



BOARD OF DIRECTORS MEETING

**September 20, 2018
5:00 pm
City Commission Chambers**

Chair: Curtis Richardson

Agenda

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VI. CITIZENS TO BE HEARD

Citizens desiring to speak must fill out a Speaker Request Form. The Chair reserves the right to limit the number of speakers or time allotted to each.

VII. ADJOURN

NEXT BOARD OF DIRECTORS MEETING: December 13, 2018

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons needing a special accommodation to attend this meeting should contact Susan Emmanuel, Public Information Officer, 315 South Calhoun Street, Suite 450, Tallahassee, Florida, 32301, at least 48 hours prior to the meeting. Telephone: 850-219-1060; or 1-800-955-8770 (Voice) or 711 via Florida Relay Service.

#1

**Approval of the June 21, 2018
Blueprint Intergovernmental Agency
Board of Directors Workshop and
Meeting Minutes**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Approval of the June 21, 2018 Blueprint Intergovernmental Agency Board of Directors Workshop and Meeting Minutes

Date: September 20, 2018

Requested By: Blueprint & OEV Staff

Contact: Blueprint & OEV

Type of Item: Consent

STATEMENT OF ISSUE:

This Agenda Item presents the summary meeting minutes of the June 21, 2018 Blueprint Intergovernmental Agency Board of Directors (IA Board) workshop and meeting and requests the IA Board's review and approval of the minutes as presented.

Action by TCC and CAC: This item was not presented to the CAC or TCC.

OPTIONS:

Option 1: Approve the June 21, 2018 Blueprint Intergovernmental Agency Board of Directors workshop and meeting minutes.

Option 2: Do not approve the June 21, 2018 Blueprint Intergovernmental Agency Board of Directors workshop and meeting minutes.

Option 2: IA Board Guidance.

RECOMMENDED ACTION:

Option 1: Approve the June 21, 2018 Blueprint Intergovernmental Agency Board of Directors workshop and meeting minutes.

Attachments

1. Draft Summary Minutes of the Blueprint Intergovernmental Agency Board of Directors Workshop on June 21, 2018
2. Draft Summary Minutes of the Blueprint Intergovernmental Agency Board of Directors Meeting on June 21, 2018

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Blueprint Intergovernmental Agency

Board of Directors

Workshop Minutes

Date: September 20, 2018
To: Board of Directors
From: Benjamin H. Pingree, PLACE Director
Subject: Summary Minutes to Board of Directors Workshop of June 21, 2018

MEMBERS PRESENT

COUNTY	CITY
Commissioner Mary Ann Lindley	Commissioner Curtis Richardson, Chair
Commissioner Kristin Dozier	Mayor Andrew Gillum
Commissioner Nick Maddox	Commissioner Nancy Miller
Commissioner John Dailey	Commissioner Gil Ziffer
Commissioner Bill Proctor	Commissioner Scott Maddox

MEMBERS ABSENT

COUNTY	CITY
Commissioner Bryan Desloge	
Commissioner Jimbo Jackson	

I. AGENDA MODIFICATIONS

- Request for telephonic participation by Commissioner Jimbo Jackson.
- Letter from Commissioner Bryan Desloge explaining his absence and sharing his thoughts on the item before the Board.

II. DISCUSSION / PRESENTATION

1. Consideration of Implementation Plan Funding Options for the Blueprint 2020 Projects

Ben Pingree introduced the item and Autumn Calder, Blueprint Planning Manager, who provided a presentation to the Board on the Implementation Plan Funding Options for the Blueprint 2020 Projects, which included:

- A summary of IA Board action to date,
- Updated sales tax revenue projections,
- Updated project cost estimates,
- Presentation of Market Conditions and Financial Strategy
- Update on Economic Development capital projects
- Three funding and implementation options for the Blueprint 2020 program, including two bonding scenarios, and
- A strategy for continuing to evaluate and analyze leveraging opportunities.

A copy of the presentation is on file at Blueprint Intergovernmental Agency.

Regarding the two percent sales tax allocation to the L.I.F.E. Projects, Commissioner Miller questioned if County roads within City limits were included. Commissioner Richardson noted that staff would research that and provide an answer for Commissioner Miller off line.

Jeremy Niedfieldt, Director with Public Financial Management (PFM) provided a presentation to the Board on Municipal Market overview of two bonding scenarios included in the funding options. The presentation by PFM gave an overview of the Agency's capacity to bond, what the current rating was, and provided a level of comfort to the Board prior to entering the bond market.

Having achieved a quorum, Commissioner Richardson paused the presentation for the Board to vote on the agenda modification, allowing Commissioner Jackson to participate telephonically. Patrick Kinni clarified that the vote would apply to the workshop and IA Board meeting that would begin at 3:00 pm. BPIA Telephonic Policy permitted the participant to vote on all items and requested that the Chairman call for that vote separately from others.

Commissioner Ziffer moved, seconded by Commissioner Nick Maddox to approve Commissioner Jackson's telephonic participation of the workshop and IA Board meeting to begin at 3:00 pm. The motion passed 9-0.

Ben Pingree resumed the presentation with a summary of the funding options.

Commissioner Ziffer moved, seconded by Commissioner Scott Maddox, to approve Option #2C.

Option #2C: Approve Implementation Plan Option C

Option 2: Provide IA Board direction regarding the FY 2019 - 2024 Blueprint Infrastructure Program Implementation Plan:

Option 2A: Approve Implementation Plan Option A; or

Option 2B: Approve Implementation Plan Option B; or

Option 2C: Approve Implementation Plan Option C; or

Option 2D: Approve a modified Implementation Plan.

Option C: SIB Loan (\$28.7 M) FY2022 Bond (\$100 M) | Total Debt Service (18 years): \$53.8 M

Blueprint Infrastructure Program - Income ¹									
Description	FY2019	FY2020 ²	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Sales Tax Revenues ³	\$ 34,808,000	\$ 30,885,900	\$ 30,244,000	\$ 31,151,200	\$ 32,085,500	\$ 33,047,900	\$ 192,222,500		
Additional Funding									
Bond Proceeds				\$ 100,000,000			\$ 100,000,000		
Significant Benefit District Funds	\$ 750,000	\$ 1,280,000				\$ 486,000	\$ 2,516,000		
State Infrastructure Bank (SIB) Loan ⁴				\$ 14,325,000		\$ 14,325,000	\$ 28,650,000		
Other Funding Sources ⁵				\$ 3,000,000			\$ 3,000,000		
Subtotal - Available Funding	\$ 35,558,000	\$ 32,165,900	\$ 30,244,000	\$ 148,476,200	\$ 32,085,500	\$ 47,858,900	\$ 326,388,500		
Blueprint Infrastructure Program - Expenses									
Description	FY2019	FY2020 ²	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Debt Service - BP2000 Bond & FY2022 Bond	\$ 9,957,094	\$ 2,183,977			\$ 3,902,000	\$ 7,809,750	\$ 23,852,821		
SIB Loan Payment					\$ 2,367,612	\$ 2,367,612	\$ 4,735,224		
Infrastructure Program - Operating Expenses	\$ 3,300,000	\$ 3,500,000	\$ 3,700,000	\$ 3,800,000	\$ 3,900,000	\$ 4,000,000	\$ 22,300,000		
Contingency Funds for Infrastructure Projects			\$ 2,000,000				\$ 2,000,000		
Annual Allocations ^{6,7} - City of Tallahassee		\$ 3,365,625	\$ 4,487,500	\$ 4,487,500	\$ 4,487,500	\$ 4,487,500	\$ 21,315,625		
Annual Allocations ⁸ - Leon County		\$ 2,906,250	\$ 3,875,000	\$ 3,875,000	\$ 3,875,000	\$ 3,875,000	\$ 18,406,250		
Subtotal - Expenses	\$ 13,257,094	\$ 12,055,852	\$ 14,062,500	\$ 12,162,500	\$ 18,533,112	\$ 22,539,862	\$ 92,609,920		
Blueprint Infrastructure Program - Capital Improvements									
Description	FY2019	FY2020 ²	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Projected Funding - Blueprint Capital Projects	\$ 22,300,906	\$ 20,110,048	\$ 16,181,500	\$ 136,313,700	\$ 13,553,388	\$ 25,319,038	\$ 233,778,580		
Blueprint 2000 -Infrastructure Projects⁹									
Water Quality Project/City	\$ 2,207,360	\$ 385,835					\$ 2,593,195		
Headwaters of St. Marks	\$ 2,617,303	\$ 982,831					\$ 3,600,134		
Capital Cascades Trail - Segment 2							\$ -		
Capital Cascades Trail - Segments 3 & 4	\$ 4,437,178						\$ 4,437,178		
Capital Cascades Trail - Segment 4	\$ 4,787,865	\$ 3,891,763		\$ 8,262,126			\$ 16,941,254		
Magnolia Drive Trail	\$ 2,476,700						\$ 2,476,700		
Blueprint 2020 - Infrastructure Projects							FY19-24 Total	Adjusted Project Cost¹⁰	
Annual Allocations⁶ - Blueprint 2020									
- Bike Route Network (\$750k annually)	\$ 300,000	\$ 1,155,000	\$ 1,540,000	\$ 1,540,000	\$ 1,540,000	\$ 1,540,000	\$ 7,615,000	\$ 30,800,000	
- Greenways Plan (\$790k annually)									
Regional Mobility & Gateway Projects (listed in order per the CRTPA's Proposed Project Priority List)									
(State) Southside Gateway: Woodville Highway ^{11,12}							\$ -	\$ 36,204,134	
(State) Capital Circle Southwest (W1) ⁹					\$ 2,500,000	\$ 2,500,000	\$ 5,000,000	\$ 5,000,000	
(State) Orange Avenue: Adams to Springhill ¹⁰							\$ -	\$ 40,348,715	
(State) Westside Student Gateway: Pensacola Street ^{11,12}							\$ -	\$ 36,492,792	
Airport Gateway	\$ 1,000,000	\$ 3,500,000	\$ 2,200,000	\$ 61,532,194			\$ 68,232,194	\$ 68,232,194	
Northwest Connector: Tharpe Street ¹²						\$ 486,000	\$ 486,000	\$ 64,850,503	
Northeast Connector: Bannerman Road ¹²	\$ 750,000	\$ 3,300,000	\$ 2,500,000	\$ 33,246,583			\$ 39,796,583	\$ 39,796,583	
Northeast Gateway: Welbourne Boulevard ⁹	\$ 1,725,000	\$ 2,394,619	\$ 2,731,889	\$ 24,185,152	\$ 7,263,388	\$ 17,119,441	\$ 55,419,489	\$ 55,419,489	
North Monroe Gateway ⁹							\$ -	\$ 11,458,548	
CGQ Projects (in rank order)									
Orange Avenue/Meridian Placemaking	\$ 1,000,000	\$ 1,500,000	\$ 2,209,611				\$ 4,709,611	\$ 4,709,611	
Market District ⁹	\$ 1,000,000	\$ 1,500,000	\$ 3,500,000	\$ 4,797,645			\$ 10,797,645	\$ 10,797,645	
Lake Lafayette and St. Marks Regional Park		\$ 500,000	\$ 750,000	\$ 750,000	\$ 500,000		\$ 1,750,000	\$ 19,260,112	
Monroe-Adams Corridor Placemaking		\$ 1,000,000	\$ 1,000,000	\$ 2,000,000	\$ 1,000,000	\$ 3,201,616	\$ 8,201,616	\$ 8,201,616	
Midtown Placemaking					\$ 750,000	\$ 471,981	\$ 1,221,981	\$ 26,817,877	
Fairgrounds Beautification & Improvement							\$ -	\$ 14,627,933	
Northeast Park							\$ -	\$ 12,189,944	
College Avenue Placemaking							\$ -	\$ 8,532,961	
Florida A&M Entry Points							\$ -	\$ 1,828,492	
Alternative Sewer Solutions							\$ -	\$ 2,838,843	
Tallahassee-Leon County Animal Service Center							\$ -	\$ 8,532,961	
DeSoto Winter Encampment ¹³			\$ 500,000				\$ 500,000	\$ 500,000	
Total Allocated	\$ 22,300,906	\$ 20,110,048	\$ 16,181,500	\$ 136,313,700	\$ 13,553,388	\$ 25,319,038	\$ 208,730,119	\$ 507,440,950	
Remaining Funds to be Allocated	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Total Active Blueprint-Managed Projects by Year	11 Projects	12 Projects	12 Projects	10 Projects	12 Projects	12 Projects			
Notes							Project Phases - Legend		
1/ Income includes sales tax revenues (80% for Blueprint 2000 and 66% for Blueprint 2020)							Planning / PD&E		
2/ Projections based on 3% increases for FY20-22; FY23 and 24 assume 2% increase in revenues							Design		
3/ FY20 reflects BP2000 revenue collection (Oct. 1 - Dec. 31, 2019) & BP2020 revenue collection (Jan. 1 - Sept. 30, 2020)							Right-of-Way Acquisition		
4/ SIB (State Infrastructure Bank) Loan will be applied for in FY2020 for 50% of project costs for Welbourne Boulevard							Construction		
5/ Other Funding Sources: FY2022 - \$3 million FSU contribution to Airport Gateway project							Note: Project phases are approximate and reflect projected general timeframes for these project phases. Project phases will likely overlap in adjacent years. Funding is not necessarily corresponded to the project phase identified in that year.		
6/ Annual allocations for FY2020 prorated to reflect only 9 months of revenue collection									
7/ State Metro only difference in annual allocations between City & County; County manages LIFE (2% revenues)									
8/ Total FY 19-24 expenditures & project cost does not include all expenditures on this project prior to FY2019									
9/ Portions of these projects in progress and funded by the City, County, CRTPA, or FDOT									
10/ Significant Benefit Project; City & County funds included in first year of project - as of May 2018									
11/ Project Complete - Repayment to the City of Tallahassee									
12/ Project estimates increase 2% annually through the first year of construction for each project or FY 2024									
13/ Assume state funding for capacity projects on state roads; any remaining local improvements will be funded thru Blueprint									

Patrick Kinni clarified that Item 8 of the agenda for the IA Board of Directors Meeting following the workshop would include public comment and ratification of the present action.

Commissioner Lindley supported Option C; it was the smartest option available because it would allow the infrastructure to be in place to support economic development and job creation.

Commissioner Scott Maddox noted that local government began advance funding state roads and bonding projects such as Thomasville Road, Mahan Drive, and Capital Circle to better position the transportation network for the growth of the community. Speaking specifically to the Northeast Gateway/Welaunee Boulevard project, during prioritization, the Board required the owner of each portion to pay. The following language was included:

“...funding to develop Welaunee Boulevard, from Fleishman to Shamrock, and two-lane the Shamrock Way extension to Centerville to Welaunee Boulevard north. Includes right-of-way, construction, and stormwater for roadway improvements. Projects shall be conditioned upon: 1) reimbursement by the Developers to Blueprint for any Developer required transportation improvements; reasonable payment timelines will be established, 2) any costs inclusive of right-of-way related to the Greenway that may be used as a direct offset of any Developers required transportation improvement costs, 3) that the portion of the project involving land owned by the City of Tallahassee would only require reimbursement if sold or developed privately, and 4) anticipated reimbursements are to be recognized as potential future resources for Blueprint.”

Commissioner Scott Maddox wanted that language included for the record and to remind the Board as the program was bonded forward to replenish Blueprint's coffers after the current members were gone.

Commissioner Proctor thought that each option was unfair as projects recognized as funded in the first five years. However, with Option C, Southside projects seemed to lose ground in the ranking with Woodville Highway and Orange Avenue falling from 14 and 15 to 16 and 17, respectively.

He was deeply concerned that projects which were unfunded in the Blueprint 2000 program continued to languish. He felt that the prioritization presented was an untenable option. He did not see why Southside residents were asked to pay for a host of projects for the upper tiers yet there were no improvement projects coming soon to their neighborhoods. He felt that the prioritization should be reworked; that it was unfair and not what was promised to the citizens. His suggestion was to bond more money to figure out a way to include the infrastructure projects that would directly benefit the Southside within the first five years of the program. He believed that the program needed to be stretched because it had over promised and under delivered to the people. He could not support any option that did not include Woodville Highway, Orange Avenue widening, or Fairground Beautification. He requested that the Board consider how long and strong the support of the Southside has been to the written promise of the Intergovernmental Agency. If the Board was trying to be inclusive and

create a one Tallahassee, one Leon County approach Southside could not be excluded or asked to wait to receive their share of infrastructure improvements. It was inequitable. **Commissioner Proctor offered a substitute motion that Orange Avenue, Woodville Highway, the Fairgrounds, and the Alternative Sewer Solutions be included in the first five years.**

Ben Pingree stated that all materials presented or spoken to was in alignment with the funding prioritization approved by the IA Board over time. The presentation outlined the elevation of the top ranked projects within their categories. For the smaller projects, for example, the Fairgrounds on the CCQ list, staff would work down the list as funds became available. With larger projects, Blueprint aligned the timing and strategy with the regional transportation authority and Florida Department of Transportation (FDOT); Woodville Highway was an example of that.

Regarding the option on the table, Ben Pingree clarified the proposed project implementation options 2A – 2C, beginning with the projects that would be fully funded with a focus on those on the Southside: Capital Circle Southwest, the Airport Gateway, which included Springhill Road, Lake Bradford Road, Stuckey Avenue, etc., and the Monroe-Adams Placemaking. As well as the collaboration with FDOT for Orange Avenue. Mr. Pingree reiterated that the funding strategy currently before the Board focused on the first five years of the program; however, in partnership with the State of Florida the funding was and would be available to complete all projects over the life of the Program.

Commissioner Richardson noted that the FDOT was currently evaluating Orange Avenue in a PD&E study, confirming that progress was underway. The “funding not identified” listing indicated that it was not by Blueprint within the first five years of the program because it was provided by the State. Commissioner Richardson requested that staff provide Commissioner Proctor the funding information from the State for listed roadways.

Commissioner Ziffer shared his reasoning for moving Option 2C was to move as many projects forward before interest rates increased.

Commissioner Proctor’s substitute motion failed due to a lack of second.

Commissioner Miller clarified that the recommended action for the item was to approve Options 1, 2, and 3. She requested clarification from Commissioner Ziffer on his opinion of Options 1 and 3. Ben Pingree offered further clarification of the recommended action.

Commissioner Ziffer moved, seconded by Commissioner Scott Maddox, to approve Option #1, 2C, and 3.

Option 1: Direct Office of Economic Vitality staff to work with FSU and the City of Tallahassee bring back funding strategies, including bonding scenarios, for the Tallahassee International Airport and Convention Center economic development capital projects.

**Option 2: Provide IA Board direction regarding the FY 2019 – 2024 Blueprint Infrastructure Program Implementation Plan:
Option 2C: Approve Implementation Plan Option C**

Option 3: Direct staff to utilize funds from the 2020 Sales Tax Extension project fund to evaluate leveraging opportunities as needed to support the implementation and accelerate project readiness of Blueprint 2020 projects. Advance funds will be paid back to the Blueprint 2000 program.

Commissioner Miller stated that it was essential for Blueprint to have the necessary staff in place to monitor the projects and program. She strongly recommended increasing staffing specifically where project management was concerned to assist Autumn Calder and work under her direction.

Commissioner Proctor strongly objected to the exclusion of the Southside projects in the first five years of the funding strategy. He requested that the record reflect his absence for the remainder of the day as protest.

Commissioner Richardson reiterated that, other than the Fairgrounds, the aforementioned projects were funded through other sources, agencies, or governments thereby allowing Blueprint funding to be allocated to other prioritized projects. Commissioner Proctor concurred however still chose to exit the meeting in protest.

Mayor Gillum requested that Commissioner Proctor reconsider noting that he offered an important perspective on the Board. His protest from the table meant that not only his voice that was silenced but that of the district, which elected him to represent their interests.

Furthermore, Mayor Gillum stated that it was important to him to keep people working in the community and, where appropriate, to elevate the projects forward. Given that many of the projects were advance funded, he hoped it would be possible to engage in community benefits agreements. Specifically, around apprenticeships and ensuring that the communities in which the projects were located would benefit from the investment. He was aware of the MBE participation; he was also interested in small businesses and their ability to participate in the RFP process. He requested that staff be creative in the methods to meeting other objectives of local government to engage other parts of the community in the work beyond professional services. To leverage assets through training and apprenticeships. If the Board was taking actions to advance fund projects and encumber resources it should be consistent with other goals and objectives of City and County government.

Commissioner Miller stated that in conversation about districts and citizens feeling “left out” of representation, it would be people living north of Interstate 10. The geographic distribution point was a common subject because a significant amount of money was

invested in the Southside with more intended to be allocated with the vote. It was good and the bottom line was that many people felt that it was not enough for their district.

Commissioner Dozier supported the motion yet expressed concern about Option 2C based in the debt services impacts to the ability to complete all projects. However, rising interest rates and construction costs compelled her to move forward. On apprenticeships, she felt there was a gap between funding, training, and employment. Connecting that over the next two years could help in private sector construction projects as well as making it easier to award points on an RFP if the vendor had an existing apprenticeship program. She suggested honing in with builders and contractors in their association with Tallahassee Builders Association and others to jump-start something over the next two years.

Mayor Gillum concurred with Commissioner Dozier and appreciated her codification of the apprenticeship opportunity. Furthermore, he noted that the inequities in funding through segments of the community were systemic and generations old. It only really took looking at the infrastructure in various corridors to see the difference. Equity was giving all parties what they needed, not giving them all the same thing. For some that would mean more resources to get to equity. The goal with public investment was to build a community that, regardless of what corridor one was in, it reflected the same level of quality of life and experience that could be achieved.

