9th
 - iv. FDOT permit received; Hughes Brothers waiting for the turn lane permit to complete the connections in ROW
- b. *Oxford Water Treatment Plant – Corrosion Inhibitor*
 - i. Water quality improvement to mitigate iron in the system (per KHA Technical Memorandum)
 - ii. FDEP Permit received
 - iii. Commission approved installation through contracted chemical provider (Guardian) on January 13, 2025
 - iv. **KHA has approved shop drawings**
- c. *Continental Country Club WTP Decommissioning*
 - i. **Construction Progress – 10%**
 - ii. **Rerating report and permitting in progress**
- d. *Stanley Avenue Water Rain Replacement*
 - i. Design complete
 - ii. To be funded in FY 26 budget
- e. *North Old Wire Road Water Main Replacement*
 - i. Design complete
 - ii. To be funded in FY 26 budget
- f. *South Old Wire Road Water Main Replacement*
 - i. Art Walker Construction - 483,511.23
 - ii. **Construction ongoing**
- g. *Champagne Farm Wells and Future WTP*
 - i. Establishing relationship with adjacent property owner
 - ii. **Coordinating survey work; City Attorney sent notification letter to property owner**
 - iii. Well testing upcoming

- h. *CR 501 WTP- Iron Filtration and High Service Pump Upgrades*
 - i. Commission awarded bid to SGS: \$2,715,700
 - i. Substantial Completion – June 9, 2025
 - ii. Contractor mobilization eminent
 - iii. Shop drawing review complete
 - iv. Landscaping plans received and being reviewed

2. City Wastewater Projects

- a. *Water Reclamation Facility*
 - i. CPH designing the expansion of the new plant to 8 MGD
 - ii. Commission moved to build 4 MGD new plant and maximize the capacity of the existing plant; both will be AWT with a total capacity estimated at 5.5 MGD
 - iii. Garney Preconstruction Agreement approved at the January 22, 2024 Commission meeting
 - iv. Garney Construction Contract approved at the August 12, 2024 Commission meeting
 - i. Ancillary improvements:
 - i. ~~Kruger ditches completed~~
 - ii. ~~Lakeside ditches clarifier gearbox repairs complete~~
 - iii. Floating aerators installed within 6 weeks
 - ii. Phase 1
 - i. GMP Phase 1 – \$34.5 million
 - ii. Commission approved ODP packages
 - iii. Pay App. No.1 approved at the April 10, 2025, Commission meeting
 - iii. Phase 2 – Awaiting 90% plans from CPH
 - i. Constructability and VE meeting held August 27th
 - ii. 60% Constructability meeting held October 16, 2024
 - iii. 60% budget estimate received
 - iv. 1 MGD of temporary capacity approved by City Commission; equipment included in Phase 1 ODP; installation will be included in Phase 2 GMP
 - v. GMP anticipated in June
 - iv. Phase 3
 - i. 30% ROM estimate received
 - ii. Awaiting 60% plans from CPH

- b. *Rapid Infiltration Basin (RIB) Site Expansion*
 - i. KHA design contract to maximize the capacity of the RIB site approved at the November 11, 2024 City Commission meeting
 - ii. Title work received; survey work ongoing
 - iii. Additional load testing required due to initial results
- c. *Oxford Oaks/CR 209 Lift Station (Odor issues)*
 - i. Technical Memorandum from KHA recommends implementation of bioxide chemicals
 - i. Included in the FY 25 budget (\$750K yearly cost)
 - ii. Contractor has installed all the tanks; All are operational except LS #1 (FTP)
 - iii. Data logs show promise in reducing H2S gases
 - ii. Odor Control Unit
 - iv. Design complete; construction ON HOLD pending results of bioxide chemical installation
- d. *SR 44 Forcemain and CR 219 Lift Station Improvements*
 - i. Funded by Sumter County BOCC (ARPA funds); awarded to Art Walker Construction
 - ii. NTP issued on 4/1/2024
 - iii. Construction progress – 75% Complete
 - iv. Awaiting electrical equipment and service to power the lift station
 - v. Substantial completion to follow
- e. *Millennium Park Reclaimed Water Line Extension*
 - i. Pump Station at RIBS site
 - i. Commission awarded the bid to Cathcart Construction - \$4,165,466
 - ii. Contract documents executed
 - iii. Coordinating pre-construction meeting
 - ii. Reclaimed line design – 90% complete
 - i. ~~Phase 1 (Millennium Park)~~
~~i. Complete.~~
 - ii. ~~Phase 2: St. Claire Street~~
~~i. Complete.~~
 - iii. ~~Phase 3: Broken Oak Drive~~
~~i. Complete.~~
 - iv. Phase 4: Assembly of God
 - i. Easement shown on preliminary plat; finalizing easement document
 - v. ~~Phase 5: Solamar~~
~~i. Complete.~~
 - vi. Phase 6: Turkey Run Development and North to Catholic Church