Commissioner Ziffer stated that one thing the Board knew worked well was apprenticeships because it was an opportunity to learn and earn. Tradesmen such as carpenters, plumbers, electricians, etc. were successful in times of growth or in downturns in the economy. He supported exploring programs for Contractors to develop a local talent pipeline to staff their major construction projects rather than bringing laborers in from elsewhere.

The motion passed 9-0.

III. ADJOURN

The workshop adjourned at 2:16 p.m.

*The next Blueprint Intergovernmental Agency Board of Directors Meeting
is scheduled for*

Thursday, September 20, 2018 at 5:00 p.m.

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Blueprint Intergovernmental Agency Board of Directors Meeting Minutes

Date: September 20, 2018
To: Board of Directors
From: Benjamin H. Pingree, PLACE Director
Subject: Summary Minutes to Board of Directors Meeting of June 21, 2018

MEMBERS PRESENT

<u>COUNTY</u>	<u>CITY</u>
Commissioner Mary Ann Lindley	Commissioner Curtis Richardson, Chair
Commissioner Kristin Dozier	Mayor Andrew Gillum
Commissioner Nick Maddox	Commissioner Nancy Miller
Commissioner John Dailey	Commissioner Gil Ziffer
Commissioner Bill Proctor	Commissioner Scott Maddox
Commissioner Jimbo Jackson (telephonically)	

MEMBERS ABSENT

<u>COUNTY</u>	<u>CITY</u>
Commissioner Bryan Desloge	

I. AGENDA MODIFICATIONS

- The Board, at the preceding workshop, voted 9-0 to allow telephonic participation by Commissioner Jackson for both the June 21, 2018 1:00 pm workshop and the 3:00 pm Board Meeting.
- The summary letter from CAC Chair, Hugh Tomlinson submitted as attachment one to the March 1, 2018 Board meeting minutes.
- The FY 2017 Comprehensive Annual Financial Report (CAFR) submitted as Attachment 1 to Item 5.
- The Blueprint Intergovernmental Agency (BPIA) Annual Performance Report submitted as Attachment 1 to Item 6.
- Ratification of IA Board Workshop Actions to Item 8.

II. INFORMATIONAL ITEMS/PRESENTATIONS

- Citizen’s Advisory Committee Chairman’s Report
 Hugh Tomlinson provided an overview of the CAC’s meeting on June 7, 2018 which included the following:
 - Blueprint and OEV project updates and status reviews
 - Presentations on the:

- Tallahassee-Leon County Disparity Study by MGT
 - Implementation Plan and funding options for projects slated in the first five years of the 2020 Program
 - The CAC was hopeful that workshops and discussion would jumpstart viable options to countywide infrastructure projects.
 - The CAC unanimously voted to accept the minutes, project updates, and status reports. As well as the procurement of Welaunee Boulevard Phase 1, authorized the PD&E Study, and the funding strategy put forward for design and construction of Phases 2 and 3.
 - The next CAC was scheduled for September 6, 2018 at 4:30 pm.
- Ben Pingree provided an overview of the Annual Performance Report highlights including the opening of the Smokey Hollow Barber Shop, progress with the Magnetic Task Force, the prioritization of all 27 projects in the 2020 Program, beginning the Southwest Area Transportation Plan, and the completion of the Magnolia Drive Trailhead.
- Blueprint Project Updates Presentation
Autumn Calder provided an overview of the Blueprint projects, which included the following:
 - Completion and final acceptance of Capital Circle Northwest/Southwest (N2) in March 2018; tripling the vehicular capacity, adding bike lanes, sidewalks, and a multiuse trail as well as two new parks.
 - Design for the Magnolia Drive Trail project was underway with construction scheduled to begin in the fall of 2018.
 - Capital Cascades Trail Segment 3 (Pinellas to Gamble), estimated to be complete in late 2018, would make the much-anticipated connection to the St. Marks Trail. Design for the Regional Stormwater Facility was underway with a plan to advertise the construction, with FAMU Way Phase 3. A forthcoming agenda item will contain a proposed master plan for the amenities along Segment 3 from Lake Anita to the new 3D regional stormwater facility including the History and Culture Trail and the skateable art feature.
- Commissioner Dozier encouraged improvements to the existing recognized St. Marks Trailhead through the appropriate body or governmental department.
- Commissioner Miller hoped that parking at the trailheads included sufficient parking capacity as she expected it to garner attention from FSU and FAMU students. She requested an update be provided to the Board at the September 20, 2018 meeting.
- OEV Project Updates Presentation
Al Latimer provided an overview of the OEV projects, which included the following:
 - As reflected in the Second Quarter Economic Dashboard report employment was up 2.1% or 3,000 jobs, the average weekly wage was up 1.1%, taxable sales were down -1.3% and being monitored closely by the OEV Team. New single-family construction permits were up 2.6%; more than any quarter since the recession. Median home prices were up by 17.3% for March 2018. The passenger count at the Tallahassee International Airport were up by 8.4% the most since 2008.

- 52% of the thirteen active projects were in recruitment, 35% in expansion with 45% of those in manufacturing, transportation, and logistics and 32% in professional service and information technology; two of the four targeted industry sectors.
 - The 2018 Leon Works program would focus on a strategic alignment with featured businesses in the targeted sectors and regional as well. OEV was in partnership with CareerSource to align the jobs with occupations that exist in regional communities.
- Regarding the #FLCapitalforBiz video, Commissioner Dozier, noted that it focused on the retention and entrepreneurial aspects. Ben Pingree stated that as part of a comprehensive and strategic marketing plan, OEV would leverage the opportunity to champion Tallahassee-Leon County as Florida's Capital for Business.
- Regarding data, Commissioner Dozier asked staff to include information regarding the Office of Economic Vitality's web analytics as part of the September 2018 workshop.
- Darryl Jones provided a brief overview of the Minority Women and Small Business Enterprise (MWSBE) office including:
 - MWSBE Academies served, as training for certified vendors to grow capacity and better navigate the procurement process. Through partnerships with FAMU Small Business Development Center, the Jim Moran Institute, and City Procurement offices MWSBE held nine workshops and served 100 business.
 - Implemented B2GNow a fully automated contract compliance software for certification and re-certifications.
 - Expanded procurement opportunities for certified MWSBE vendors beyond the City and County to Leon County Sheriff's Office and with the approval of Item #11, that same relationship will be created with Tallahassee Memorial Hospital, Florida A&M University, and the Tallahassee Housing Authority.
- Reggie Smith, with MGT Consulting Group, provided a brief presentation on the status of the Disparity Study including:
 - Research, data collection and analysis including policy reviews, stakeholder interviews, exploration of private sector businesses experiences with local government, and completed the County's relevant geographic market.
 - Community outreach and engagement through meeting and focus groups that reached approximately 70 people as well as engagements with business and trade associations.
 - Next steps included more stakeholder interviews and focus groups, determine the City's relevant geographic market, and conduct analyses on Utilization, Availability, and Disparity.
- Commissioner Dozier noted that vendors were often required to hold certifications for local and state government. She encouraged looking for ways to expand the program to accept reciprocal certifications to make the process easier. Ben Pingree stated that the information would be related to the MGT team for the codification and analysis of the possibilities.

III. CONSENT

ACTION TAKEN: Commissioner Scott Maddox moved, seconded by Commissioner Ziffer to approve the Consent Agenda.

The motion passed 10-0.

1. Approval of the March 1, 2018 Board of Directors Meeting Minutes
The Board approved Option #1: Approve the March 1, 2018 Board of Directors meeting minutes.
2. Acceptance of the Status Report on Blueprint Intergovernmental Agency Infrastructure Projects
The Board approved Option #1: Accept the June 2018 status report on the Blueprint infrastructure projects.
3. Acceptance of the Status Report on the Operations of the Tallahassee-Leon County Office of Economic Vitality
The Board approved Option #1: Accept the Tallahassee-Leon County Office of Economic Vitality Status Report.
4. Approval and Authorization for the Elevate Florida's Capital Sponsorship Fund in the Amount of \$25,000
The Board approved Option #1: Approve the Elevate Florida's Capital for Business: Economic Vitality Sponsorships Program and associated funding.
5. Acceptance of the FY 2017 Comprehensive Annual Financial Report (CAFR) and Appropriation of FY 2017 Operating Fund Balance
The Board approved Option #1: Accept the FY 2017 CAFR, approve the additional appropriation to the FY 2018 Budget of \$2,970,371, and allocate all funds to the Capital Cascades Segment 4 project.
6. Acceptance of the Blueprint Intergovernmental Agency Annual Performance Report
The Board approved Option #1: Accept the Annual Performance Report for the period covering January 2017 – May 2018.
7. Request to Schedule a Workshop on the Office of Economic Vitality's Programs, Initiatives, and Implementation of the Economic Development Strategic/Work Plan on September 20, 2018 from 3:00 – 5:00 pm
The Board approved Option #1: Direct staff to schedule a workshop on September 20, 2018 from 3:00 to 5:00 PM to discuss OEV, its Programs, Initiatives and implementation of the Economic Development Strategic Plan.
8. Ratification of IA Board Workshop Actions
Item pulled for discussion; see IV. General Business

9. Acceptance of the Capital Cascades Trail Segment 3 Project Updates
The Board approved Option #1: Accept the status report on Capital Cascades Trail Segment 3.

10. Request for Approval of an Eminent Domain Resolution for the Acquisition of Privately-Owned Property Required for the Capital Cascades Trail Segment 3-D Stormwater Facility
The Board approved Option #1: Approve Resolution No. 2018-03 authorizing Blueprint to use its power of eminent domain to acquire the privately-owned parcel, Parcel 220, which is required for the construction of the Capital Cascades Trail Segment 3D stormwater facility (“Pond B”). Parcel 220 is described in Exhibit “A” attached to the Resolution, which is Attachment 1 to this Agenda item.

11. Approval to Formalize the Exchange of Information with Florida A&M University, Tallahassee Memorial Hospital, and the Tallahassee Housing Authority Regarding the Utilization of Certified Minority Women Small Business Enterprises
The Board approved Option #1: Authorize the PLACE Director to develop and execute a Memorandum of Understanding with Florida A&M University, Tallahassee Memorial Hospital, and the Tallahassee Housing Authority and the Blueprint Intergovernmental Agency, in a form approved by legal counsel that defines their activities with the Office of Economic Vitality and certified Minority Women Small Business Enterprise program.

CONSENT ITEMS PULLED FOR DISCUSSION

8. Ratification of IA Board Workshop Actions

Ben Pingree introduced the item and called for citizen comments.

Citizen Comments:

Jeremy Anderson, 1689 Mahan Center Blvd, spoke in opposition to the item stating that it was not the right place or time for Option 2C. One could not guarantee that the State would follow through on their promise to fund projects on the Southside, which needed the infrastructure and jobs that it would bring, more than the Northside, which was bustling.

Tommy Pipkin, Summerbrook, spoke in opposition to the item stating that any funding for any phase of the Northeast Connector Corridor/Bannerman Road project, prior to 2027 would be incompatible to the residents’ quality of life and long-term vision of the corridor. He encouraged Option 2A.

Max Herrle, 117 S Gadsden, spoke in opposition to the item. He favored Option B because it would delay funding for the Northeast Connector Corridor/Bannerman Road because it was more consistent with the Bannerman community’s residential and commercial growth.

Commissioner Scott Maddox noted that Bannerman Road was County owned and that the comment all referenced slowing development by delaying the widening of the road. The road project might give concurrency but did not guarantee development approval; that would happen through the County Commission. Funding approval by the IA Board would not necessarily signal development.

Commissioner Nick Maddox moved, seconded by Commissioner Scott Maddox, to approve Option #1, 2C, and 3:

Action Item # 1: Direct Office of Economic Vitality staff to work with FSU and the City of Tallahassee bring back funding strategies, including bonding scenarios, for the Tallahassee International Airport and Convention Center economic development capital projects.

Action Item #2: Approve FY 2019 – 2024 Implementation Plan Option 2C and bring back at the September 20, 2018 IA Board meeting a FY 2019 – 2024 Capital Improvement Plan and FY 2019 Operating Budget reflecting this implementation plan option.

Action Item #3: Direct staff to utilize funds from the 2020 Sales Tax Extension project fund to evaluate leveraging opportunities as needed to support the implementation and accelerate project readiness of Blueprint 2020 projects. Advance funds will be paid back to the Blueprint 2000 program.

The motion passed 11-0.

Commissioner Nick Maddox, speaking on behalf of Commissioner Desloge and the comments and suggestions he submitted via email (see IA Board Workshop Agenda Modifications), **moved, seconded by Commissioner Ziffer, that Blueprint staff bring an item before the IA Board that evaluated the widening of Bannerman Road, from Tekesta to Bull Headley Roads, and provide options for funding.**

Commissioner Dozier expressed concern about the debt services fees for bonding with Option 2C and while she understood the continuity of construction and supported an item that would further discussion, she was concerned about the impact it would have on future projects. The IA Board voted to fund underground utilities on Magnolia Drive and was suggesting adding to Bannerman Road; and collections on the 2020 tax had not even begun.

Commissioner Nick Maddox clarified that it was a request for information and should not impede other projects that were already in place. Commissioner Dozier stated that any expansion on projects would affect the Board's ability to complete the projects already on the list. It would have to be an extremely compelling case because it would also set a precedent for other requests in the future.

Mayor Gillum questioned why that segment of roadway was not included originally. Ben Pingree stated that option 2C was born out of the 27 Blueprint 2020 projects approved by 66% of voters and prioritized by the Board. The Northeast Gateway/Bannerman Road project was to four-lane Bannerman Road from Thomasville Road to Tekesta Drive with multimodal improvements to Meridian Road. Mayor Gillum was not in favor of the addition and suggested that funding for it come from the County's 10% allocation of the sales tax.

Commissioner Miller supported additional information and discussion. She felt that the proposal changed the scope of the project significantly and noted that such amendments required a Super Majority vote by the Board.

The motion passed 8-2 with Mayor Gillum and Commissioner Richardson casting the dissenting votes.

IV. GENERAL BUSINESS

12. Election of Intergovernmental Agency Board of Directors Vice Chair

Commissioner Lindley moved, seconded by Commissioner Dailey, to approve Commissioner Desloge as Vice Chair of the Intergovernmental Agency Board of Directors.

The motion passed 10-0.

13. Acceptance of Northeast Gateway Project Update; Authorization to Procure Welaunee Boulevard Phase 1, PD&E Study, Including Budgetary Allocation; and Approval of Funding Strategy for Design and Construction of Welaunee Boulevard Segments 2 & 3.

Commissioner Scott Maddox moved, seconded by Commissioner Ziffer, to approve Option #1, #2, and #3.

Option 1: Accept staff report on the Northeast Gateway Project.

Option 2: Authorize Blueprint to award the PD&E Study contract; as well as approve the budgetary allocation from unallocated funds in the amount of \$300,000 to fully fund the Northeast Gateway, Welaunee Boulevard, Phase 1 PD&E Study in FY 2018.

Option 3: Approve the funding strategy to provide for the design and construction of Welaunee Boulevard, Segments 2-3, between the Blueprint and the Canopy Community Development District (CDD) and authorize staff to negotiate a funding agreement relative thereto for future IA Board consideration.

Citizen Comments:

Carrie Roth, representing the Buckhead Home Owners Association, spoke in opposition to the project. The concern was that the PD&E would only analyze the I-10 overpass without addressing the eventual interchange buildout and the impacts that would have on their neighborhood. They wanted to ensure that all mitigation efforts were in place for the project.

Commissioner Dozier requested clarification on the PD&E studies. Ben Pingree stated that the two studies would work parallel. The Blueprint and Planning Department teams began community engagement early on and appreciated the input from the residents. Staff recognized that there was one opportunity to site the overpass in the project and to mitigate any negative attributes and felt confident that it would be addressed. Autumn Calder concurred and stated that the initial analysis that would determine the impacts of a full buildout and working with the neighborhood to find ways to mitigate some of those effects through the road design would only strengthen the project.

Commissioner Miller noted that the City held a PUD, which defined where commercial development was allowed. There was also a long stretch where the interchange could conceivably go. She thought that the flexibility was available and requested that the PUD be included in future discussions.

The motion passed 10-0.

14. Acceptance of the Economic Vitality Strategic Marketing and Communications Plan and Approval to Allocate \$160,000 from the Business Recruitment and Incentive Fund for Implementation

Commissioner Scott Maddox moved, seconded by Commissioner Nick Maddox, to approve Option #1 and #2:

Option 1: Accept the Economic Vitality Strategic Marketing and Communications Plan.

Option 2: Approve the allocation of \$160,000 from the Business Recruitment and Incentive Fund to support the immediate implementation of Economic Vitality Strategic Marketing and Communications Plan.

The motion passed 10-0.

V. CITIZENS TO BE HEARD ON NON-AGENDAED ITEMS

3-minute limit per speaker; there will not be any discussion by the Commission

Speakers: None

VI. ADJOURN

The meeting adjourned at 4:30 p.m.

*The next Blueprint Intergovernmental Agency Board of Directors Meeting
is scheduled for
September 20, 2018 at 5:00 p.m.*

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#2

**Acceptance of the Status Report on
Blueprint Intergovernmental Agency
Infrastructure Projects**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Acceptance of the Status Report on Blueprint Intergovernmental Agency Infrastructure Projects

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint Staff

Type of Item: Consent

STATEMENT OF ISSUE:

This item provides an update on active Blueprint Intergovernmental Agency (Blueprint) infrastructure projects. A five-year project phasing schedule detailing project activities for active Blueprint 2000 and 2020 projects is included as Attachment #1, and this schedule incorporates all projects approved for implementation in the FY 2019 – 2024 Implementation Plan approved by the IA Board on June 21, 2018. Attachment #2 includes a map of all Blueprint 2000 and Blueprint 2020 projects.

SUPPLEMENTAL INFORMATION:

Projects Under Construction

Capital Circle Northwest/Southwest (Tennessee Street to Orange Avenue)

- Construction is complete and has been accepted by Blueprint. The Joint Participation Agreement (JPA) with the City of Tallahassee for utility relocations is anticipated to be completed in September 2018. Maintenance of the corridor is currently ongoing and staff is managing and monitoring project maintenance through the contract period which ends in March of 2019. Final turnover of the project to the FDOT is now complete.

Capital Cascades Trail Segment 3D (Pinellas to Gamble Streets)

- Trail construction began in April 2017 and is now complete. The roadway was opened to the public on August 16, 2018. Grand opening activities are being coordinated with the City and County.

Projects Under Design & Right-of-Way Acquisition

Capital City Amphitheater Weatherization

- At the February 13, 2018 meeting, the Leon County Board of County Commissioners approved a concept to reduce rainwater impacts on the Amphitheater stage. The concept was also subsequently approved by the City. Leon County Tourism is the fiscal agent for the overall project via the existing MOU between Blueprint, and Leon County dated April 10, 2018. Per the Agreement, Blueprint will assist with managing the design,

construction, and construction engineering/inspection services for the Amphitheater canopy extension, which is anticipated to be complete in the Spring of 2019. Weatherization efforts also includes drainage improvements to the back of the stage and the purchase of additional speakers. Leon County Staff has executed all phases of the remedial investigation necessary to verify the existing structure can support the new eyebrow and speaker system. The City has coordinated with Leon County to execute a contract with Dowdy Plumbing to construct the drainage improvements along the back of the stage.

Magnolia Drive Multiuse Trail

- Per the direction of the IA Board to redesign the trail typical section and underground utilities at the December 5, 2017 and March 1, 2018 meetings, respectively, the project is currently being redesigned. Right-of-way acquisitions have begun and construction is anticipated to begin in the Summer/Fall of 2019. Blueprint is coordinating with Leon County and City Electric Utilities to design for undergrounding electric utility lines throughout the entire project corridor in accordance with IA Board direction. The electrical underground power supply as well as other utility relocations are currently being designed and coordinated. A public meeting will be held upon design completion.

Capital Cascades Trail – Segment 3 (Gamble Street to Central Drainage Ditch)

- Per direction from the IA Board in September of 2016, right-of-way acquisition and design services are underway and are nearing completion, and the multi-agency Stormwater Working Group and the Technical Coordinating Committee (TCC) have recommended a preferred design for the Segment 3D Regional Stormwater Facility (RSF) as well as the permitting strategy. Permitting for the project is currently under review by City Growth Management and by the FDEP. The design and permitting effort will be completed in December of 2018. A master plan for the amenities around the proposed stormwater management facility, including the new trailhead for the St. Marks Trail and amenities at Coal Chute Pond, is presented in Item #12 as part of this IA Board Agenda. Staff intends to advertise the RSF project with the amenities listed herein concurrently with the FAMU Way Phase 3 Project offered by City Underground Utilities and Public Infrastructure in November/December of 2018.

Capital Circle Southwest (Crawfordville Road to Orange Avenue)

- **Funding** – Funding for right-of-way acquisition and construction is included in the current FDOT Five-Year Work Program. Funding details for each segment are as follows:

Springhill Road to Orange Avenue

- Right-of-Way: Acquisition underway through partnership with Blueprint
- Construction: Funded in FY 2021 in the amount of \$55,011,273
- Blueprint is seeking authorization from the IA Board to enter in to a JPA with FDOT to fund the design and construction of enhanced lighting along the Capital Circle SW Corridor, further detailed in Agenda Item #6.