- i. Easement agreement for the last remaining easement in Turkey Run being negotiated
 - f. *SR 44 Forcemain – Decommissioning of the Continental Country Club WWTF*
 - i. DB Civil - \$3,434,899
 - i. Construction Progress – 100%
 - ii. Start up completed on December 10, 2024
 - iii. As-builts received
 - iv. FDEP Clearance received
 - v. Punch list complete
 - vi. Final Pay Application on the April 28th agenda

3. City Projects (Other)

- a. *Wildwood Community Center Improvements:*
 - i. HVAC System Replacement:
 - i. City Commission awarded contract to Holiday Enterprise Heat and Air in the amount of \$554,300 and KHA construction administration and commissioning at the November 11, 2024 commission meeting
 - ii. Delivery of major equipment is now scheduled for June
 - iii. Contractor has started
- b. *Millennium Park Phase I and II*
 - i. Kingdom Construction - \$10.4 million
 - ii. Construction progress – 15%
 - iii. Pay Application No. 1 and No. 2 approved
 - iv. ODP items approved by City Commission
- c. *Dr. Martin Luther King Jr. Park Recreation and Outreach Center*
 - i. OLC Design contract approved at the 5/22 City Commission meeting
 - ii. Design progress – OLC preparing 60% design documents
- d. *Public Works Annex – The Villages*
 - i. OLC has started conceptual design activities
 - ii. OLC design contract delayed until April due to funding
 - iii. Lease agreement with The Villages needed
- e. *Police Substation – The Villages*
 - i. KP Design Studio finalizing pre-design conceptual plan and budget estimated
 - ii. Commission to consider authorizing formal design and permitting in June 2025
 - iii. Construction funded for FY 26
 - iv. Lease agreement with The Villages needed

- f. *Downtown Master Plan Related*
 - i. Coordinating with FDOT on Complete Streets Project
 - i. ~~Included in FDOT's 5 Year Work Plan~~
 - ii. FDOT cancelled the funding
 - iii. Coordinating with LSMPO and FDOT on alternatives
 - iv. Investigating grant opportunities
 - ii. CSX Coordination
 - i. Meeting held CSX Real Estate team on July 15th
 - ii. City reviewing conceptual screen layout proposed by KHA
 - iii. Shared Compactor – Waste Management
 - i. Out to Bid
 - ii. Pre-bid meeting on May 1st
 - iii. Bid Due Date – May 15th
 - iv. Christian Worship Center
 - i. Commission moved to demolish the building and obtain an architect for conceptual design options
 - ii. RFQs being vetted by selection team (3 submittals received)
 - v. The Railyard
 - i. Construction has started

4. City Stormwater Projects

- a. *Oak Grove Village Drainage Improvement*
 - i. DB Civil awarded the bid - \$529,890
 - ii. Construction Progress – 0%
 - iii. Contract documents received
 - iv. ODP items ordered;
 - v. Estimated construction start date delayed until June 2nd due to equipment delays
- b. *Powell Street Drainage Improvement*
 - i. Real estate closing complete
 - ii. City Commission approved design contract with Halff
 - iii. Coordinating easement acquisition from the Campos property
- c. *Osceola Stormwater Pond*
 - i. Real estate closing completed
 - ii. 100% design plans received
 - iii. Project included in the Barwick Street project

5. City Road Projects

- a. *FY 25 Pavement Activities*

- i. Rejuvenation – Commission awarded \$1 million to Pavement Technology for FY 25 at the February 10, 2025 meeting
 - i. Rejuvenation activities wrapping up
 - ii. Updating Pavement Management Plan (Mott MacDonald) to determine new decision tree and appropriate funding amount; new funding amount programmed in FY 26 and beyond
 - b. *Signature Drive and Clay Drain Road*
 - i. PES adopted by the City Commission on October 11, 2021
 - ii. FDOT permit comments received
 - iii. SWFWMD permit obtained
 - iv. Project Phases
 - i. Signature Drive Phase (FY 25)
 - i. Out to Bid
 - ii. Pre Bid Meeting – May 15th
 - iii. Bid Due Date – May 22nd
 - ii. Clay Drain Road Phase included in later years
 - i. Meeting with KHA and City attorney held on July 18th to discuss process for property acquisition; awaiting City Attorney input on process
 - c. *Jackson Street (Utilities, Roadway, and Drainage)*
 - i. DB Civil - \$1,533,916
 - ii. Construction Progress – 50%
 - iii. Pay Application No. 2 under review
 - iv. FDR paving underway; paving to be completed by April 25th
 - d. *Barwick Street Improvements:*
 - i. Design Progress – 60%
 - ii. Osceola Pond included in the project
 - iii. City and KHA to discuss FDR design options
 - iv. Second pond (near Osceola Rd.)
 - i. Property Swap Agreement for 602 Osceola approved at the September 9, 2024 City Commission meeting
 - ii. City Attorney coordinating closing
 - iii. City Attorney coordinating acquisition of 2nd property
 - v. Project included in FY 26 CIP
 - e. *Huey Street Improvements (Old Water Line, Roadway, Drainage)*
 - i. Project awarded to Art Walker Construction - \$2,412,015.51
 - ii. Construction Progress – 97% complete
 - iii. Final walk through held on 4/17/2025

CITY COMMISSION OF THE CITY OF WILDWOOD
EXECUTIVE SUMMARY

SUBJECT: Information Technology Quarterly Report - January-March 2025

REQUESTED ACTION: For information only.

CONTRACT:

Vendor/Entity:

Effective Date:

Termination Date:

Managing Division/Department:

BUDGET IMPACT: N/A

HISTORY/FACTS/ISSUES:

Please see the attached quarterly report for the Information Technology Department covering January through March 2025.

IT Department Report

Executive Summary

- The Annual Inventory is complete and we have kept new equipment purchase recommendations to a minimum.
- We are still awaiting news on funding for Year 3 of the State Cybersecurity Grant when the legislative session ends on May 2.
- The first version of our new Incident Response Plan has been completed, and we are scheduled for live exercises with the CyberFlorida Cyber Range in early June to complement our table-top exercises with external departments and executive leadership.
- Rewiring and renovations at the Wastewater Plant are coming along well, which should improve network and data performance.
- User Support Enhancement – The Service Desk has maintained its initial response times and improved median ticket closure times for the first quarter of 2025.

FY 2025 Equipment Inventory

During last year's equipment inventory, IT worked with using departments to identify additional funds that could be used to accelerate purchases where needed, and to extend the life of equipment that was not as highly utilized. Based on actual usage, we have updated the Equipment Replacement Policy to reflect that real world experience.

Based on the projected purchases recommended for FY 26, we are approximately 12% below the estimate for FY 26 that was part of last year's Equipment Inventory.

Cybersecurity Grant

Funding for the Cybersecurity Grant has been reduced from \$40 million to \$10 million in the upcoming cycle, with a focus on "rural priorities." There is some talk about an additional \$5M being appropriated, as well as reappropriation of any funds from the end of Year 2 (which ends on June 30), which could be as much as \$19M. However, it is not clear how funding levels or this new prioritization will or will not impact Wildwood or the services currently in use under the grant program, as no further information is currently available.

During the FY 26 budget cycle, the IT department is evaluating our existing services, options for continuing these services, and alternative products that could consolidate functionality while reducing costs.

Incident Response Plan

With the assistance of Rob Krug, our contract CISO (Chief Information Security Officer) at vTechIO, we have completed an initial draft of the City's IT Incident Response Plan, which is recommended in order to comply with the Incident Notification requirements under the Local Government Cybersecurity Act, Florida Statutes, Section 282.3185. This is meant to be a living document which will be updated from time to time as Wildwood grows, statutes change, and outside threats evolve.

To improve on our initial draft, the IT staff have signed up with the Cyber Range through Cyber Florida at the University of South Florida. Their platform provides training on threat hunting and incident management, better enabling front line staff to respond to external threats and events. The Cyber Range also offers the opportunity to participate in live events from our office, with their staff in Tampa. This will provide give our specialists first-hand experience in identifying, containing, and mitigating

threats without exposing our systems or disrupting normal operations. The information and feedback from these sessions in late May / early June will guide changes to the Incident Response Plan.

Wastewater Plant Renovation

Renovations at the existing Wastewater Plant are moving along, including rewiring and performance improvements for technology issues. These improvements should help reduce network latency, improve performance, and increase equipment visibility throughout the facility. By eliminating poor wiring and daisy-chained mini-switches, network scans are more accurate. This allows us to better identify rogue devices while securing known equipment.

User Support Enhancement

Ticket response times for our service desk have continued to improve (below):

	2024Q1	2024Q2	2024Q3	2024Q4	2025Q1	Outcome
Total tickets	158	138	139	156	145	8% decrease in number of requests from 2024Q1 to 2025Q1.
Median reply time (mins.)	1.25	1.54	0.92	0.79	0.81	Consistent response; top 50% of tickets got a reply in less than 49 seconds
Average reply time (mins.)	14.64	12.64	5.55	11.69	12.12	Response times within range, although higher than normal
Median time to close a ticket (hrs)				1.0049	0.71	New tracking measure; 50% of tickets closed in 42 minutes or less
Average time to close a ticket (hrs)				14.973	30.2	New tracking measure; 50% of tickets closed in less than 2 days. Starting 2025Q1 there are no adjustments to raw data; includes delays due to end user scheduling or delays.

Upcoming Projects

As we prepare for fiscal year 2026, we are committed to reusing and extending the life of hardware based on actual experience in our environment.

While retraining and revamping of the CivicRec system was successful, Parks has confirmed CivicRec is not meeting their operational needs. They will request a replacement during the FY 26 budget cycle.

IT is working with the Public Works and Utilities department to request an additional staff person to implement the CityWorks and eBuilder program to streamline the construction management process.

We stand ready to collaborate with Utilities to fully implement a SCADA VPN data network, as Utilities tackles the larger project of replacing field equipment and re-writing source code for upkeep and troubleshooting.