Crawfordville Road to Springhill Road

- Right-of-Way: Funded from FY 2018 thru FY 2020 in the amount of \$16,314,823

- Construction: Funded in FY 2022 in the amount of \$31,731,249

Woodville Highway (Southside Gateway)

- **Right-of-Way:** Right-of-way acquisition is underway through FDOT and is scheduled to continue through FY2020. FDOT has not yet funded construction.

Projects in Planning or Preliminary Design

Public Spaces to Great Places Summit: October 1 – 5, 2018

- In spring 2018, the Blueprint Intergovernmental Agency was selected by the Knight Foundation to host international planning consultants 8 80 Cities for a week-long series of presentations, workshops, and public events creating great cities, at no cost to the local community. During this week, the 8 80 team's extensive experience and expertise in helping communities from all over the world create places and experiences for cities and their residents is available to help move the needle and initiate local conversations on projects and topics of interest. In coordination with local partners, the theme of 'Public Spaces to Great Spaces' was selected, with a focus on how creating great public spaces can help a city be more successful and improve quality of life, was chosen.
- Over the past few months, Blueprint has worked with the City of Tallahassee, Leon County, and other community partners to coordinate workshops for public engagement regarding the design of public spaces. Specifically, the Summit will facilitate the concept development for the public space portion of the Orange Avenue/Meridian Road Placemaking project, as well as the development of Coal Chute Pond along Capital Cascades Trail Segment 3.
- A full schedule of events for the 'Public Spaces to Great Places Summit' is included as Attachment #3.

Blueprint 2020 Public Information Plan

- A new Public Information Plan (PIP) will be developed for the Blueprint 2020 Program and submitted to the IA Board for consideration at the December 2018 meeting. The PIP will describe how Blueprint will conduct its public outreach and information program and will encompass activities that inform the public and provide opportunities for public engagement.

Southwest Area Transportation Plan

- Blueprint is working in partnership with the CRTPA to create a vision for southwest Tallahassee that is consistent with local priorities, plans, and future projects and that provides a guide for implementing safe and efficient transportation facilities.
- Public outreach is underway, and a public forum, focused on Orange Avenue, was held on June 28, 2018. The project is expected to be complete in early 2019.

Northeast Gateway (Welaunee Boulevard)

- **Welaunee Boulevard:** Building upon collaboration with FDOT and in accordance with IA Board direction on September 12, 2016 to proceed with a PD&E study for the extension of Welaunee Boulevard to the Shamrock Road Extension, staff has prepared the PD&E scope of services consistent with FDOT's State Environmental Impact Report (SEIR) and

the Statewide Acceleration and Transformation Process. Blueprint issued Requests for Qualifications in March 2018 and completed the Consultant Selection Process in late May; Blueprint anticipates issuing the Notice to Proceed (NTP) in August 2018. The PD&E study is expected to be completed within 18 to 24 months of NTP, with final design and permitting complete within 12 months after FDOT acceptance of the SIER application, approximately late 2020. Also, per IA Board direction at the June 21, 2018 meeting, staff is negotiating a funding agreement with the Canopy Development District (CDD), the City, and the County to provide for a 4-lane roadway section inclusive of a multiuse trail through Segments 2 and 3 within the CDD.

- **Dove Pond Regional Stormwater Management Facility (RSF):** Upon approval from the IA Board on June 13, 2017, construction began on the Dove Pond RSF on November 15, 2017 with a contract time to complete of 178 calendar days. The total original contract amount is \$3,845,140, of which Blueprint is responsible for not greater than \$2,000,000. The current contract amount is \$4,157,710 (includes change orders). As of July 31, 2018, the project is 80% complete with 92% of contract time used. A time extension has been requested by the Contractor of 98 calendar days. This request has been approved, resulting in a revised completion date of August 23, 2018. As of July of 2018, Blueprint has expended the \$2,000,000 cap amount, and therefore, fulfilled its monetary commitment to the project.

Once completed, Dove Pond RSF will have a total capacity of 820 acre-feet and will also provide stormwater treatment for portions of Welaunee Boulevard as well as other public infrastructure. Recently, the Northwest Florida Water Management District conducted a permitting inspection within the Dove Pond/Canopy Development. Although the majority of the deficiencies found dealt with issues outside the construction of the Dove Pond RSF, failures of erosion control measures within this construction zone were noted. Since this inspection, additional erosion control measures have been installed and the existing measures have been maintained. Future continual inspections of the erosion control measures will be made with appropriate corrective actions being taken as warranted.

Capital Circle Southwest Greenway and Debbie Lightsey Nature Park

- An RFP for design services will be issued in September of 2018. Selection of a consultant to complete the design for the park and trails will ensue upon review of all proposals per the Blueprint Procurement Policy.

Alternative Sewer Solutions Study

- The IA Board approved funding for the first phase of this project, the Comprehensive Wastewater Treatment Facilities (CWTF) at the June 13, 2017 meeting and directed Leon County to manage the CWTF project. Leon County issued a RFP for services in August 2018, and the plan is expected to be complete in December 2019.

Action by TCC and CAC: This item was presented to the TCC and the CAC at their September 4, 2018 and their September 6, 2018 meetings, respectively. At the September 4, 2018 meeting, the TCC reviewed the item and recommended IA Board adoption of Options 1 and 2. At the

September 6, 2018 meeting, the CAC reviewed the item and recommended IA Board adoption of Options 1 and 2.

OPTIONS:

- Option 1: Accept the September 2018 status report on the Blueprint infrastructure projects.
- Option 2: Do not accept the September 2018 status report on the Blueprint infrastructure projects.
- Option 3: IA Board direction.

RECOMMENDED ACTION:

- Option 1: Accept the September 2018 status report on the Blueprint infrastructure projects.

Attachment:

1. Schedule of Current Blueprint 2000 and 2020 Project Phases and Timelines
2. Blueprint 2000 and 2020 Projects Map
3. Public Spaces to Great Places Summit Information and Events



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Schedule of Current Blueprint 2000 and 2020 Project Phases and Timelines

Date Submitted: September 20, 2018

Program	Project	Phase	2018		2019				2020				2021		2022		2023		2024	
			3rd Q	4th Q	1st Q	2nd Q	3rd Q	4th Q	1st Q	2nd Q	3rd Q	4th Q	1-6 Mos	7-12 Mos	1-6 Mos	7-12 Mos	1-6 Mos	7-12 Mos	1-6 Mos	7-12 Mos
Blueprint 2000	Capital Cascades Trail Segment 3 - Van Buren Street	Design	█	█																
		Construction			█	█	█	█												
	Capital Cascades Trail Segment 3D	Design	█	█																
		Construction			█	█	█	█	█	█										
	Capital Cascades Trail Segment 3 - Amenities ¹	Design	█	█																
		Construction			█	█	█	█	█	█	█	█	█	█						
	Capital Cascades Trail Segment 4	Planning			█	█	█	█	█	█										
		Design			█	█	█	█	█	█										
		Right-of-Way Acquisition									█	█	█	█	█	█	█	█	█	█
		Construction																		
	Cascades Park Alum	Design	█																	
		Construction		█	█															
Cascades Park Amphitheater Weatherization	Design	█																		
	Construction		█	█	█															
Magnolia Drive	Design	█	█	█	█	█	█													
	Right-of-Way Acquisition									█	█	█	█	█	█	█	█	█	█	
	Construction																			
Blueprint 2020	Alternative Sewer Solutions Study (Phase 1)	Comprehensive Wastewater Treatment Facilities Plan	█	█																
	Bike/Greenways Implementation Plan	Planning	█	█	█	█														
	Debbie Lightsey Nature Park & Capital Cir Southwest Greenway	Design	█	█																
		Right-of-Way Acquisition																		
		Construction																		
	Lake Jackson South Greenway	Planning/Pre-Engineering																		
		Design																		
		Right-of-Way Acquisition																		
		Construction																		
	Orange Avenue (FDOT Project)	PDE	█	█	█	█														
	Orange Ave/Meridian St Placemaking	Planning/Pre-Engineering		█	█	█	█													
		Design																		
		Construction																		
	Southwest Area Transportation Plan (CRTPA Project)	Planning	█	█	█	█														
	Thomasville Greenway	Planning																		
	University Greenway	Planning																		
		Design																		
	Market District	Right-of-Way Acquisition																		
		Construction																		
	Monroe-Adams Corridor	Design																		
		Right-of-Way Acquisition																		
		Construction																		
Lake Lafayette and St Marks Regial Park	Planning/Pre-Engineering																			
	Design																			
Airport Gateway	Planning/Pre-Engineering																			
	Design																			
	Right-of-Way Acquisition																			
	Construction																			
Northeast Connector - Bannerman Road	PDE - Review																			
	Design																			
	Right-of-Way Acquisition																			
Welaunee Boulevard	Roadway - PDE																			
	Roadway - Design																			
	Construction																			
	Dave Pond - Const.																			

1. Amenities may include Coal Chute Park, Skate Feature and, History and Culture Trail. The proposed trailhead will be constructed as part of Pond 3D-B.



Penny Sales Tax

Blueprint 2000 Projects

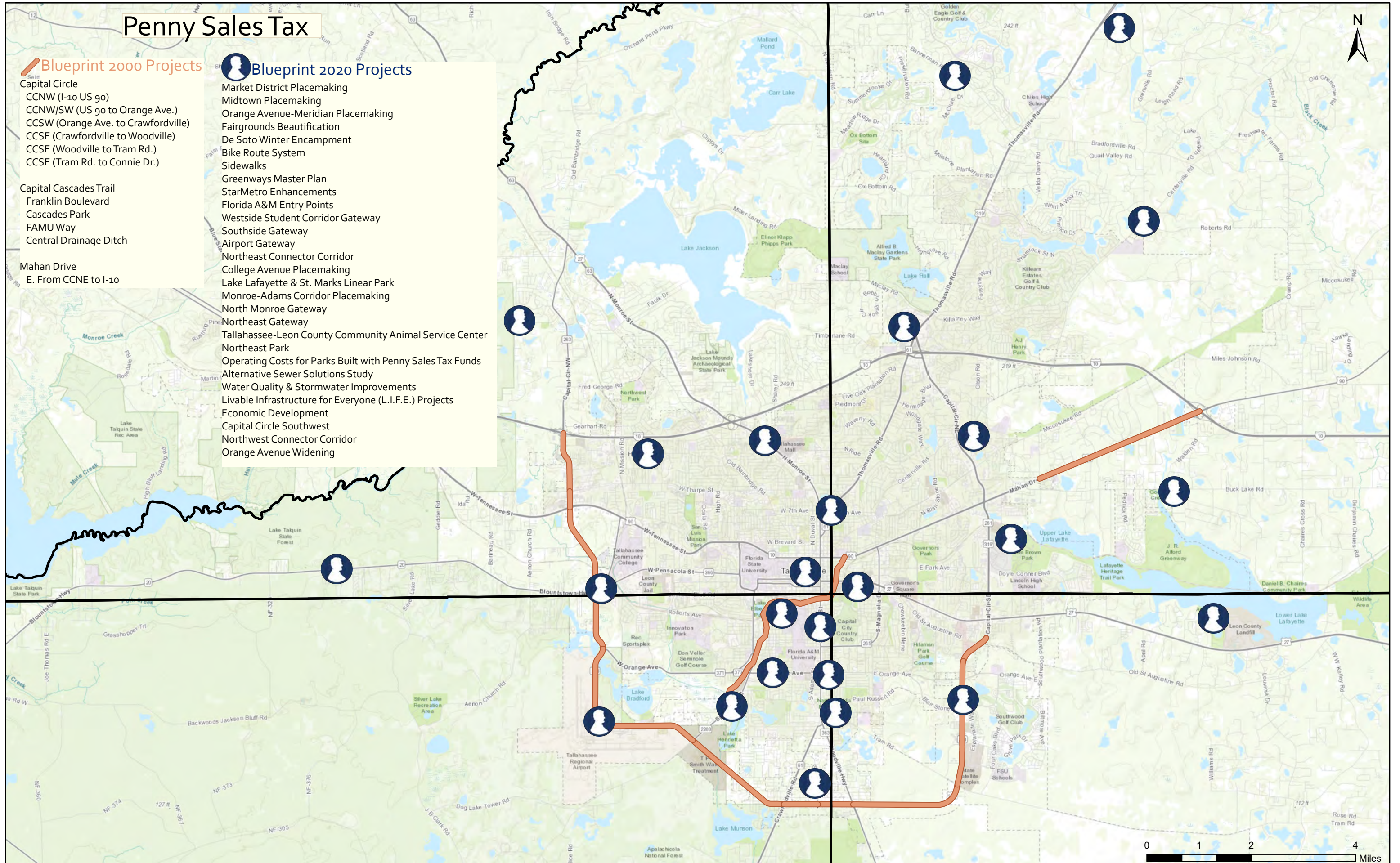
- Capital Circle
- CCNW (I-10 US 90)
- CCNW/SW (US 90 to Orange Ave.)
- CCSW (Orange Ave. to Crawfordville)
- CCSE (Crawfordville to Woodville)
- CCSE (Woodville to Tram Rd.)
- CCSE (Tram Rd. to Connie Dr.)

- Capital Cascades Trail
- Franklin Boulevard
- Cascades Park
- FAMU Way
- Central Drainage Ditch

- Mahan Drive
- E. From CCNE to I-10

Blueprint 2020 Projects

- Market District Placemaking
- Midtown Placemaking
- Orange Avenue-Meridian Placemaking
- Fairgrounds Beautification
- De Soto Winter Encampment
- Bike Route System
- Sidewalks
- Greenways Master Plan
- StarMetro Enhancements
- Florida A&M Entry Points
- Westside Student Corridor Gateway
- Southside Gateway
- Airport Gateway
- Northeast Connector Corridor
- College Avenue Placemaking
- Lake Lafayette & St. Marks Linear Park
- Monroe-Adams Corridor Placemaking
- North Monroe Gateway
- Northeast Gateway
- Tallahassee-Leon County Community Animal Service Center
- Northeast Park
- Operating Costs for Parks Built with Penny Sales Tax Funds
- Alternative Sewer Solutions Study
- Water Quality & Stormwater Improvements
- Livable Infrastructure for Everyone (L.I.F.E.) Projects
- Economic Development
- Capital Circle Southwest
- Northwest Connector Corridor
- Orange Avenue Widening



Save the Date! October 1-5, 2018

What if everything we did in our public spaces was great for an 8 year old and an 80 year old? How can Tallahassee's public spaces become truly great places for all ages?

Join us in exploring these questions through a free series of keynote lectures, panel discussions, workshops, and community events featuring internationally renowned urbanist Gil Penalosa (Founder and Chair of 8 80 Cities). More details about the schedule in the weeks to come!

Public Spaces to Great Places Summit

Tallahassee, FL

880 cities

KF KNIGHT
FOUNDATION

BLUEPRINT
INTERGOVERNMENTAL AGENCY

TALLAHASSEE



35

Public Spaces to Great Places Summit: Week of October 1

Beginning October 1, Tallahassee-Leon County will host Gil Penalosa, internationally renowned livable city adviser, and his team from 8 80 Cities, a nonprofit dedicated to creating great cities for people of all ages, for a week of discussions, public events, and workshops focused on creating great places in our community. We welcome the community to join us throughout the week.

There are many opportunities to get involved and to hear from Gil and the 8 80 Cities team during their time in our community. The list below outlines the week's activities. Visit www.blueprintia.org/8-80-Tallahassee-LeonCounty for additional information:

Monday, October 1:

- Workshop: **Creating Coal Chute Pond Park.** (Invited participants.) *Location: Domi Station (914 Railroad Ave)*
- Leon County Lecture Series with Gil Penalosa: **"Lessons from Bogota and Beyond: Walking, Bicycling, and Creating a Vibrant and Healthy City."** 7:00 PM *Location: Fifth & Thomas (1122 Thomasville Road)*

Tuesday, October 2:

- Breakfast with Gil Penalosa and the PLACE Committees: **"We Are All City Builders: How to Create Vibrant, Inclusive and Innovative Cities for All."** 8:30 AM – 10:00 AM *Location: TCC Center for Innovation (300 West Pensacola St)*
- Workshop: **Front Line Teams Workshop.** *(session for Leon County and City of Tallahassee staff)*
- Community Meeting & Workshop: **Creating Great Places for Orange Avenue.** Food, conversations about the future of two Orange Avenue public spaces, and a presentation by Gil Penalosa on creating great places. *Location: Future great place at Orange Avenue and Meridian Road (northwest corner)*

Wednesday, October 3:

- Workshop: **Innovative Public Engagement.** *(session for Leon County and City of Tallahassee staff)*
- Lecture & Discussion: **"Global Lessons for Creating Truly Great Cities."** 6:00 – 7:30 PM *Location: Florida State University, Bellamy Building Room 021 (113 Collegiate Loop)*

Thursday, October 4:

- **WFSU Perspectives with Gil Penalosa:** Listen in on WFSU 88.9 FM from 11:00 AM – 12:00 PM

#3

**Acceptance of the Status Report on
the Operations of the Tallahassee-
Leon County Office of Economic
Vitality**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Acceptance of the Status Report on the Operations of the Tallahassee-Leon County Office of Economic Vitality

Date: September 20, 2018

Requested By: OEV Staff

Contact: Office Economic Vitality

Type of Item: Consent

STATEMENT OF ISSUE:

This agenda item provides the Blueprint Intergovernmental Agency (“the Board”) with a status report on the operations of the Tallahassee-Leon County Office of Economic Vitality (OEV) and provides an overview of Engagement and Operations (Attachment #1), Minority Women and Small Business Programs (Attachment #2), and Research and Business Analytics and (Attachment #3).

STRATEGIC PLAN:

The status report on the operations directly supports all four goals of the Economic Development Strategic Plan:

- Implement a new collaborative economic development program of work.
- Better promote the area as a business generator.
- Better identify, understand and align all available assets.
- Responsibly allocate resources to achieve today’s goals and refine the foundation for future growth.

SUPPLEMENTAL INFORMATION:

Background

This agenda item provides the Board with a quarterly status report on the activities operations and activities since June 20, 2018. It should be noted that staff continues to research and track industry standards and best practices and listen to the needs of existing businesses in order to best position Tallahassee-Leon County as Florida’s Capital for Business.

Engagement and Operations

Engagement and Operations (E+O) works to position the Office of Economic Vitality as the front door for the community's economic development needs by routinely engaging in business development and engagement activities. This memo highlights E+O accomplishments since the June 20, 2018 Blueprint Intergovernmental Agency Board of Directors (Board) meeting, including project activity, business retention and expansion efforts through the CapitalLOOP initiative, federal incentives, partnership with the International Trade Administration, workforce development as well as engagement and communication efforts. In order to continue positioning Tallahassee-Leon County as Florida's Capital for Business (#FLCapital4Biz).

For more detailed information regarding the actions of the Engagement and Operations, please see Attachment #1.

Minority Women and Small Business Program

Per Strategic/Work Plan, the Minority, Women and Small Business Enterprise (MWSBE) program continues to expand procurement opportunities for MWSBEs with public and private partners, build capacity for MWSBEs through non-traditional business financing, and capacity building through resource partners. MWSBE programs continues to inform its certified businesses of capacity building, networking and procurement opportunities available through partnerships, local governments, and Blueprint. The certification guarantees that staff will provide "Four Es" for certified businesses--*engage, educate, equip* and ultimately *empower* them, which will present them with greater opportunities within the economic development ecosystem.

For more detailed information regarding the actions of the Minority Women and Small Business Program, please see Attachment #2.

BLUEPRINT
INTERGOVERNMENTAL AGENCY

Research and Business Analytics

The Research & Business Analytics Division collects, analyzes and disseminates economic, demographic and business information to support the Strategic Plan to drive and support data-driven decision making. The division also undertakes a variety of research and analyses in support of other City and County departments and works closely with the business community at large. The following highlights some of the accomplishments that have been made during the past quarter including the Third Quarter 2018 *Quarterly Economic Dashboard*, *First Quarter 2018 Cost of Living Index*, *Economic Impact Analysis*, *Competitiveness Report*, *Ongoing & Proposed Developments Database*, update to the Office's GIS Web Mapping Application and coordination efforts for the 2020 U.S. Census.

For more detailed information regarding the actions of the Research and Business Analytics, please see Attachment #3.

CONCLUSION:

As discussed throughout this item, the Office has positioned itself as the front door for the community's economic development needs. As directed by the Board, these efforts include the development of the first-ever strategic plan to guide our community's economic development

efforts and objectively evaluate our progress over time toward goal achievement, as well as a Target Industry Study to leverage economic vitality opportunities with a laser-like approach.

This office also provides an enhanced level of service for cross departmental coordination for collection and utilization of data, implementation of projects and initiatives throughout the planning, land management and economic development spectrum, which is conducted in an open, inclusive and transparent manner. Staff continues to research and track industry standards and best practices and listen to business needs in order to continue positioning Tallahassee-Leon County as Florida’s Capital for Business.

OPTIONS:

- Option 1: Accept the Tallahassee-Leon County Office of Economic Vitality Status Report.
- Option 2: Do not accept the Tallahassee-Leon County Office of Economic Vitality Status Report.
- Option 3: IA Board guidance

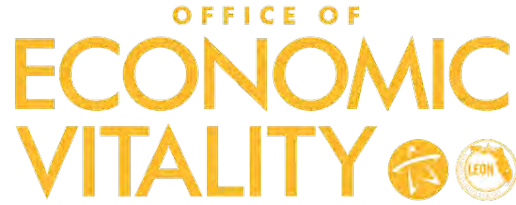
RECOMMENDED ACTION:

- Option 1: Accept the Tallahassee-Leon County Office of Economic Vitality Status Report.

Attachments:

1. Engagement and Operations Quarterly Update
2. Minority Women and Small Business Quarterly Update
3. Research and Business Analytics Quarterly Update

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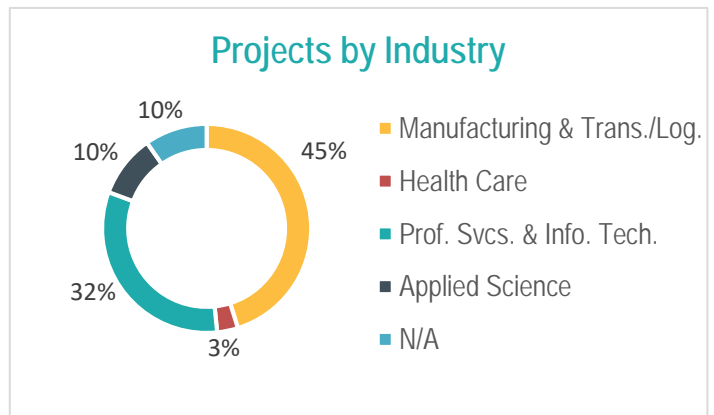
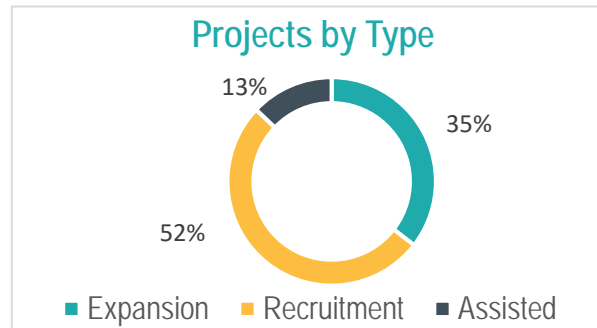
MEMORANDUM

TO: Ben Pingree, PLACE Director
THRU: Al Latimer, Director
FROM: Cristina Paredes, Engagement and Operations Deputy Director
SUBJECT: Division Quarterly Update
DATE: August 15, 2018

Engagement and Operations (E+O) works to position the Office of Economic Vitality as the front door for the community’s economic development needs by routinely engaging in business development and engagement activities. This memo highlights E+O accomplishments since the June 20, 2018 Blueprint Intergovernmental Agency Board of Directors (Board) meeting, including project activity, business retention and expansion efforts through the CapitalLOOP initiative, federal incentives, partnership with the International Trade Administration, workforce development as well as engagement and communication efforts. In order to continue positioning Tallahassee-Leon County as Florida’s Capital for Business (#FLCapital4Biz).

Active Project Status Report

Staff continues to actively respond to companies seeking to retain, expand or establish their presence in Tallahassee-Leon County. At the time of writing this item, staff has worked on a total of 32 projects over the course of the year that have resulted in four companies expanding or relocating into the community and the creation of 153 jobs. Currently, staff is working 14 active projects, all of which are receiving customized care. The projects represent companies in light manufacturing, healthcare and life sciences, business and professional services, and applied science. Assistance is required for multi-year incentive programs, such as the Targeted Business Program and Qualified Target Industry Tax Refund Program, which mandates support for



up to ten years. Demonstrating OEV’s commitment to these companies’ success encourages a pro-business environment in Tallahassee-Leon County.

Staff continues to promote Tallahassee – Leon County as Florida’s Capital for Business as well as numerous local assets and advantages, including a diverse and competitive workforce, global research and higher education institutions, strategic capital investments in infrastructure, and the connectivity and availability of land. Beyond just introducing new job opportunities for citizens of Tallahassee-Leon County, new and expanding industries also provided a diversity of ideas and approaches that can lead to better solutions. In order to secure increased economic vitality outcomes and a strong return on investment, staff continuously researches and tracks industry standards and best practices for economic development organizations. Metrics, such as jobs created, business consultations, leads generated, and project activity align with the Strategic Plan (A.1.d.3) to create a customer-centric approach as well as generate a more efficient process for the client and staff to determine a company’s eligibility to participate in programs that may affect their decision to remain, expand, or locate their business operation in Tallahassee-Leon County.



**2016 to Present Office of Economic
Vitality Impact**

CapitalLOOP: Business Retention and Expansion

The CapitalLOOP business retention and expansion initiative was created to reflect industry best practices and be more tactical, collaborative, and outcome focused on engagement with local companies. As identified in the Economic Development Strategic Plan, companies that participate in comprehensive outreach programs with economic development organizations are statistically more likely to grow and expand. Since launching CapitalLOOP on March 1, 2017, staff has conducted 100+ face-to-face business consultations. As a direct result of CapitalLOOP, staff has been able to generate eight project leads and provide assistance through customer referrals, coordination through planning/permitting navigation and facilitated one company expansion. Staff remains committed to ensuring CapitalLOOP’s success through continued and strategic engagement of business leadership, and routine analysis to continue driving value to the existing local business environment. These concerted efforts demonstrate that OEV is making a compelling case about our regional economic competitiveness and that, more and more, Tallahassee-Leon County is Florida’s Capital for Business (#FLCapital4Biz).

Opportunity Zones: Federal Incentives Program Update

The Opportunity Zones Program was officially enacted as part of President Trump’s comprehensive tax reform plan via the Tax Cuts and Jobs Act, which allowed the Governor of

each state to nominate up to 25 percent of eligible low-income census tracts as Opportunity Zones. Opportunity Zones are census tracts designated to provide a new tool for tax incentives, including a temporary deferral on capital gains taxes. These zones exist to spur new and small businesses, encourage development in blighted properties as well as a number of other activities intended to revitalize and enhance local economic ecosystems. Staff met with the Governor's office in early March to present a map of the areas in Tallahassee-Leon County that could be eligible for the Opportunity Zone designation. Governor Scott recommended that 18 census tracts in the Tallahassee area be designated, which were subsequently approved. Currently, the U.S. Department of Treasury is developing rules regarding the necessary qualifications of Opportunity Funds and eligible investments, which is being administered by the Internal Revenue Service (IRS). This program is still new and it is anticipated that Treasury Department and the IRS will be providing further details over the next few months. Staff continues to monitor this new incentive for the publication of rules and regulations.

International Trade Administration

In order to best engage companies, a representative from the ITA will host consultations at the Office of Economic Vitality and are on a first come, first serve basis, and will be recurring on the last Wednesday and Thursday every other month. The next ITA visit will be in November. In July, ITA and staff spoke with Select USA regarding future assistance specifically designated for economic development organizations to compete globally for investment by providing information, a platform for international marketing, and high-level advocacy. This interaction directly supports staff's efforts to build a broad industry presence and increase project. It should be noted that this partnership with the International Trade Administration (ITA) is a direct result of Tallahassee-Leon County's participation in the 8th Americas Competitiveness Exchange on Innovation and Entrepreneurship, during which staff and ITA identified opportunities to connect local businesses to the global market through international trade and export. The objective of this partnership is to support local businesses seeking to become "export ready" for the global economy.

Leon Works and Workforce Development

The 2018 Leon Works Expo will be held on November 2 and the Office of Economic Vitality will be leading the planning and execution of this event. Staff will be working with workgroup, which now includes regional partners, to implement a few changes to the expo such as strategic alignment and regionalism. The strategic alignment discussion will revolve around aligning the Expo to the target industries and high wage/occupancy jobs identified by the Office of Economic Vitality as well as CareerSource Capital Region. As for regionalism, staff and the workgroup will focus on incorporating the rest of the Capital Region, including schools and business exhibitors, in order to build a robust talent pipeline with the skilled careers. Leon County Government has allocated \$25,000 for the event until 2020 when the Office of Economic Vitality will begin funding it from the economic development portions of the sales tax proceeds.

Training Our Talent: Lead with Influence

To equip the community with workforce development, the Office of Economic created the Training Our Talent series to improve employee relations and helped others understand the

power of influence they can have in the workplace. This event was hosted on July 12 and addressed using the power of perception, influencers can create esteemed employees that are capable of driving decisions and productivity as every level of the business. David Nelson from VitalSmarts was the featured speaker introduced the idea of becoming an influencer who leads change within an organization. This behavioral change within yourself will not only increase your productivity and effectiveness in the workplace but will increase the productivity of those around you. Over 60 people attended the event and the feedback was positive. One participant stated that “Surprisingly excellent training AND audience participation made it work together. Thank you all for pulling it together and making it happen. Looking forward to the next one.” The Office of Economic Vitality plans to host the next Training Our Talent Series in 2019.

Florida Job Growth Grant Fund

This fall staff will be working with partners to resubmit an application for the Florida Job Growth Grant fund. This grant fund provides \$85 million for public infrastructure and job training projects that support growth and employment in Florida’s diverse industries. Public infrastructure projects can include transportation and utilities needed to support economic development. The application is expected to include two seminal components which not only address immediate needs, but also provide capacity for continued major growth in Innovation Park. Presently, and as a result of Florida State University’s (FSU), Florida A&M University’s (FAMU) and the private sector’s ongoing investment in Innovation Park, there is a desire to relocate the two-lane Paul Dirac Drive. The opportunity to relocate the road approximately 500 feet west of its current location affords several important benefits. First, a new, widened roadway will accommodate traffic during peak hours. The opportunity to create this new gateway also affords the opportunity to accommodate foot and bicycle pedestrian traffic with designated crossing lanes. In addition, relocating the road to a parcel of land that is unable to accommodate a larger facility allows the current roadway, which lies on valuable developable land, to be used to facilitate more of a campus environment, a goal which is important to Innovation Park and the Leon County Research and Development Authority (LCRDA). The application would also include a master plan for increased storm water capacity. Presently, stormwater is reaching capacity, which is problematic for future development. As FSU, FAMU, and LCRDA continue to explore opportunities with the public and private sector that support the research and development community, available storm water capacity is essential. The opportunity to fund a master plan for storm water helps eliminate some of the risk organizations face when considering expansion or relocation options, which helps promote economic vitality in the area. The ability to provide this infrastructure demonstrates the State of Florida’s and Tallahassee-Leon County’s commitment to providing a welcome environment for organizational growth and opportunity and directly supports several initiatives currently underway in this area.

Engagement and Communications

Staff continues to strategically promote the Office of Economic Vitality brand and story; leverage public awareness, engagement and interaction across all media platforms, foster strong, positive relationships with the media; and collaborate with local businesses and ecosystem partners to advance existing and establish new relationships.

Face-to-Face Engagement: Visits to and consultations with area businesses continues to be an effective branding, marketing and communications strategy. To date, staff has conducted over one hundred business consultation visits. Additionally, staff engaged with business leaders around the community at public meetings and community presentations for organizations including, but not limited to, the Greater Tallahassee Chamber of Commerce Annual Conference at the Chamber Board Meeting, a breakout session (Residential Real Estate: Local Buying Trends, Market Demographics and Development) and as the featured presentation at the Closing Breakfast. These engagements provide opportunities to communicate the brand that expresses the overall business image: Tallahassee-Leon County is *Florida's Capital for Business* (#FLCapital4Biz). This type of engagement also provides the opportunity to share success stories of economic development efforts, as well as the successes of local businesses. Furthermore, the face-to-face engagement allows staff to connect with business leaders who, in turn, participate in the business retention and expansion efforts through the CapitalLOOP initiative.

Earned Media: Staff efforts to convey to the public the Office of Economic Vitality story have garnered local earned media in both print and television outlets. Awareness of OEV is essential to maximize the impact of initiatives across the community. During the second quarter of 2018, the following stories were promoted by local media partners:

- Business coming soon to Tallahassee: Chamber Conference details projects in progress (Tallahassee Democrat)
- New west Tallahassee Target opens, anchors Varsity Plaza remodel (Tallahassee Democrat)
- Chick-Fil-A makes 'chicken cluster' with second West Tennessee Street location (Tallahassee Democrat)
- See who's attending 2018 Chamber Conference in Amelia Island (Tallahassee Democrat)
- Work on giant Washington Square project to start (Tallahassee Democrat)
- Building Tallahassee: Washington Square project underway (WTXL)
- Prep begins for Washington Square development (WCTV)
- Conference attendees to talk future growth (Tallahassee Democrat)
- CRA considers money to Proof (WTXL)
- Tapestry Tallahassee Walden opens as latest assisted living facility (Tallahassee Democrat)
- Upscale homes next for Bannerman Crossing (Tallahassee Democrat)
- Frenchtown Redevelopment (Tallahassee Democrat)

Staff continues to strategically engage all local and regional media partners to further promote programs, initiatives, and other positive news regarding the local economy that help drive business development in Tallahassee-Leon County.

E-Marketing: The Office of Economic Vitality's monthly newsletters provides readers with the timely and relevant information regarding the local economy, breaking economic development news, business development opportunities, among other updates that keep stakeholders engaged and informed. During the second quarter, staff issued three electronic monthly newsletters and eight e-announcements promoting upcoming opportunities, success stories, events, and critical resources for business growth. Since May 2018, subscriber list has increased by 21.16%. The boost in readers is attributed to providing quality information in a format that is easy to navigate, easy to read, and scheduled at intervals that allow readers to stay informed

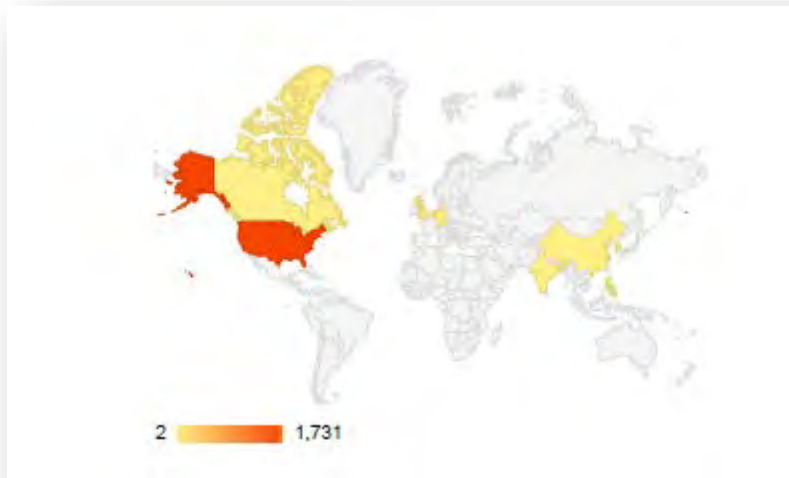
without becoming overwhelmed. Click rates for e-mailings have also increased by nearly 7.12% - from 3.14% in March 2018 to 10.26% in August 2018.

Social Media: As a direct result of promoting programs, engagement opportunities, MWSBE certification and training opportunities, and breaking partner news, staff has redefined the OEV image in the minds of those who know the community best – its internal audience – and created a fresh perspective among prospects on what Tallahassee-Leon County has to offer and what it is working to become. During the 2018 Greater Tallahassee Chamber Conference alone, OEV saw a surge in social media activity and, as a result, an increase in total reach and engagement of its audience. On Facebook, from August 9-15, the total number of people reached increased by 128% (1,491), OEV’s page views increased by 38%, page likes increased by 100%, post engagement increased by 504%, video views increased by 125%, and page followers increased by 100%. On Twitter, from August 10-16, OEV’s tweets earned over 12,000 impressions. A Twitter Impression is the total number of times a tweet has been seen, which includes the number of times it appears on followers’ timelines or a result of someone liking or retweeting it. Due to the high volume of impressions, our followers have increased by 10% from July 19 to August 16. The Office has also seen tremendous support for the launch of our LinkedIn page, and will continue to connect with Tallahassee-Leon County businesses and business owners through this platform. Finally, During the second quarter, staff revitalized and revamped the monthly newsletter to increase interest and make our content more personable to our readers. Officially branded the once a month newsletter, “Economic Insider,” and provided more editorial content within the body of the newsletter. There was also a special edition newsletter issued during the 2018 Greater Tallahassee Chamber of Commerce Conference, which was our first ever newsletter in print.

Website: Social media campaigns often drive the audience to the OEV website for additional information. Activity on OEVforBusiness.org typically corresponds with social media campaigns, as shown in the image below. For example, the robust social media campaign executed for the Lead with Influence event held in July aligns with increased visits to the website, where complete event information was located. Website traffic since its launch is shown in the graph below.



Analysis of website traffic for collected in August 2018 provides insight into the visitor's needs. Specifically, analytics show the majority of the visitors arrive to the site via a search engine



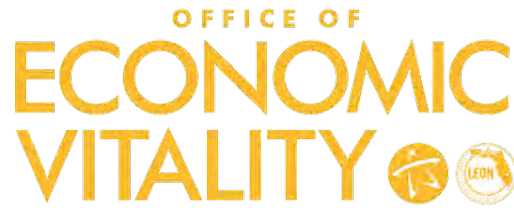
search, such as Google. Once on the site, most visitors click directly to the MWSBE pages, followed by the Major Developments, Contact, Data Center, Team and Business Assistance pages, respectively. Predictably, most visits to the website initiate in the United States, though visitors from Germany, Canada, the United Kingdom and India have been recorded. Guided by

this information, the updated

OEV website will feature a microsite dedicated to MSWBE content and information. Additionally, a microsite dedicated to Applied Sciences and Technology/Magnetics will be developed to aid in the development of the Magnetics Cluster. Overall, the updated site must be captivating, robust and intuitively user-friendly. The updated Office of Economic Vitality website will be built around the "Florida's Capital for Business" brand with the ultimate goal of better promoting the area as a business generator and ideal place to start and grow a business. In addition to microsites, a catalog of available resources and industry-specific landing pages will be added into the current site map.

Throughout 2018/2019, staff will continue to promote economic growth, business retention and expansion, inclusion, innovation, and entrepreneurship throughout the community. Staff will continue evaluating other high-performing economic development organizations' approaches to ensure alignment with industry best practices and will continue focusing on promoting messages that business decision makers find relevant, timely, and useful for continued business development opportunities.

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MEMORANDUM

TO: Ben Pingree, PLACE Director
THRU: Al Latimer, Director
FROM: Darryl Jones, Minority Women and Small Business Programs Deputy Director
SUBJECT: Division Quarterly Update
DATE: August 15, 2018

Per OEV's Work Plan, the Minority, Women and Small Business Enterprise (MWSBE) program continues to expand procurement opportunities for MWSBEs with public and private partners, build capacity for MWSBEs through non-traditional business financing, and capacity building through resource partners. MWSBE programs continue to inform its certified businesses of capacity building, networking and procurement opportunities available through partnerships, local governments, and Blueprint. Certification guarantees the "Four Es" for our businesses-- *engage, educate, equip* and ultimately *empower* and thereby enjoy greater opportunities within the economic development ecosystem.

Programmatic Efficiencies

MWSBE's Industry Academy courses, as required by the Work Plan have been well received by MWSBEs. More than 100 encounters with small businesses were documented. Career Source, the FAMU Small Business Development Center, Wells Fargo Bank, City of Tallahassee Procurement Services, and the Blueprint Office all facilitated our academies to provide the education and the tools our MWSBEs require. This year's schedule and curriculum, to be finalized in October, will focus entirely on navigating the procurement processes of the City of Tallahassee, Leon County, Blue Print and the agencies that we are partnering with through MOUs and connect our MWSBEs with all project financing options available in our local market. Both the City and County procurement departments will work in cooperation with the Office of Economic Vitality to host these workshops. To ensure the full participation of all MWSBEs, we are making attendance a requirement of certification and re-certification. This will prove invaluable to our certified MWSBEs, because they will be fully aware of how to identify and respond to RFPs and partner with prime contractors for procurement opportunities. MWSBE Analyses of bid responses as required from the City of Tallahassee Procurement and Leon County Purchasing were valued at 23 bid projects for \$16.8 million and 8 projects for \$29.2 million dollars, respectively.

FY2016 to Date Certifications			
FY2016 To Date Certification Type	New	Recertification	Total YTD
MWBE	71	127	198
SBE	19	28	47
Total MWSBE Certifications	90	155	245

FY2016 and FY2018 YTD New Certifications Comparison			
New Certification Type	FY2016 New	FY2018 YTD New	% Increase
MWBE	14	29	107%
SBE	6	9	50%
Total MWSBE New Certifications	20	38	90%

FY2016 and FY2018 Recertification Comparison			
Recertification Type	FY2016 Recertification	FY 2018 YTD Recertification	% Increase
MWBE	46	40	-13%
SBE	18	5	-72%
Total MWSBE Recertification	64	45	-30%

Recertification percentage explanation includes vendors opting not to recertify, vendors who are no longer present in our local market area, lack of opportunity within the County's SBE Program and the City of Tallahassee's SBE Program not being implemented.

B2GNow! Contract Compliance Software B2GNow system updates continue to move forward towards finalization to ensure the implementation of all aspects of the certification and contracts modules relative to MWSBE certifications, contractual participation, and payment reporting for Leon County and the City of Tallahassee. Additional updates are in process relative to the contracts module. Additional time is required for data mapping and integration challenges due to B2Gnow, City, and County staff navigating the process of integrating the data from the different financial systems of the City and County organizations into the system.

Disparity Study

The Disparity Study will be on the agenda for the Blueprint Intergovernmental Agency Board of Directors December 13, 2018 meeting. The Study is being reviewed as it is finalized by November 1, 2018.



MEMORANDUM

TO: Ben Pingree, PLACE Director
THRU: Al Latimer, Director
FROM: Edward Young, Deputy Director, Research and Business Analytics
SUBJECT: Division Quarterly Update
DATE: August 15, 2018

Research & Business Analytics

The Research & Business Analytics Division collects, analyzes and disseminates economic, demographic and business information to support OEV's Strategic Plan to drive and support data-driven decision making. The division also undertakes a variety of research and analyses in support of other City and County departments and works closely with the business community at large.

The following highlights some of the accomplishments that have been made during the past quarter including the Third Quarter 2018 *Quarterly Economic Dashboard*, *First Quarter 2018 Cost of Living Index*, Economic Impact Analysis, Competitiveness Report, Ongoing & Proposed Developments Database, update to the OEV GIS Web Mapping Application and coordination efforts for the 2020 U.S. Census.

Quarterly Economic Dashboard

To more effectively communicate and highlight local economic indicators and to measure progress for the community, the Third Quarter 2018 *Quarterly Economic Dashboard* was released in August 2018. The Dashboard includes thirteen key economic development indicators and provides a regular and consistent snapshot of the performance and health of the local economy. Each update compares data for the most recent period with the last period, its corresponding year-over-year trend data and a concise narrative to illustrate the current trends of each indicator. In addition, the last page of the dashboard includes a Quarterly Focus which includes more in-depth analysis on rotational economic points of interest.

Cost of Living Index

Staff recently completed the data collection required for participation in the Third Quarter 2018 Cost of Living Index (COLI). In the First Quarter Cost of Living Index (COLI) released on May 31, 2018 by the Council for Community and Economic Research (C2ER), Tallahassee captured an overall composite index of 96.2, or 3.8% below the average cost of living for all participating areas. The average for all participating areas is an index of 100, and each participant's index is read as a percentage for all places. The Second Quarter 2018 Cost of Living Index will be released on August 31, 2018.

This research tool allows OEV to make accurate cost of living comparisons between Tallahassee-Leon County and any of the 263 other participating urban areas across the United States. This information will continue to be important with business recruitment efforts to help build a case that Tallahassee-Leon County is a desirable community for investment. The Index can also be utilized to benchmark to other communities to answer research questions like: How does a new job offer in another community compare, how does our community compare in cost in the state and country, and will this community fit my business and lifestyle needs?

Economic Impact Analysis

In partnership with the Center for Economic Forecasting & Analysis (CEFA), during the last quarter an economic impact analyses was produced for the Frenchtown Gateway Project. The total economic impact of the mixed-use development is estimated to total 1,437 jobs, nearly \$54 million in income or wages and approximately \$173.4m in total economic output.

Competitiveness Report

At the June Intergovernmental Agency meeting, staff provided an update on the progress towards a comparative analysis of local economic indicators. A summary of the proposed approach to conduct a "Competitiveness Report", the format and comparative communities (and rationale for selection of each) was included. It was anticipated that a draft report would be completed and distributed at the September Intergovernmental Agency meeting.

The Draft 2018 Competitiveness Report reinforces recommendations contained within the Economic Development Strategic Plan by examining Tallahassee-Leon County's relative performance across a variety of economic competitiveness and prosperity indicators. Measuring Tallahassee-Leon County against the five comparable communities identified in the Strategic Plan as well as five additional communities exhibiting economic features and attributes similar to Tallahassee-Leon County. This report is a tool for understanding how our community is performing by illuminating our successes and challenges to help improve our area's economic competitiveness.

The indicators contained within the report measure both economic performance and well-being but also our community's attractiveness as a destination to live and work. The report measures success around five indicators of economically competitive communities.

- Business Vitality – The measurement of the local economic base to assess the vibrancy and growth of the business community.

- Talent – The ability to attract, develop and maintain a skilled workforce that meets the demands of the local economy.
- Civic Quality – The extent to which a community is able to attract and retain talent by building upon opportunities that impact the quality of life.
- Entrepreneurial & Business Environment – The existing support system for the startup, growth and maintenance of new and scaling businesses.
- Innovative Capacity – The capacity of the community to support the creation of new knowledge, ideas and products.

This report will continue to evolve as metrics are refined and analyzed.

GIS Activities & Initiatives

OEV's Land Information Web Mapping Application was recently updated to include the recently designated Opportunity Zone tax incentives established in 2018 through the Federal Tax Cuts and Jobs Act of 2018. Opportunity Zones are part of a new national investment program that incentivizes private capital to invest in low-income areas of the community. Locally, eight Census Tracts encompassing 6.0 square miles within the City Limits comprise the Opportunity Zone Area for Tallahassee-Leon County.

Staff continuously updates the Major Ongoing & Proposed Developments Report that provides key insights and highlights into the major developments that are in various stages of development in Tallahassee-Leon County. This information is utilized by a wide audience to gain a better understanding of development patterns and trends occurring in our market. The report currently tracks 131 major projects including more than 12,000 residential units (nearly 3,300 units are currently under construction) and over 5.5 million square feet of commercial space (1.3 million square feet of which are currently under construction). The Major Ongoing & Proposed Developments Report is available at: www.OEVforbusiness.com/data-center/major-developments.

OEV Coordination Efforts for the 2020 U.S. Census

The Deputy Director for Research & Business Analytics serves as the liaison to the U.S. Census Bureau for Leon County and the City of Tallahassee. The Local Update of Census Addresses (LUCA), the first of three primary responsibilities leading up to the 2020 Census was completed and transmitted to the Census Bureau on June 27, 2018. OEV staff worked in collaboration with Tallahassee-Leon County GIS staff to complete this update utilizing existing staff resources. LUCA is the only opportunity offered to tribal, state, and local governments to review and comment on the Census Bureau's residential address list for their jurisdiction prior to the 2020 Census. Participation ensures the Census Bureau has an accurate list of housing units for Tallahassee and Leon County to facilitate the best count possible. Two subsequent Census 2020 activities, Participant Statistical Areas Program (PSAP) and Census 2020 Complete Count Committee (CCC), will commence in early 2019.

2018 Competitiveness Report

This report examines Tallahassee-Leon County's relative performance across a variety of economic competitiveness and prosperity indicators and against the five comparable communities. This report is a tool for understanding how our community is performing by illuminating successes and challenges to help improve our area's economic competitiveness.

Metropolitan Area	Population (2016 est.)	Business Vitality Index	Talent Index	Civic Quality Index	Entrepreneurial & Business Environment Index	Innovative Capacity Index
Tallahassee, FL	376,377	1st	4th	9th	1st	6th
Athens, GA	200,213	3rd	7th	4th	3rd	4th
Gainesville, FL	273,614	6th	5th	7th	10th	1st
Greenville, SC	862,064	8th	10th	8th	6th	8th
Lansing, MI	470,348	2nd	3rd	3rd	11th	5th
Lincoln, NE	318,820	10th	6th	2nd	7th	7th
Little Rock, AR	727,371	11th	9th	11th	5th	9th
Madison, WI	634,269	4th	1st	1st	4th	3rd
Montgomery, AL	373,963	9th	11th	10th	9th	11th
Pensacola, FL	473,477	5th	8th	6th	8th	10th
Trenton, NJ	371,101	7th	2nd	5th	2nd	2nd



Categories

Business Vitality

Talent

Civic Quality

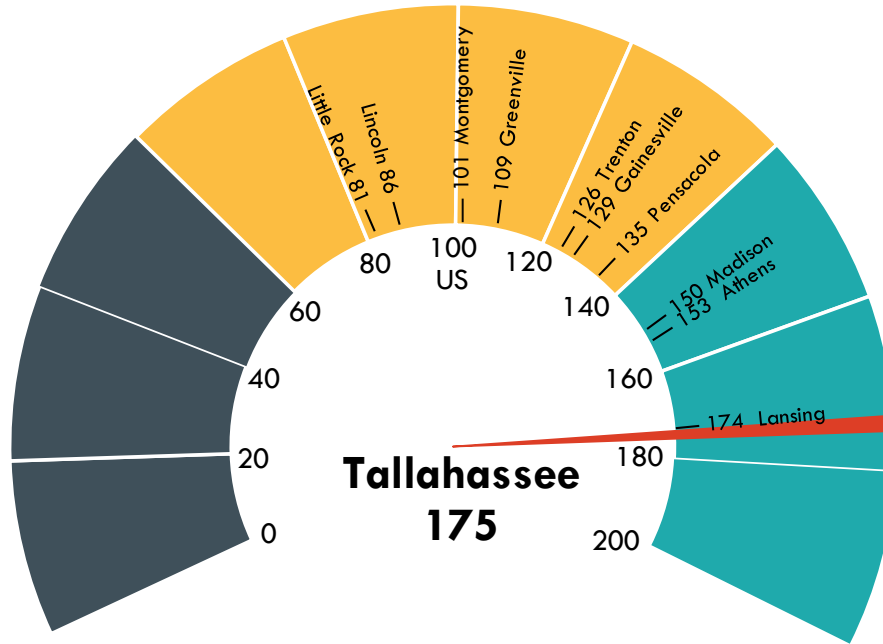
Entrepreneurial & Business Environment

Innovative Capacity

How were the comparative communities chosen?

- State capital
- Cited in *Economic Development Strategic Plan*
- Southeast region
- Comparable total population
- Comparable proportion of college students

Business Vitality Index



What does this mean?

The health of a community's existing industry has long been a leading indicator of the overall state of that local economy. (*Strategic Plan, p. 56*)

Private Job Growth, 2017

Rate of growth in private sector jobs

1. Athens
2. Pensacola
3. Gainesville
4. **Tallahassee**
5. Greenville
6. Lansing
7. Little Rock
8. Madison
9. Montgomery
10. Trenton
11. Lincoln

Source: Bureau of Labor Statistics, QCEW Annual Averages

Private Wage Growth, 2017

Rate of growth in private sector wages

1. Pensacola
2. **Tallahassee**
3. Gainesville
4. Greenville
5. Madison
6. Little Rock
7. Athens
8. Lincoln
9. Lansing
10. Montgomery
11. Trenton

Source: Bureau of Labor Statistics, QCEW Annual Averages

GDP Growth, 2016

Rate of growth in Per Capita Real GDP

1. **Tallahassee**
2. Lansing
3. Trenton
4. Athens
5. Montgomery
6. Madison
7. Pensacola
8. Greenville
9. Gainesville
10. Lincoln
11. Little Rock

Source: Bureau of Economic Analysis

Industry Diversity, 2018

Number of industry types and the evenness of employment across industries

1. Madison
2. Lincoln
3. Lansing
4. Greenville
5. Little Rock
6. Pensacola
7. Montgomery
8. Athens
9. Gainesville
10. **Tallahassee**
11. Trenton

Source: EMSI

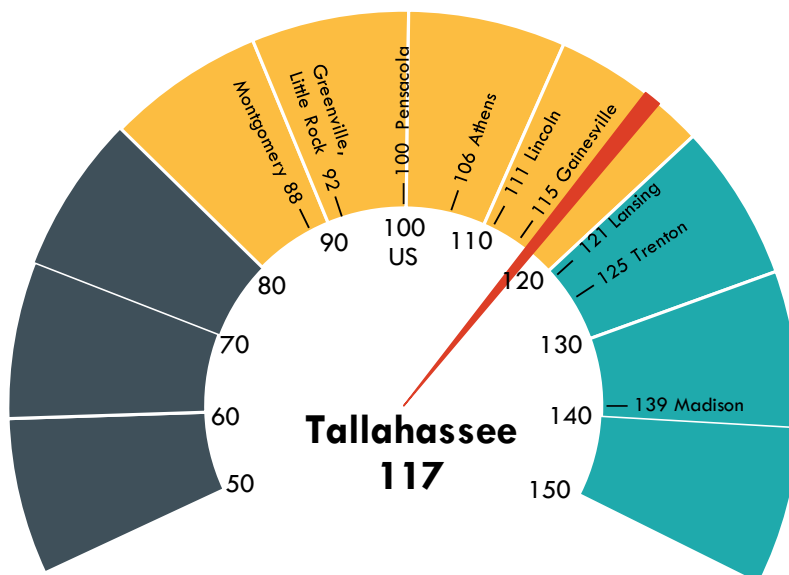
Occupation Diversity, 2018

Number of occupation types and the evenness of employment across occupations

1. Trenton
2. Madison
3. Gainesville
4. Lincoln
5. Lansing
6. Little Rock
7. **Tallahassee**
8. Athens
9. Montgomery
10. Pensacola
11. Greenville

Source: EMSI

Talent Index

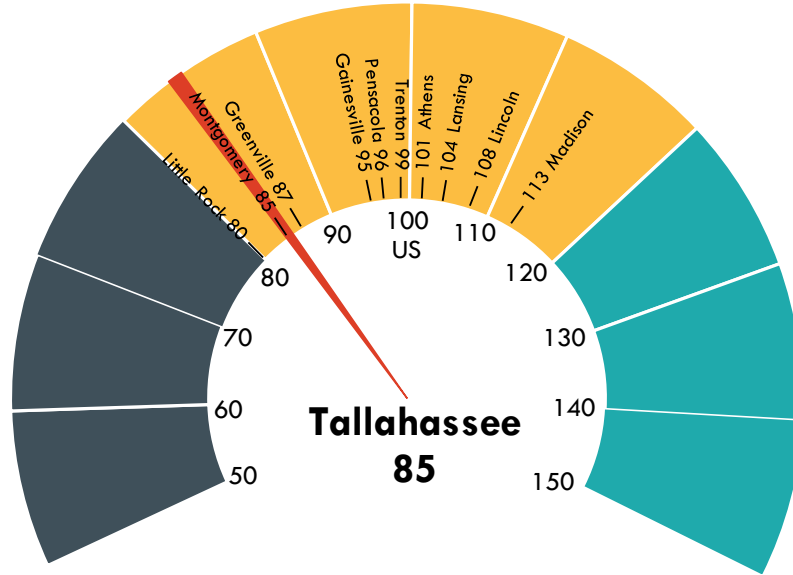


What does this mean?

Businesses and organizations who look for talented, creative people are increasingly drawn to and settle in communities who are able to foster creative capacity. (Strategic Plan, p. 76)

Educational Attainment, 2016	Labor Force Participation Rate (25-64), 2016	Disconnected Youth, 2016	Net Migration of 25-34 year-olds, 2016	STEM Innovation Occupations, 2018
Share of population age 25 and older with a bachelor's degree or higher	Share of 25-64 year-olds either employed or unemployed in the civilian noninstitutional population	Share of 16-19 year-olds neither employed nor enrolled in school	Share of 25-34 year-olds who moved from outside county in past year	Ratio of STEM occupations (as defined by <i>Targeted Industry Analysis</i>) to total jobs
<ol style="list-style-type: none"> 1. Madison 2. Trenton 3. Gainesville 4. Tallahassee 5. Lincoln 6. Athens 7. Lansing 8. Little Rock 9. Montgomery 10. Greenville 11. Pensacola 	<ol style="list-style-type: none"> 1. Madison 2. Lincoln 3. Trenton 4. Lansing 5. Little Rock 6. Greenville 7. Gainesville 8. Athens 9. Tallahassee 10. Pensacola 11. Montgomery 	<ol style="list-style-type: none"> 1. Madison 2. Gainesville 3. Lansing 4. Lincoln 5. Trenton 6. Tallahassee 7. Athens 8. Pensacola 9. Greenville 10. Little Rock 11. Montgomery 	<ol style="list-style-type: none"> 1. Pensacola 2. Tallahassee 3. Lansing 4. Montgomery 5. Athens 6. Gainesville 7. Trenton 8. Madison 9. Little Rock 10. Greenville 11. Lincoln 	<ol style="list-style-type: none"> 1. Madison 2. Trenton 3. Lansing 4. Lincoln 5. Tallahassee 6. Greenville 7. Little Rock 8. Montgomery 9. Gainesville 10. Pensacola 11. Athens
Source: US Census Bureau, 2012-2016 ACS, Table B15003	Source: US Census Bureau, 2012-2016 ACS, Table B23001	Source: US Census Bureau, 2012-2016 ACS, Table B14005	Source: US Census Bureau, 2012-2016 ACS, Table B07001	Source: EMSI; Bureau of Labor Statistics

Civic Quality Index

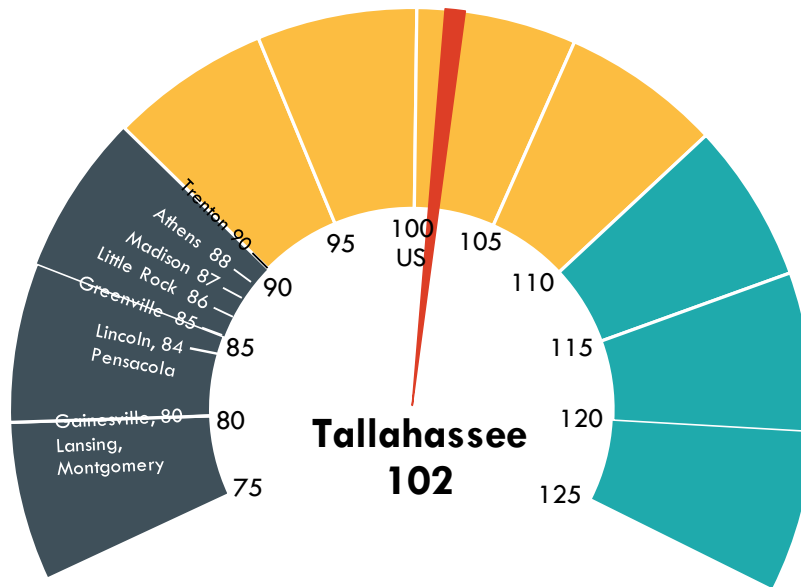


What does this mean?

Communities aspiring to grow businesses and increase their employer base must look to build a foundation of resources that supports new and growing businesses, expansion of established business, and is attractive to businesses looking to locate. (Strategic Plan, p. 31)

Crime Rate, 2016	Health Insurance Coverage, 2016	Arts & Entertainment, 2017	Cost of Living, 2018	Commute Time <20 Minutes, 2016
Total index of violent and property crimes per 100,000 inhabitants	Proportion of population with health insurance	Arts, entertainment, and recreation (NAICS 71) establishments per capita	Various consumer expenditures priced locally and compared to prices nationwide	Percent of workers with commute time of less than 20 minutes
<ol style="list-style-type: none"> 1. Madison 2. Trenton 3. Lansing 4. Pensacola 5. Lincoln 6. Athens 7. Gainesville 8. Montgomery 9. Tallahassee 10. Little Rock N/A: Greenville 	<ol style="list-style-type: none"> 1. Madison 2. Lansing 3. Lincoln 4. Trenton 5. Little Rock 6. Montgomery 7. Tallahassee 8. Pensacola 9. Gainesville 10. Greenville 11. Athens 	<ol style="list-style-type: none"> 1. Madison 2. Lincoln 3. Trenton 4. Athens 5. Pensacola 6. Gainesville 7. Tallahassee 8. Greenville 9. Little Rock 10. Lansing 11. Montgomery 	<ol style="list-style-type: none"> 1. Lansing 2. Little Rock 3. Montgomery 4. Lincoln 5. Athens 6. Tallahassee 7. Gainesville 8. Pensacola 9. Greenville 10. Madison 11. Trenton 	<ol style="list-style-type: none"> 1. Lincoln 2. Athens 3. Lansing 4. Gainesville 5. Madison 6. Tallahassee 7. Greenville 8. Montgomery 9. Little Rock 10. Pensacola 11. Trenton
Source: FBI Uniform Crime Reports	Source: US Census Bureau, 2012-2016 ACS, Table B27001	Source: Bureau of Labor Statistics, QCEW Annual Averages	Source: EMSI, based on C2ER's quarterly Cost of Living Index	Source: US Census Bureau, 2012-2016 ACS, Table B08303

Entrepreneurial & Business Environment Index

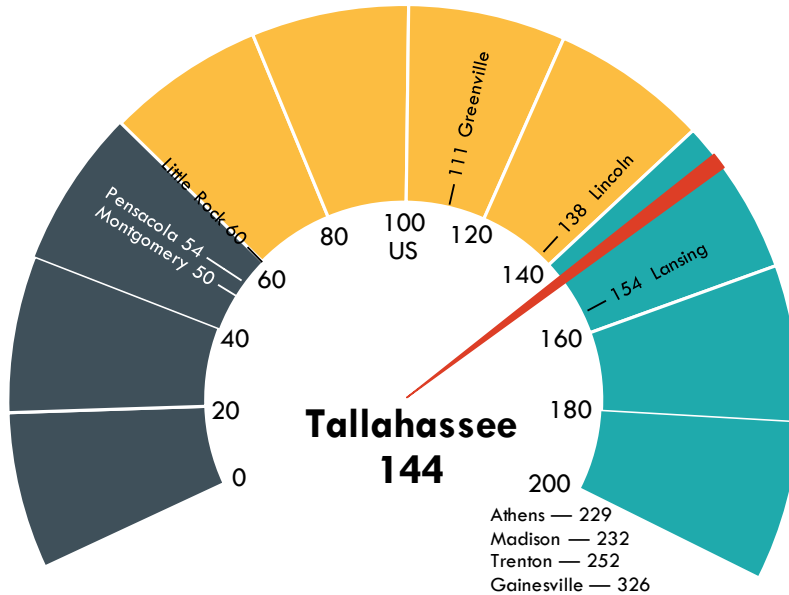


What does this mean?

Entrepreneurs and small businesses are critical to the economic vitality of any community, providing contributions in additional employment opportunities for residents and industry diversification. (*Strategic Plan*, p. 38)

Proprietor's Income Share, 2016	Self-Employed, 2018	Business Services, 2017	Business Density, 2017	Creative Economy Jobs
Proprietor's income as a share of total earnings	Ratio of self-employed to private sector employees	Professional and technical services (NAICS 54) establishments as share of total private establishments	Private establishments per 1,000 employees	Jobs in creative occupations (as defined by <i>Strategic Plan</i>) as share of total jobs
<ol style="list-style-type: none"> Greenville Little Rock Athens Madison Lincoln Montgomery Pensacola Tallahassee Trenton Lansing Gainesville 	<ol style="list-style-type: none"> Tallahassee Athens Little Rock Pensacola Gainesville Montgomery Greenville Madison Lansing Lincoln Trenton 	<ol style="list-style-type: none"> Trenton Tallahassee Gainesville Greenville Madison Lansing Pensacola Little Rock Montgomery Athens Lincoln 	<ol style="list-style-type: none"> Tallahassee Pensacola Little Rock Gainesville Lincoln Athens Montgomery Trenton Greenville Madison Lansing 	<ol style="list-style-type: none"> Trenton Madison Lincoln Lansing Tallahassee Greenville Athens Little Rock Montgomery Gainesville Pensacola
Source: Bureau of Economic Analysis, Local Area Personal Income accounts, CA5N	Source: EMSI; Bureau of Labor Statistics	Source: Bureau of Labor Statistics, QCEW Annual Averages	Source: Bureau of Labor Statistics, QCEW Annual Averages	Source: EMSI; Bureau of Labor Statistics

Innovative Capacity Index



What does this mean?

A coordinated course of action to facilitate the development, attraction, and cultivation of innovative businesses positions the local economy for sustained, directed growth. (Strategic Plan, p. 71)

Patents, 2015	SBIR/STTR Awards, 2015-2017	Advanced Industries, 2018	Loans to Small Business, 2016	Science-Related Graduate Students, 2016
Patents per capita	2015-2017 SBIR/STTR award amount per capita	Share of jobs in Advanced Industries (as defined by Brookings Institution) to total jobs	Ratio of loan amount to businesses with gross annual revenues <\$1M as share of total loan amount by lending institutions	Graduate students in science and engineering per capita
<ol style="list-style-type: none"> 1. Trenton 2. Madison 3. Gainesville 4. Greenville 5. Athens 6. Lincoln 7. Lansing 8. Tallahassee 9. Pensacola 10. Little Rock 11. Montgomery 	<ol style="list-style-type: none"> 1. Trenton 2. Madison 3. Gainesville 4. Athens 5. Lansing 6. Lincoln 7. Greenville 8. Tallahassee 9. Little Rock 10. Montgomery 11. Pensacola 	<ol style="list-style-type: none"> 1. Madison 2. Greenville 3. Trenton 4. Montgomery 5. Lansing 6. Lincoln 7. Little Rock 8. Gainesville 9. Pensacola 10. Tallahassee 11. Athens 	<ol style="list-style-type: none"> 1. Athens 2. Little Rock 3. Tallahassee 4. Montgomery 5. Gainesville 6. Pensacola 7. Greenville 8. Lincoln 9. Lansing 10. Trenton 11. Madison 	<ol style="list-style-type: none"> 1. Gainesville 2. Athens 3. Tallahassee 4. Madison 5. Lansing 6. Lincoln 7. Trenton 8. Greenville 9. Little Rock 10. Pensacola 11. Montgomery
Source: US Patent and Trademark Office	Source: US Small Business Administration	Source: EMSI; Bureau of Labor Statistics	Source: Federal Financial Institutions Examination Council	Source: National Science Foundation, NCSES Data

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#4

**Proposed 2019 Meeting Schedule for
Blueprint Intergovernmental Agency
Board of Directors, Citizen Advisory
Committees, and Technical
Assistance Committees**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Proposed 2019 Meeting Schedule for
Blueprint Intergovernmental Agency Committees

Date: September 20, 2018

Requested By: Blueprint and OEV Staff

Contact: Blueprint and OEV

Type of Item: Consent

STATEMENT OF ISSUE:

This Agenda Item lists the proposed 2019 meeting dates for the Blueprint Intergovernmental Agency Committees.

SUPPLEMENTAL INFORMATION:

Blueprint Intergovernmental Agency Board (Tallahassee City Commission Chambers)

- Thursday, February 28, 2018, from 3:00-5:00 PM
- Thursday, June 27, 2019, from 3:00-5:00 PM
- Thursday, September 5, 2019, from 5:00-8:00 PM
(FY 2019 Budget Public Hearing at 5:30 pm)
- Thursday, December 12, 2019, from 3:00-5:00 PM

Blueprint Technical Coordinating Committee (Blueprint Conference Room, from 1:00 to 3:00 pm)

- Monday, February 11, 2019
- Monday, April 22, 2019
- Monday, June 10, 2019
- Monday, August 19, 2019
- Monday, December 2, 2019

Blueprint Citizens Advisory Committee (Blueprint Conference Room, from 4:30 to 6:30 pm)

- Thursday, February 13, 2019
- Thursday, April 25, 2019
- Thursday, June 13, 2019
- Thursday, August 22, 2019
- Thursday, December 5, 2019

Economic Vitality Leadership Council (Blueprint Conference Room, from 11:30 to 1:30 pm)

- Wednesday, February 13, 2019
- Wednesday, June 12, 2019
- Wednesday, August 21, 2019
- Wednesday, December 4, 2019

MWSBE Citizens Advisory Committee (Blueprint Conference Room, from 11:30 to 1:30 pm)

- Tuesday, March 12, 2019
- Tuesday, June 11, 2019
- Tuesday, September 10, 2019
- Tuesday, December 10, 2019

Action by TCC and CAC: This item was presented to the TCC and the CAC at their September 4, 2018 and September 6, 2018 meetings, respectively. The CAC recommended approval of Option 1, consistent with staff’s recommendation. The TCC concurred with staff’s recommendation.

OPTIONS:

Option 1: Approve the proposed 2019 Meeting Schedule for the Blueprint Intergovernmental Agency Committees.

Option 2: IA Board Guidance.



RECOMMENDED ACTION:

Option 1: Approve the proposed 2019 Meeting Schedule for the Blueprint Intergovernmental Agency Committees.

#5

**Appointment and Reappointment of
Members to the Blueprint Citizens
Advisory Committee**

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Blueprint Intergovernmental Agency Board of Directors Agenda Item

TITLE: Appointment and Reappointment of Members to the Blueprint Citizens Advisory Committee

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint

Type of Item: Consent

STATEMENT OF ISSUE:

This agenda item requests the Blueprint Intergovernmental Agency Board appoint one new member to the Blueprint Intergovernmental Agency Citizens Advisory Committee (CAC) and reappoint two current CAC members to their second term.

SUPPLEMENTAL INFORMATION:

CAC membership positions and terms are established in the Blueprint Interlocal Agreement and further defined in the Citizens Advisory Committee Bylaws. CAC members may serve two, consecutive three-year terms. Appointments and reappointments to the CAC require action by the IA Board.

Appointment to the CAC

Kent Wimmer, member representing the Big Bend Environmental Forum, will complete his two terms of service as of November 30, 2018. Sean McGlynn has been nominated by the Big Bend Environmental Forum to fill their CAC seat. Mr. McGlynn's application is included as Attachment #1.

Reappointments to the CAC

Allen Stucks, holding the seat specified for the civil rights community, and Claudette Cromartie, holding the seat specified for the Council of Neighborhood Associations, have requested to serve their second three-year term.

Action by TCC and CAC: This item was presented to the CAC at their September 6, 2018 meeting. This item was not presented to the TCC.

OPTIONS:

Option 1: Appoint Sean McGlynn to the Blueprint Citizens Advisory Committee (CAC) to represent the Big Bend Environmental Forum

Option 2: Reappoint Allen Stucks and Claudette Cromartie to serve their second three-year term on the Blueprint Citizens Advisory Committee (CAC).

Option 3: IA Board direction.

RECOMMENDED ACTION:

Option 1: Appoint Sean McGlynn to the Blueprint Citizens Advisory Committee (CAC) to represent the Big Bend Environmental Forum

Option 2: Reappoint Allen Stucks and Claudette Cromartie to serve their second three-year term on the Blueprint Citizens Advisory Committee (CAC).

Attachments

1. CAC Membership Application for Sean McGlynn



Please return via email to:
Megan.doherty@blueprintia.org

Via mail:
Blueprint Intergovernmental
Agency
315 South Calhoun St, Suite 450
Tallahassee, Florida 32301

Via fax: (850) 219-1098

Questions? Please call: 219-1060

BLUEPRINT

INTERGOVERNMENTAL AGENCY

CITIZEN ADVISORY COMMITTEE APPLICATION

Nominating Organization (if applicable): Big Bend Environmental Forum (BBEF)

Name: Seán E. McGlynn, Ph.D.

Address: 568 Beverly Court, Tallahassee, FL 32301

Email: mcglynnlabs@gmail.com, www.mcglynnlabs.com

Work Phone: (850) 570-1476 (cell)

Home Phone: none

Occupation: Biochemist

Employer: self-employed

Address: same as above

Race: X White Hispanic Asian or Pacific Islander

Sex: X Male Female

Identify any potential conflicts of interest that might occur if you are appointed:

Are you a City resident? X Yes No
Are you a Leon County resident? X Yes No
Are you a City property owner? X Yes No
Are you a Leon County property owner? X Yes No
Can you serve a full three-year term? X Yes No
Can you regularly attend meetings? X Yes No Conflicts none

Please provide biographical information about yourself (attach a resume, if available). Identify previous experience on other boards/committees; charitable/community activities; and skills or services you could contribute to this board/committee:

Please see attached

Education: Bachelor of Science, Biochemistry, LSU, 1977 (College/University Attended and degree received); Doctorate Biological Science, Ecology, FSU 1995 (Graduate School Attended and Degree received)

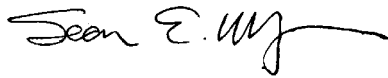
References:

Cal Jamison: (850) 509-4814 and (850) 926-5686,

John Outland: (850) 544-3645 and (850) 878-6828

Jack Rudloe: (850) 984-5297, (850) 445-6786 and (850) 984-5233

All statements and information given in this application are true to the best of my knowledge.



Signature: _____ Date: 08/28/18

(7/13/16)



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Seán E. McGlynn, PH.D.: 568 Beverly Ct., Tallahassee, FL 32301,
President, Technical Director, McGlynn Laboratories Inc., November 1997 to the Present



Education:

1. Bachelor of Science, Biochemistry, LSU, 1977;
2. Master of Arts, History, FSU, 1989;
3. Doctorate Biological Science, Ecology, FSU 1995

I am an environmental scientist with over 42 years of experience addressing a wide range of environmental issues. My technical expertise is in water quality and aquatic system ecology. I have managed ecosystem studies from Florida to Texas, including Apalachee Bay, Amelia Estuary, Apalachicola Bay, Barataria Bay, Choctawhatchee Bay, Escambia Bay, Laguna Madre, Ochlocknee Bay and River and Perdido Bay. The application of scientific methods to aquatic ecosystems, particularly in the areas of lake and coastal zone management is my expertise. I have performed hydrographic studies all over Florida, from the Peace River to Pensacola.

I have a private environmental laboratory, McGlynn Laboratories Inc., a nationally accredited environmental laboratory (NELAC). McGlynn Laboratories is certified by the EPA for the analysis of microbiology nutrients, metals and organic hydrocarbons. McGlynn Laboratories is certified by the FDEP for Stream Condition Index. MLI is approved by FDEP for TMDL sampling of surface waters for priority pollutants. MLI data is used and accepted at the highest level of regulatory data usage in the TMDL program. I began working on aquatic issues since 1976 at the Center for Wetland Resources at Louisiana State University, studying aquatic ecosystems in hypersaline Laguna Madre, Texas and Barataria Bay, South Louisiana. I became the Research Director at Receptor Molecules, a Research and Development Laboratory developing monoclonal antibodies pollutant assays in 1986. Later I was the Laboratory Director at the Center for Aquatic Research and Resource Management (FSU), Environmental Planning and Analysis, and Adjunct Professor at FSU where I managed ecosystem studies in Apalachee Bay, Amelia Estuary, Apalachicola Bay, Choctawhatchee Bay and Perdido Bay. I am currently the President of McGlynn Laboratories Inc., founded in 1997, and still thriving after 21 years.

I have a lot of experience with dye trace studies, from karst features to springs tracing the underground flow paths in water filled caves and flushing rates in rivers, bays and estuaries. We have done many studies in sinkholes and springs for exploratory purposes, to connect different ecosystems. I studied at Louisiana State University and Florida State University where I earned my doctorate under the legendary ecologist, Skip Livingston. Like him, I try to achieve an understanding of the complexity and working dynamics of ecosystems. My dissertation was on the cycling of petroleum hydrocarbons within the aquatic food chain in Lake Jackson, their metabolism and fate, basically phytoremediation. I have studied the toxicology and environmental fate of these pollutants looking for mechanisms to organically metabolize and rehabilitate toxic environments into useful habitat. My ultimate goal is using these skills in ecosystem management, promoting restoration and rehabilitation.

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Throughout my life I have been fascinated by all things aquatic, specializing in the study of aquatic habitats, water and sediment quality. All this is crucial for the health of aquatic plants and the higher organisms that are specially adapted to for life in wetter habitats. Lately most of my research has focused upon the Wakulla Springshed. The karst interactions between surface water and ground water are truly amazing. Our previous study of the lakes has come into focus as these lakes and the sinking streams all eventually flow into Wakulla Spring, possibly the largest and deepest single event spring in the world. Wakulla Spring soaking up pollutants as we develop and build septic tanks and fertilizers throughout the springshed. This is poisoning our premier natural feature. Now is a very dynamic time for Wakulla Spring with the TMDL, the BMAP and the SWIM programs all focusing on restoring Wakulla Spring. We are in the restoration process now. Every day Wakulla Spring gets better and better. We are still far from the finish line and increasingly dark water and greenish water are welling up at the springhead. Algae coat the bottom.

Currently I am working on nutrient, and color dynamics at Wakulla Spring. Lately my business is more focused on habitat and water quality restoration projects. We have worked with many impaired waterbodies in the Total Maximum Daily Load Program (TMDL), notably at Wakulla Spring, Lake Tallavana and the Killlearn Chain of Lakes. We are also engaged with aquatic habitat restoration including the replacement of invasive exotic species that have invaded our habitat: harmful algae, chinese tallow; sesbania; hydrilla, island apple snails; alligator weed, kudzu and other harmful exotics with beneficial native plants and animals indigenous to our area.

With expertise in sampling, analysis, hydrographic and hydrogeologist assessments, dye studies, database assessment, quality assurance and quality control (QA/QC) and environmental permitting, I offer a wide range of environmental expertise earned during 33 years of work on scientific assessments of our environment.

Employment

McGlynn Laboratories, Inc., President, (Fall 1997 to present). A private biotechnology firm specializing in environmental analysis of aquatic ecosystems (nutrients, metals, and hydrocarbons), mitigation, monitoring, biological impacts, taxonomy, toxicology, productivity, spectral radiometry, sediment oxygen demands etc.

Department of Biological Science, FSU, Adjunct Professor, (Fall 1986 to 2000) Designing field experimentation in environmental chemistry.

Current Projects:

1. **Research at Wakulla Spring, Dark Water: Causes and Sources, Phase II,** Water quality sampling, dye trace studies, SAV transplant, spectral radiometry and secchi. 2016-present.
2. **Lake Management for Lake Tallavana:** Environmental consultant, Gadsden County, FL, lake management including a lake wide shore-line restoration, TMDL water quality sampling and assessment, 2004-Present
3. **Lake Management for Killlearn Estates:** Environmental consultant, Killlearn Estates HOA, Tallahassee, FL, TMDL water quality sampling and assessment, 2008-present.
4. **Analysis of Chlorophyll's:** we are contracted to run all the chlorophyll analysis for Greenwater Laboratories, formerly Cyanolabs, 2007-present.
5. **Environmental Assessment for Lake Powell** Environmental consultant, Bay County, FL. Sediment, ground water and surface water sampling and assessment, 2004-Present.
6. **Climate Change Study:** phycoyanin analysis for Environmental Scientist | Spécialiste de l'environnement, Great Lakes Surveillance| Surveillance des Grands Lacs, Water Quality Monitoring and Surveillance Division | Surveillance de la qualité de l'eau, Science and Technology Branch | Direction générale des sciences et technologies, Environment and Climate Change Canada | Environnement et Changement Climatique Canada, 2017-present.
7. **Environmental Assessment for Fortera Corporation:** Marianna and Gretna, Florida, Environmental

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compliance monitoring, NPDES permit compliance, Gadsden County, FL, quarterly permit chemical analysis, 2004-present

8. Environmental Assessment for City of Marianna Wastewater Sprayfield: Environmental compliance monitoring, City of Marianna, Marianna, FL, Stream condition index (SCI) sampling and analysis, 2009-present.

Environmental Education Programs

- 1) **Save Our Waters, later known as the TAPP (Think About Personal Pollution)**: 2003-2005, funded by EPA/FDEP, a 319 Grant awarded to the Ochlockonee Soil and Water Conservation District (Dr. McGlynn was the project administrator), a multi-media education program to reduce nonpoint source pollution and soil erosion, for this grant. The primary objective of this public education program is to reduce the amount of nonpoint source pollution entering the rivers, streams, and lakes of the St. Marks River and Ochlockonee River watersheds. The foundation of the multi-media education campaign, aimed at the citizens of Leon, Gadsden, Jefferson, and Wakulla Counties, was to: raise the awareness of the unique geologic and hydrologic features in the St. Marks River and Ochlockonee River Watersheds; advance an understanding of the interaction of the watersheds' soil and water resources; create a sense of "belonging to a special place," thereby promoting a feeling of personal responsibility in caring for the health of the natural systems; educate the public about specific actions they could adopt in their daily lives to improve water quality and reduce soil erosion and nonpoint source pollution; reduce nonpoint source pollution from neighborhood yards impacting water systems in the St. Marks and Ochlockonee River watersheds through a targeted community outreach program. This broad-ranging media campaign was accomplished through: production and implementation of radio "message-ads" with sufficient market coverage to create a recognizable message with "audience anticipation" when aired; production and implementation of television "message-ads" on a variety of cable networks, the three major network affiliates, and local access channels with sufficient market coverage to create a recognizable message with "audience anticipation" when aired; implementation of a marketing and public relations campaign where representatives are interviewed on local talk shows (television and radio), in addition to distributing press kits, press releases, news articles, trade and association articles, newsletter articles, and products to multiple media markets; dissemination of information through an interactive web site in simple, easy to understand language; spreading the message of what each citizen can do to reduce nonpoint source pollution; explaining "how-to" practices in detail; linking other sources and information; informing farmers and timber producers of federal cost-share programs available to aid in soil conservation; broadcasting on-line videos; implementation of outreach programs in cooperation with the two largest citizen-based organizations in Leon County, the Council of Neighborhood Associations (CONA) and Citizens United for Responsible Growth (CURG), targeting community and neighborhood involvement in a comprehensive community outreach program. It is expected that up to twenty-five neighborhoods (with a minimum of fifteen) will participate in workshops. The project will seek to enlist 80% of these neighborhoods in a certification program related to implementation of best management practices (BMP's) that reduce nonpoint sources of pollution.
- 2) **The Killlearn Estates Plantation Educational Outreach grant** (2015-2016) Funded through the Department of Environmental Protection Nonpoint Source Implementation Grant C999451512-0. These outreach efforts focus on the Killlearn Estates Plantation neighborhood, which is located within the City of Tallahassee in Leon County, Florida. The Killlearn Estates Plantation neighborhood surface water bodies are adversely affected from nonpoint source pollution. Stormwater runoff is generated from the uplands surrounding waterbodies including pavements, yards, driveways, and roofs. Efforts to control stormwater pollution in a residential area must begin with individual homeowners. Common individual behavior patterns that generate urban stormwater pollution include inappropriate lawn fertilizing and disposing of





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trash and recyclables; not properly addressing pet-waste, leaf litter and yard clippings; mismanagement of leftover paint and household chemicals; improper applying of pesticides and herbicides, washing cars and changing motor-oil, and improper care of shoreline areas.

The educational outreach effort funded through this grant consisted of:

- Four Focus Groups from the target neighborhood;
- Outreach to local schools with a stormwater drain marker project and education on nonpoint source pollution;
- Installation of 300 storm drain markers from the school project by high school volunteers;
- Six articles on Best Management Practices to reduce nonpoint source pollution published in the Killearn Kloverleaf magazine;
- Design and development of three unique Best Management Practice posters to reduce nonpoint source pollution specially for the Killearn community
- Installation of six message kiosks in the community parks of the Killearn community with the BMP posters.
- Attendance at a community event highlighting efforts of the outreach effort and promoting Best Management Practices residents can use to reduce nonpoint source pollution.
- Post educational outreach survey.

All work was performed in accordance with the outlined parameters of the grant agreement and effectively delivered to the target neighborhood and audience. The tasks of this grant were completed with professional delivery within a compressed delivery time frame that was originally presented as one year and what amounted to less than 5 ½ months of implementation time. The Killearn Estates community and the students involved in this grant all came away with a greater appreciation for the sources of nonpoint source pollution within their immediate areas with knowledge on the steps to abate these types of pollution and recognize the challenges to make positive change in the water quality of the lakes within this community.

Water quality was monitored quarterly since 2009 by the Killearn Homes Association (KHA). McGlynn Laboratories (MLI), the laboratory doing this monitoring for the KHA, had a TMDL Audit completed in March 20, 2006. MLIs standard limnological tests, like chlorophyll, ammonia, nitrite, nitrate, nitrate/nitrite, ortho-phosphate, total kjeldahl nitrogen, total phosphorus and turbidity, were all approved for use in the TMDL program and were found to fulfill the highest data requirements for use on the verified list of Impaired Waters. MLI data has been used in almost every TMDL issued by FDEP in the Ochlockonee/St Marks Basin. Water quality monitoring was conducted during the education period and will continue for at least three years afterwards. The final report will be updated after the monitoring is completed to document the effectiveness of this education initiative.

Environmental Interest Group Positions

1. Wakulla Springs Alliance, current Chair
2. Florida Lake Management Society, current Chapter President, North West Division
3. Florida Water Resources Monitoring Council, current board member
4. McGlynn Laboratories Inc., current Technical Director
5. Friends of Wakulla Springs, current Board of Directors, former President
6. Big Bend Environmental Forum, current Board of Directors
7. Big Bend Sierra Club, former Conservation Chair, former President
8. Ochlocknee River Soil & Water Conservation District, former elected Supervisor
9. Apalachee Audubon Society, former Program Director, former President
10. Blue Print 2000, former Sensitive Lands Committee

Academic Publications

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1. **Two Rivers, The Karst Lakes of Leon County, and the Floridan Aquifer. Water Quality Dynamics in Times of Drought**, by Sean E. McGlynn. Proceedings of the 12th Annual Conference of the Florida Lake Management Society, 2001 Annual Conference, Tallahassee, FL., 5(2001), p. 53.
2. **Interstate Issues Regarding Water Quality in the Ochlockonee River**, by Kevin R. Pope and Sean E. McGlynn. Proceedings of the 12th Annual Conference of the Florida American Lake Management Society, 2001 Annual Conference, Tallahassee, FL., 5(2001), p. 60.
3. **The Ochlockonee River, Ecology and Dynamics in Times of Drought**, by Sean E. McGlynn. Proceedings of the North American Lake Management Society, 2000 Annual Conference, Miami, FL., 11(2000), p.102
4. **The Vertical Migration of Harmful Algal Blooms due to Changes in Aquatic Light Fields and the Resulting Difficulties in Interpreting Chlorophyll *a* Results**, by Sean E. McGlynn. Proceedings of the North American Lake Management Society, 2000 Annual Conference, Miami, FL., 11(2000), p.103
5. **Okeehopee, Disappearing Waters and Karst Lakes**, by Seán E. McGlynn. Proceedings of the Fl. Lake Management Society, 2000 Annual Conference, Key West, FL., 11(2000) pp. 76-87.
6. **Seasonal Growth Responses of Sub-Temperate Estuarine Phytoplankton to Nitrogen and Phosphorus, an Outdoor Microcosm**, by David A. Flemer, R. J. Livingston and S. E. McGlynn. Estuaries. 21 (1) (1998) pp 145-159.
7. **Factors Controlling Sea Grass Development in a Gulf Coastal System, Water/Sediment Quality and Light**, by R. J. Livingston, S. E. McGlynn and X. Niu. Aquatic Botany. 60 (1998) pp 135-159.
8. **Endolithic Microalgae in Granitic Rocks from the Coast of Maine (USA)**, by Seán E. McGlynn and AKSK Prasad, Phycologia. 36 (4), 71 (1997).
9. **Sediment and Plant Interactions, Aquatic PAH Equilibria, a Model**, by S. E. McGlynn and R. J. Livingston. International Journal of Quantum Chemistry. 64 (3), (1997) pp. 271-283.

Professional Publications

1. **Wakulla Spring Dark Water: Causes and Sources, Upper Lake Lafayette and Lake Jackson Dye Studies**, by Seán E. McGlynn and Robert E. Deyle, Wakulla Springs Alliance, January 8, 2018.
2. **Wakulla Spring Dark Water: Causes and Sources, Phase I, Final Report, Draft**, by Seán E. McGlynn and Robert E. Deyle, Wakulla Springs Alliance, February 2017.
3. **Nitrogen Contributions of Karst Seepage into the Upper Floridan Aquifer from Sinking Streams and Sinking Lakes in the Wakulla Springshed**, by Seán E. McGlynn and Robert E. Deyle, Wakulla Springs Alliance, September 30, 2016.
4. **Killearn Lakes, Watershed Management Plan**, prepared for the Killearn Lakes Homes Association, by Seán E. McGlynn, December, 2017.
5. **Lake Tallavana, Watershed Management Program**, prepared for the Lake Tallavana Homes Association, by Seán E. McGlynn, May, 2014.
6. **The Leon County Lakes, 2001 Annual Report**, prepared by Seán McGlynn for the Leon County Board of County Commissioners, September 2001.
7. **Lake Jackson Natural Drawdown and Restoration Efforts**, by Tyler Macmillan and Seán McGlynn, Florida Lake Management Society Newsletter, 2002.
8. **Leon County Lakes Ecology, 2002 Annual Report**, prepared by Seán McGlynn for the Leon County Board of County Commissioners, September 2002.
9. **Leon County Lakes Ecology, 2003 Annual Report**, prepared by Seán McGlynn for the Leon County Board of County Commissioners, November 2003.
10. **Leon County Lakes Ecology, 2004 Annual Report**, prepared by Seán McGlynn for the Leon County Board of County Commissioners, September 2004.
11. **Leon County Lakes Ecology, 2006 Annual Report**, prepared by Seán McGlynn for Leon County, Florida, May, 200





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12. **Choctawhatchee Bay Watershed Water Quality Assessment Report:** by Seán E. McGlynn and others. February 2004.
13. **Woodville Recharge Basin Aquifer Protection Study, Phase 1:** by Seán E. McGlynn. December 2003.
14. **Leon County Lakes Ecology, 2003 Annual Report:** by Seán E. McGlynn. November 2003.
15. **Leon County Lakes Ecology, 2002 Annual Report:** by Seán E. McGlynn. November 2002.
16. **The Leon County Lakes Ecology Project, 9 Year Report:** by Seán E. McGlynn. September 2001.
17. **Surface/Groundwater Assessment, Steelfield Road Landfill, West Bay, Florida:** by Seán E. McGlynn. July 2001.
18. **The Ochlockonee River, Interactions with the Lakes of Leon County, Florida,** by Seán E. McGlynn. September 2000.
19. **The Lester Cove Study,** by Seán E. McGlynn. April 2000.
20. **The Lester Creek Study, Storm Report,** by Seán E. McGlynn. October 1999.
21. **The Sinkhole in Upper Lake Lafayette,** by Seán E. McGlynn, September 1999.
22. **The Lester Creek Study, A Base Flow Report,** by Seán E. McGlynn and Marlane Castellanos. November 1997.
23. **An Interim Report on the Trophic Status of Lake Jackson,** by R. J. Livingston, A. K. S. K. Prasad and S. E. McGlynn. July 1996.
24. **A Comprehensive Quality Assurance Plan for McGlynn Laboratories, Inc.,** by Seán E. McGlynn, August 1997.
25. **A Comprehensive Quality Assurance Plan for the Center for Aquatic Research and Research Management,** by Seán E. McGlynn, October 1994.
26. **A Comprehensive Quality Assurance Plan for Environmental Planning and Analysis, Inc.,** by Seán E. McGlynn, August 1994.
27. **The Ecology of the Choctawhatchee River System,** a report for the North West Florida Water Management District, vol. I, II and III, by R. J. Livingston, J. M. Jimeian, F. Jordan, and S. E. McGlynn.
28. **Intercalibration Study between the Florida Department of Environmental Regulation, Alabama Department of Environmental Management and Environmental Planning and Analysis, Inc.,** by R. J. Livingston, Seán E. McGlynn and Glenn C. Woodsum, Feb. 1990.
29. **Polynuclear Aromatic Hydrocarbons in the Lakes of Leon County: an Interim Report,** by R. J. Livingston and S. E. McGlynn, Nov. 1994.
30. **Preliminary Data Concerning the Distribution of Color in the Perdido Drainage System,** by R. J. Livingston and Seán E. McGlynn, Feb. 1990.
31. **Standard Operating Procedures for the Center for Aquatic Research and Research Management,** (Analytical Protocols for Water Quality Chemistry), by Seán E. McGlynn, Jan. 1994.
32. **Standard Operating Procedures for Environmental Planning and Analysis, Inc.,** (Analytical Protocols for Water Quality Chemistry), by Seán E. McGlynn, Jan. 1994.

Presentations and Workshops

1. **Wakulla Spring, Preserving a Prehistoric Landscape,** by Seán E. McGlynn, Ph.D., Rotary Club Tallahassee, FSU Alumni Center, April 2018
2. **Wakulla Spring Dark Water: Causes and Sources Phase I,** by Seán E. McGlynn, Ph.D., Wakulla Springs Alliance Program, Renaissance Center, Tallahassee, Florida, February 21, 2017.
3. **Sinking Lakes and Streams in the Wakulla Springshed,** by Seán E. McGlynn, Ph.D., 1st Annual Karst Symposium, Florida State University, November 2017.
4. **Wakulla Spring Past and Future,** by Seán E. McGlynn, Ph.D., Audubon Program Meeting, King Life Sciences Building, Florida State University, Tallahassee, Florida, April 2017.
5. **Nitrogen Contributions of Karst Seepage into the Upper Floridan Aquifer from Sinking Streams and Sinking Lakes in the Wakulla Springshed,** Seán E. McGlynn and Robert E. Deyle, Florida Lake





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- Management Society, 28th Annual Technical Convention, Captiva Island, October 2016
 6. **Wakulla Springs**, Florida Springs Institute, 2016 Florida Springs Restoration Summit, Klein Center, College of Central Florida, Ocala, FL, October 2016.
 7. **The Fallschase Aquifer Protection Parcel, Approved For Acquisition and Restoration Council, Florida Forever List**, by Seán E. McGlynn, Ph.D., The Leon County Water Resources Committee, Conference Room, Renaissance Center, Tallahassee Florida, July 17, 2015
 8. **Limpkins, Wetlands and Manatees**, by Seán E. McGlynn, Ph.D., Audubon Program Meeting, Unitarian Universalist Church, Tallahassee, Florida, October 2014.
 9. **Waterlogged Manatees in Wetlands**, by Seán E. McGlynn, Ph.D., Friends of Wakulla Springs Program, San Marcos de Apalache Historic State Park, St. Marks, Florida, November 2014.
 10. **Upper Lake Lafayette Aquifer Protection Parcel, Florida Forever Funding**, by Seán E. McGlynn, Ph.D., Acquisition and Restoration Council (ARC), Conference Rooms A and B, Marjory Stoneman Douglas Building, Florida Department of Environmental Protection, Tallahassee, Florida, August 15, 2014
 11. **Why Water Matters in the Florida Big Bend**, by Seán E. McGlynn, Ph.D., Sierra Club, Program, December 2014.
 12. **Green-Out In the Lakes of Killearn Estates**, by Seán E. McGlynn, Ph.D., City Commission Chambers, Tallahassee, Florida, May 2014.
 13. **Tallavana Homeowners Association, A TMDL Meeting**, Town of Havana City Hall, Havana, Florida, September 19, 2013
 14. **Terrebonne Bay Marsh Creation/Nourishment Project**, by Seán E. McGlynn, Ph.D., Conference Room, Terrebonne Parish Council Office, Houma, Louisiana, January 2011.
 15. **Lake Munson**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Wakulla Spring Basin Working Group, Conference Rooms A and B, Marjory Stoneman Douglas Building, Florida Department of Environmental Protection, Tallahassee, Florida, February 4, 2010.
 16. **Cross Creek Wetlands, Farm Pond and Bridge**, by Seán E. McGlynn, Ph.D., Conference Room, Antique Car Museum, Tallahassee, Florida, May 2009.
 17. **Wakulla Springs and Karst Topology**, by Seán E. McGlynn, Ph.D., Sail High School, September 21, 2009.
 18. **Wakulla Springs Ecology**, by Seán E. McGlynn, Ph.D., Tallahassee Community College, September 10, 2009.
 19. **Lake Munson Symposium**, by Seán E. McGlynn, Ph.D., Leon County Agricultural Center, Tallahassee, Florida, June 26, 2009
 20. **Water Quality, Keep it Clean**, by Seán E. McGlynn, Ph.D., The Sierra Club, United Methodist Church, Tallahassee, Florida, August 18, 2008
 21. **Tallavana Homeowners Association, Lake Committee**, Town of Havana City Hall, Havana, Florida, June 29, 2008
 22. **The Friends of Lake Talquin**, by Seán E. McGlynn, Ph.D., November 5, 2007
 23. **Woodville Recharge Basin Aquifer Protection Study**, by Seán E. McGlynn, Ph.D., 18th Annual Florida Lake Management Society, Conference & the North American Lake Management Society Southeast Regional Conference, Naples, Florida June 2007.
 24. **Verdura Plantation, A Lost Tallahassee Landmark and a little-known historic site of the grandest scale**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, January 2007.
 25. **The St. Andrew Bay Watershed Stormwater Management Plan, Collection, Organization, Options and Prioritization (CO-OP) Project**, by Seán E. McGlynn, Ph.D., for the St. Andrew Bay Environmental Study Team (BEST), Parker City Hall, Panama City, FL, January 2007.
 26. **Troubled Waters & Wakulla County**, by Seán E. McGlynn, Ph.D., Wakulla Sea Cow, The Lodge at Wakulla Springs, Wakulla Springs,, Florida, February 2005.
 27. **The Ochlockonee River**, by Seán E. McGlynn, Ph.D., Cairo Rotary Club, Cairo Georgia, October, 2005.





28. **Save our Sinks, Woodville Recharge Basin**, by Seán E. McGlynn, Ph.D., Woodville Community Center, Live Oak Room, Woodville, Florida, March 2004.
29. **The Ochlockonee River**, by Seán E. McGlynn, Ph.D., Wakulla County Commission, Crawfordville, Florida, August, 2004.
30. **Think About Personal Pollution, TAPP, A Campaign of the Ochlockonee River Soil and Water Conservation District**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, August 2004.
31. **Lake Jackson TMDL**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, November, 2003
32. **Two Rivers, Karst Lakes and the Floridan Aquifer, Part 1, The St. Marks Basin**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, March 2004.
33. **Two Rivers, Karst Lakes and the Floridan Aquifer, Part 2, The Ochlockonee Basin**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, March 2004.
34. **The Karst Lakes of Leon County**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, January 2004.
35. **The Ochlockonee River**, by Seán E. McGlynn, Ph.D., Leon County Commission, Crawfordville, Florida, April, 2003.
36. **Choctawhatchee Bay Water Quality And Nutrient Loading Assessment**, by Seán E. McGlynn, Ph.D., for the Choctawhatchee Basin Alliance, Okaloosa Walton Community College, Mattie Kelly Arts Foundation, Destin. Florida, April 2002.
37. **Lake Jackson, Natural Drawdown and Restoration**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, November 2002.
38. **Lake Jackson, a karst lake in Leon County**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, April 2002.
39. **Between Two Rivers, the Karst Lakes of Leon County, and the Floridan Aquifer**, by Seán E. McGlynn, Ph.D., Leon County Courthouse, Tallahassee, Florida, May 2001.
40. **Woodville Recharge Water Quality & Karst Topography**, by Seán E. McGlynn, Ph.D., American Water Resources Association (AWRA), Sandestin, Destin, Florida, March 2000.
41. **Characterization of Algal Blooms: Chlorophylls and Other Means of Algal Identification**: by Seán E. McGlynn, Florida Lake Management Society, 2001 Annual Conference, Tallahassee, FL., 2001.
42. **Measurement of Phytoplankton in Environmental Water**: by Seán E. McGlynn and John McDonald, YSI. North American Lake Management Society, 2000 Annual Conference, Miami, FL., 2000.

Grants

1. **Wakulla Spring - Dark Water: Causes and Sources Phase I.** Grant to Wakulla Springs Alliance, written by McGlynn Laboratories, Inc., funded by the Fish and Wildlife Foundation of Florida, Inc. through the Protect Florida Springs Tag Grant Program.
Protect Florida Springs Tag Grant Project, PFS #1516-05.
Sept 30, 2016 - July 1, 2017

Project Description: The Upper Wakulla River (WBID 1006) is impaired for nitrate; the TMDL has set a target concentration of 0.35 mg/L as a monthly average. This goal represents a 56.2% reduction from the time of assessment. While data from this project show an average nitrate concentration of 0.4 mg/L, Wakulla Springs is nearing its nutrient reduction goal set by the TMDL. Wakulla Springs has also lost its crystalline clarity. Its invisible water has been its hallmark. Glass bottom boats no longer ply the waters of Wakulla Springs. For the past 20 years water has rarely been clear enough to see the caverns which lie beneath 50 to 90 feet of spring water.

We analyzed daily samples from the Wakulla Springs boat dock: for three parameters, brown tannins (true color, PtCo units with a 10 cm cuvette, to increase accuracy with a full wavelength absorbance scan, 400 – 1000





nm); specific conductance (uS); and nitrate (mg/L). We conducted weekly sampling from a boat at the spring boil for these parameters, as well as transmittance of photosynthetically active radiation (PAR) light and its absorbance at each wavelength of the PAR/visible light spectrum. We also analyzed these samples for the two most likely causes of dark water: brown tannins (measured as true color) and green chlorophylls (measured as corrected chlorophyll a and phaeophytin, a degraded form of chlorophyll). This enabled us to calculate the PAR depth limit, the depth at which plant growth is limited by available light. We also measured Secchi disk visibility.

We conducted light and dark event sampling on eight occasions (4 light and 4 dark events) during periods when the water at Wakulla Springs was relatively clear and obviously dark to construct "optical fingerprints" of the springhead and the major karst feature sources of inflow: the sinking lakes and sinks - Bradford Brook Chain of Lakes, Lake Iamonia, Lake Jackson, Upper Lake Lafayette, Lake Miccosukee, Lake Munson, and Cheryl Sink, and the sinking streams - Black Creek, Fisher Creek, Jump Creek, Lost Creek, and Mill Creek. For these events we analyzed samples for true color, corrected chlorophyll a, and phaeophytin from the Wakulla Springs boil and each of the karst sources. We also conducted light absorbance scans of filtered water from the karst sources and PAR transmittance analyses at the spring boil in a 10 cm cuvette for 400 – 1000 nm). We calculated loadings of tannins (true color), chlorophyll a, and phaeophytin to the ground water from the sinking streams and lakes to assess the likely relative importance of these different sources to the dark water conditions at the spring.

This Dark Water investigation demonstrated for the first time that the "green dark water" conditions that have been experienced at Wakulla Spring since the late 1990s are caused by chlorophyll and phaeophytin. It also documented for the first time the effects of the dynamics of the inter-connected Wakulla Springs and Spring Creek Spring complex hydrologic system on "brown dark water" conditions at the spring.

2. **Wakulla Springs Dark Water: Causes and Sources, Phase II.** Grant to Wakulla Springs Alliance, written by McGlynn Laboratories, Inc. , funded by the Fish and Wildlife Foundation of Florida, Inc. through the Protect Florida Springs Tag Grant Program.

Protect Florida Springs Tag Grant Project, PFS 1617-08.

July 1, 2017 to January 1, 2019.

This study examines both the chemical constituents and the optical parameters impacting the waters of Wakulla Springs. The depth of the spring, possibly the deepest spring in the world, allows a small amount of impurity to have a huge effect on water clarity. This project will focus on the optical properties, utilizing the most inclusive type of investigative methods available: in situ spectral radiometric analysis and high resolution spectroscopy. We will characterize the source of these contaminants, the water entering our karst aquifer from the land surface through karst features common in the springshed: sinkholes, sinking streams and sinking lakes. This study seeks to determine the causes and sources of the "dark/light" conditions which hamper visibility at Wakulla Springs. We hope this study will help identify management strategies to mitigate the problem.

MLI continued training and data entry into the new data storage system, WIN that replaced STORET. We sequenced DNA on the organic matter from samples in Wakulla Springs to trace the origin of these components of the spring water. We do not have all the results of this analysis yet.

We completed 3 dye studies to Wakulla Springs: 2 from the Fallschase Sink in Upper Lake Lafayette (16.2 miles); and one Porter Hole Sink in Lake Jackson (20.4 miles). All of these dye studies that Wakulla Springs receives most of the seepage from these karst lakes. We will attempt a dye study in Lake Iamonia Sink (29.0 miles). We will complete examining the plankton and detritus collected in the sinking lakes and in the conduits and spring boil at Wakulla Springs for DNA (sequencing by Florida Agricultural and Mechanical University), dissolved organic matter constituents (mass spec analysis at the National High Magnetic laboratory), phytoplankton taxonomy and chlorophylls as well as specific conductance, true color, and color scans.

Our Dark Water Phase II Project, for which data collection and analysis has documented for the first time a hydrologic connection between one of the three suspected sources of the chlorophyll and phaeophytin responsible for the "green dark water" conditions at the spring - Lake Lafayette and Lake Jackson to Wakulla





Springs. Previous dye trace studies had already established such a connection with Lake Munson. We will complete another dye study from Lake Iamonia before the end of the project. Twelve months of Phase II sampling of water quality in the cavern complex that feeds Wakulla Spring also has proven that virtually all of the chlorophyll and phaeophytin responsible for the "green dark water" conditions in the spring originate from outside of the spring itself. Our strategy for sampling environmental DNA will enable us to pinpoint the source(s) of the chlorophyll and phaeophytin. Extension of that effort through Phase III with the proposed should generate sufficient information to enable us to make definitive conclusions about those sources.

Additional analysis of the Wakulla Springs-Spring Creek Springs complex during Phase II has revealed that the dynamics of the system are more variable than we first thought. Collecting and analyzing data for another 17 months, along with using newly-acquired Doppler rainfall data from the Northwest Florida Water Management District, should provide a more robust data set that will enable us to better explain when and why the Spring Creek Springs complex flow stops and/or reverses causing increased flows of tannic "brown dark water" to Wakulla Spring.

- 3. Wakulla Spring Dark Water: Pinpointed Causes and Sources, Phase III.** Grant to Wakulla Springs Alliance, written by McGlynn Laboratories, Inc. , funded by the Fish and Wildlife Foundation of Florida, Inc. through the Protect Florida Springs Tag Grant Program. Protect Florida Springs Tag Grant Project, PFS 1617-09. January 1, 2019 – June 30, 2020.

We will again: collect daily grab samples at Spring Creek and analyze for specific conductance for 17 months; daily stage readings at Fallschase Sink/Upper Lake Lafayette for 17 months; daily collection, color scan, and analyses of true color, specific conductance, and nitrates from the Wakulla Springs boil (includes in-kind services by Wakulla Spring State Park to collect samples and by McGlynn Laboratories, Inc. to conduct analyses). We will continue to: conduct weekly analyses of true color, specific conductance, and chlorophyll, plus color scans, and spectralradiometric absorbance scans at the Wakulla Springs boil; weekly analyses of true color, specific conductance, and chlorophyll, plus color scans, for samples from the Cathedral Room (L well). In addition we will conduct sampling and analyses for 4 "green dark water" events at five sample sites: Wakulla Spring boil, L well, and lakes Jackson, Lafayette, and Munson for true color, specific conductance, and chlorophyll, plus color scans. We will collect algal taxonomic analyses of samples for 4 "green dark water" events; gen DNA sequencing analysis for 4 "green dark water events" (includes \$8,700 of in-kind services from Drs. Richard Long and Thomas Sawicki for sample collection and preparation and data analysis and interpretation); and enter water quality data into Florida Watershed Information Network (WIN) system. All this will be summarized and interpreted in a final report

- 4. Killearn Estates Plantation Total Maximum Daily Load Study (TMDL, 2007 – current).** This includes water quality monitoring, invasive exotic aquatic plant control and habitat restoration funded by the HOA. This is a highly impacted urban karst Chain of Lakes in the City of Tallahassee. It is a significant recharge area in the middle of the Wakulla Springshed. This area was the original Quail Plantation where Herbert L. Stoddard developed a method of forest management by fire ecology. Stoddard went on to found Tall Timbers Research Station (TTRS), the birthplace of modern 'Fire Ecology.' Residents of this community include a legendary football coach, Bobby Bowden and the distinguished Nobel Laureate, Sir Harry Kroto and well as 25,000 other souls. A Chain-of-lakes has very poor quality. Two of the lakes are listed as 'verified impaired.' In this ongoing project Killearn has entered into a cooperative 4E TMDL agreement with the City of Tallahassee to fully restore the Killearn Chain of Lakes.
- 5. Lake Tallavana, Total Maximum Daily Load Study (TMDL, 2007 – current).** This includes TMDL quarterly monitoring, invasive exotic aquatic plant control, habitat restoration and expert witness funded by the HOA. This rural Gadsden County, lake is surrounded by a quaint residential community and agricultural nurseries. The residents call their community a 'Nature Preserve.' However their lake has poor water quality and it is 'verified impaired' for nutrients within the TMDL program. The poor water quality is caused by two very large commercial plant nurseries in the watershed, right upstream on Hurricane Creek. These multimillion





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dollar nurseries are continuously irrigating their crops, and plan to convert to medical marijuana cultivation. Their continuous irrigation sends bountiful amounts of nutrient rich water into Lake Tallavana, which is always full. However the nurseries water is a mixture of fertilizers, herbicides and pesticides. The high nutrients in the waters cause the explosive growth of nuisance plants in Lake Tallavana. The lake is frequently covered with hyacinth, salvinia, and lyngbia and its water is green with microalgae. MLI monitors water quality. MLI is responsible for controlling these vegetative blooms. MLI has installed aerators in the lake to preserve the fish population through periodic low dissolved oxygen events. MLI has designed and implemented a shoreline restoration project to minimize erosion. FDEP verified the impairment and is considering a restoration MLI has designed with Best Management Practice (BMP) implementation for the nurseries to lower the nutrient load entering Lake Tallavana. This includes stream restoration along Hurricane Creek, and the construction of a filter marsh to absorb the nutrients before they get to the lake. Lake Tallavana with an almost 80% required reduction in nutrients has the largest reduction mandated in Florida.

6. **The Ecology of the Lakes of Leon County Lakes:** (since May 1998-2006). Lake protection program, funded by the Leon County Commission. This study monitors nutrients, physical properties, macrophytes and phytoplankton in 14 lakes in Leon County Florida. The major goal of the study is to assess the trophic status and identify sources of pollution of these lakes.
7. **The Woodville Recharge Basin Aquifer Protection Study:** funded by the Leon County Board of County Commissioners (beginning February 2003) for 18 months to assess permeability of the Floridan Aquifer as it passes through the Karst Topography underlying the Woodville region. This is part of the springshed of Wakulla Springs (1st order magnitude). A major goal of the study is to assess sources of nitrate loading, which has increased dramatically.
8. **The Choctawhatchee Bay Watershed Water Quality Assessment:** funded by the Choctawhatchee Basin Alliance, examines nutrient loading in this outstanding Florida waterbody as development pressures increase in its rapidly developing basin. The first year of the study examines Boggy and Hogtown Bayous.
9. **Lake Lafayette Watershed Study:** funded by the Leon County Board of County Commissioners. Monitoring and Trophic assessment of Lake Lafayette in Leon County Florida. Modeling restoration scenarios and stormwater/groundwater inputs.
10. **Lake Martin Restoration:** funded by the Bay County Commission, July-August, 2002. Monitoring and assessment of the sediment quality prior to sediment removal to prioritize and categorize dioxin, petroleum hydrocarbon and heavy metal contamination.
11. **St. James Bay Study:** funded by Biological Research Associates. Monitoring in Franklin County for Pesticides, Heavy Metals and Nutrients, assessing impacts from a proposed resort community.
12. **Ochlockonee River Interactions with Lakes Iamonia:** funded by the Leon County Board of County Commissioners, October, 2000 through September 2001. As a result of recent findings regarding hypereutrophic conditions in Lake Talquin, and subsequent sampling in the State of Georgia, we are performing additional sampling to differentiate between point source and non-point source loadings of pollutants to Leon County, Florida. Agricultural runoff, is a major component of Non-Point Source Loading, additional sampling includes, physical chemistry, nutrients, metals, demands and pesticides.
13. **Ochlockonee River Bacteriological Sampling:** funded by the Leon County Board of County Commissioners, October 2000 through September 2001. This is additional sampling on the Ochlockonee River concerning human health risks associated with sewage spills in Georgia involves discrete samplings taken approximately 7 days apart over a period of two and a half months, to be analyzed for conductivity, chlorides, total and fecal coliforms, *Escherichia coli* and *Enterococcus*.
14. **Lester Creek Stormwater Study, Phase II:** funded by Tall Timbers Research Station, Fall 1997-Spring 1998, A Storm Water Loading Study including Lester Creek and the Killlearn Chain of Lakes.
15. **Isolated Wetland Monitoring Program:** funded by the South Florida Water Management District. Fall, 1996, An annotated inventory of Vascular Plants with reference to hydrologic requirements.





Watershed Analysis and other Misc. Projects:

1. Champion International Project: Monthly monitoring of nutrients and other water quality parameters from surface waters and shallow wells with an emphasis on oxygen demands, Biochemical Oxygen Demands (BOD), ultimate BOD (uBOD), and Sediment Oxygen Demand (SOD). Purpose, gather data for the modeling of Escambia Bay for a proposed pipeline. 1986 - 2000.
2. The Choctawhatchee Bay Watershed Water Quality Assessment: funded by the Choctawhatchee basin alliance, examines nutrient loading in this outstanding Florida waterbody as development pressures increase in its rapidly developing basin. The first year of the study examines Boggy and Hogtown Bayous. 1986 - 2000.
3. Rayonier Project: Monthly monitoring of nutrients and other water quality parameters with an emphasis on the toxicity of effluent on marine phytoplankton using insitu mesocosms. Purpose, to determine the effects of Rayonier's effluent on the ecosystem. 1986 - 2000.
4. Buckeye Cellulose Project: Monthly monitoring of nutrients and other water quality parameters with an emphasis on Submerged Aquatic Vegetation (SAV). Purpose, gather data for the modeling of Apalachee Bay for a proposed pipeline. 1986 - 2000.
5. Lester Creek Study, Tall Timbers Research Station, Leon County, FL, Administrated and managed a comprehensive analysis nutrient loading into Lake Iamonia from the Lester Creek drainage basin, 1997.
6. Champion International Study, URS Corp, Pensacola, Administrated and managed monitoring of nutrients and other water quality parameters to gather data for the modeling of Escambia Bay, 1997.
7. Escambia River Copper Study, Solutia International, URS Corp, Pensacola, FL, Administrated and managed monitoring discharge of copper into the Escambia River, 1998.
8. Isolated Wetland Monitoring Project, South Florida Water Management District, South Florida, Administrated and managed an annotated inventory of Vascular Plants to determine the water stress in these isolated wetlands, 1996.
9. Lake Ecology Survey Leon County, Leon County, FL, Administrated and managed water quality monitoring in ten Leon County lakes and the Ochlocknee River, 1998-2006.
10. Lake Tallavana Shoreline Restoration, Lake Tallavana HOA, Gadsden County, FL, Permitted, administrated and managed a privately funded lake wide shore-line restoration and other habitat enhancement project, 2000-2010.
11. Ochlocknee River's Interactions with Lakes Iamonia and Talquin Leon County, Leon County, FL, Administrated and managed Sampling to differentiate loadings of pollutants from Georgia and developing a video to communicate results, 2000-2001.
12. Maclay Gardens State Park Bacteria Monitoring, Maclay Gardens State Park, Leon County, FL, Bacterial Analysis for swimming area in lake, 2000-2006.
13. Lake Lafayette Watershed Study, Leon County, Leon County, FL, Administrated and managed sub-contractor role under Environmental Research and Design responsible for Sampling and analyzing Lake Lafayette and taking flow measurements, 2001-2004.
14. St. James Bay Quarterly Monitoring, Audubon Golf Course, Biological Research Associates, Franklin County, Florida, Administrated and managed ground water and surface water sampling around the gulf course for regulatory purposes, 2001-2006.
15. Steelfield Landfill, CDM, Panama City, FL, Leachate impact analysis on Otter Creek, 2001-2006
16. Chlorophyll a, STL Laboratories, Florida Statewide, Administrated and managed analysis of chlorophyll a on samples provided by customers 2001-2007.
17. Louisiana Joint Public Notice, administering coastal zone permitting, Louisiana DNR, Louisiana, Statewide Administrated and managed two outsourced positions within the Louisiana Department of Natural Resources Coastal Regulations Division, to review, process, plot and map all applications for Coastal Zone permits in Louisiana, 2002-2010.





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18. Apalachicola Dam, US Fish and Wildlife, Franklin County, FL, Sediment Toxicity Assessment, 2003.
19. Three Rivers RC&D, US Fish and Wildlife, Franklin County, FL, Toxics analysis in Fish, 2003.
20. Choctawhatchee Bay Watershed Water Quality Analysis, BDI, Destin, FL, Intensive study of water quality in Choctawhatchee Bay with management plan development, 2003-2004.
21. Woodville Recharge Basin Aquifer Protection Study, Leon County, FL, Administrated and managed a comprehensive study of surface and ground water, interaction within the Woodville Recharge Basin including the creation of a model and recommendations for future land use in the area, 2003-2007.
22. Analysis of archeological Soils from Texas, Native American Period, FSU Dpartment of Anthropology, Big Sandy, Texas, Anthropological analysis of human habitation with Soil nutrients, 2004.
23. Analysis of archeological Soils from Hungary, Roman Period, FSU Dpartment of Anthropology, Roman Site in Hungary, Anthropological analysis of human habitation with Soil nutrients, 2004.
24. Dickerson Bay Watershed Water Quality Analysis, Gulf Specimens Research, Panacea, FL, Intensive study of water quality in Dickerson Bay, 2004.
25. Smith Lake Dredging Florida Fish and Wildlife, Washington County, FL, Permit and Wildlife Habitat Restoration Monitoring, 2004.
26. Killearn Lakes Restoration, Florida Forever grant, funded by the NFWFMD and Leon County, Killearn Lakes Plantation HOA, Leon County, FL, Permitted, administrated and managed Florida Forever Grant for lake habitat restoration including a lake wide shore-line restoration projects, 2004-2010.
27. Pensacola I-10 Bridge Reconstruction, Seagrass Assessment for permit, Parsons Brinckerhoff Quade & Douglas, Inc. , Escambia County, FL, Mapped sea grass density and taxonomic identification of species present for the permit to reconstruct the bridge after Hurricane Ivan, 2005.
28. Pensacola I-10 Bridge Reconstruction, Sediment Pollutant Analysis for permit , Parsons Brinckerhoff Quade & Douglas, Inc. , Escambia County, FL, Sampled and analyzed sediments for organics, pesticides and heavy metal pollutants due to possible resuspension of pollutants during for the permit to reconstruct the bridge after Hurricane Ivan, 2005.
29. Twin Lakes, Twin Lakes HOA, Destin, FL, Lake Ecology Report, 2005-2006.
30. Chapman Pond Study City of Tallahassee, Leon County. FL, Chemical Analysis and biological assessment of Chapman Pond, 2006.
31. Ice Bacteria, Panacea Ice House, Wakulla County, FL, Analysis of bacteria in ice for commercial use, 2006.
32. Cross Creek Wetland Delimitation Property, Creech Engineering, Leon County, FL, Determination of wetlands on site, 2006.
33. Sensitivity analysis of alcohol monitoring bracelet, Don Pumphrey Law, Tallahassee, FL, Sensitivity analysis of alcohol monitoring bracelet, 2006.
34. Wakulla Beach Sediment Study, Gulf Specimens Research, Panacea, FL, Chemical analysis and characterization of muck deposits that washed up on Wakulla Beach, 2006.
35. KS Mill, US Fish and Wildlife, Panama City, FL, Sediment Toxicity Assessment, 2006.
36. St Joe Pond Restoration, Florida Fish and Wildlife, ST Joe, FL, Sampling and Assessment, 2007.
37. Expert Witness, Lake Munson TMDL, Leon County, Tallahassee, FL, Testimony and Opinion regarding pollution reduction in the basin by the TMDL program, FDEP, 2008.
38. Expert Witness, Houma Case Assessment, McGlynn and Glisson Law Firm, Baton Rouge, LA, Testimony and Opinion regarding illegally placed cables across shipping channels, 2008.
39. Sediment Chlorophyll Survey, St. Johns Water Management District, Palatka, FL, Analysis of benthic chlorophyll samples, 2008.
40. Munson Slough Realignment, Tallahassee, ST Joe, FL, Permitting and project management, 2009-2010.
41. Big Redfish Lake Aerial Photography Survey, Santa Rosa Beach, Florida, Walton County, Big Redfish Lake Aerial Photography Survey of outlet configuration and changes over the decades, 2009.
42. Lake Arrowhead Assessment, Killearn Lakes Plantation HOA, Tallahassee, FL, An assessment of impacts





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43. Tchefunkta River Study, Colonial Properties Covington, LA, An assessment of impacts to the river, 2009.
 44. Wellman Pond Exotics Control, Leon County, FL, Tallahassee, FL, Removal and control of invasive exotic apple snails, 2009.
 45. Manatee Springs Study, Florida Department of Health and FSU, Suwannee, FL, An assessment and analysis of nitrogen loading to the springs due to septic tank input and the effects of high performance septic systems in the area, 2009-2010.
 46. Panama City International Airport, Panama City, Florida, chlorine monitoring, 2010.
 47. Field Analytical Monitoring, Beaches International Airport, Phoenix Construction Services, Panama City, Florida, Field Analytical Monitoring, Total Residual Chlorine, 2010.
 48. Lake Management for Lake Tallavana, Tallavana HOA, Gadsden County, FL, Administrated and managed lake management including a lake wide shore-line restoration projects, 2004-Present.
 49. Ardaman and Associates, Ardaman, Tallahassee, FL, Well water quality sampling, 2004-Present.
 50. Cross Creek Wetland and Lake Restoration, DeVoe Moore, Leon County, FL, Permit compliance management plan for aquatic resources (ag) , 2006-present.
 51. Gadsden County Environmental Consulting, Gadsden County, FL, Quincy, FL, Grant writing and environmental consulting services, 2008-2010.
 52. Bay County Wetlands Bay County, Panama City, FL, Wetland Assessment, plant and macroinvertebrate surveys, 2008-present.
 53. Pittman Hill Sprayfield Well Monitoring, City of Marianna, Marianna, FL, Well sampling and analysis, 2009-present.
 54. St Joe Port Revitalization, St. Joe Port Authority, St Joe, FL, Pollutant and macrinvertebrate sampling and assessment, 2009-present.
 55. Lake Tallavana TMDL sampling, Tallavana HOA, Havana, FL, TMDL Water Quality Sampling and assessment, 2008-present.
 56. Killearn Estates TMDL sampling, Killearn Estates HOA, Tallahassee, FL, TMDL, Water Quality Sampling and assessment, 2008-present.
 57. Research at Wakulla Spring. Dark Water: Causes and Sources, Phase I, II and III, Water quality sampling, dye trace studies, SAV transplant, spectral radiometry and secchi. 2016-present.
 58. Lake Management for Lake Tallavana: Environmental Consultant, Gadsden County, FL, lake management including a lake wide shore-line restoration, TMDL Water Quality Sampling and assessment, 2004-Present.
 59. Lake Management for Killearn Estates: Environmental Consultant, Killearn Estates HOA, Tallahassee, FL, TMDL Water Quality Sampling and assessment, 2008-present.
 60. Analysis of Chlorophylls: we are contracted to run all the chlorophyll analysis for Greenwater Laboratories, formerly Cyanolabs, 2007-present.
 61. Environmental Assessment for Lake Powell Environmental Consultant, Bay County, FL. Sediment, ground water and surface water sampling and assessment, 2004-present.
 62. Climate Change Study: phycocyanin analysys for Environmental Scientist | Spécialiste de l'environnement, Great Lakes Surveillance| Surveillance des Grands Lacs, Water Quality Monitoring and Surveillance Division | Surveillance de la qualité de l'eau, Science and Technology Branch | Direction générale des sciences et technologies, Environment and Climate Change Canada | Environnement et Changement Climatique Canada, 2017-present.
 63. Environmental Assessment for Fortera Corporation: Marianna and Gretna, Florida, Environmental Compliance Monitoring, NPDES Permit Compliance, Gadsden County, FL, Quarterly Permit Chemical Analysis, 2004-present
 64. Environmental Assessment for City of Marianna Wastewater Sprayfield: Environmental Compliance Monitoring, City of Marianna, Marianna, FL, Stream condition index (SCI) sampling and analysis, 2009-present





65. Environmental Assessment for Lake Powell Environmental Consultant, Bay County, FL. Sediment, ground water and surface water sampling and assessment, 2004-present.
66. Couch Aggregates, Surface water quality assessment Panama City FL, 2016.
67. Water Quality Assessment for Inlet Preserve, Bay County Property, Panama City, Florida, 2016.
68. Watson Landings, Water Quality Assessment, Bay County, Florida. 2017.

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2. Hobbs Marina, Garlick Environmental Assoc., Inc. , Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2004.
3. Landmark Condominiums, Biological Research Associates, Panama City, FL, Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2004.
4. St. Andrews Bay Yacht Club, Commodore Crooks, Panama City, Florida, 2004.
5. Panama City Municipal Docks, Panama City, FL, Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2002.
6. Blue Harbor Townhomes, Biological Resource Associates, Panama City, FL, Diel Oxygen Demand, 2004.
7. Greenwood Estates, Garlick Environmental Assoc., Inc. , Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2004.
8. Fannin Bayou Development, Ecological Resource Associates, Lynn Haven, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
9. Osceola Condominiums, Emerald Coast Design Build, Destin Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
10. Vera Cruz Condominiums, Emerald Coast Design Build, Destin Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
11. Intercoastal Condominiums, Emerald Coast Design Build, Destin Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
12. Coastal Breeze Condominiums, Emerald Coast Design Build, Destin Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
13. Creek Stone Multi Slip Dock and Marina, Environmental Resource Consultants, Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
14. Seclusion Bay, Garlick Environmental Assoc., Inc. , Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
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17. G&S Boat Yard, Garlick Environmental Assoc., Inc. , Freeport, Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit 2005.
18. Meritage Condominiums, Garlick Environmental Assoc., Inc. , Destin Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
19. Summer Breeze Condominiums, Emerald Coast Design Build, Destin Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.
20. Bay Point Marina, Multi Slip Dock and Marina permit, Garlick Environmental Assoc., Inc. , Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2005.





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21. Beatty Bayou, Eco Consulting Group, LLC, Lynn Haven, Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, dredge restoration, 2005.
22. Crawford Marina, Kenneth L. Echternacht, Ochlockonee Bay, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2006.
23. Kapes Bayou Marina Development, Phoenix Environmental Group Carabelle, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2006.
24. Eastern Shipbuilding Multi Slip Dock and Marina, Environmental Resource Consultants, Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2006.
25. Peach Creek Development, Tetra Tech, Grayton Beach, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2006.
26. Bay View Marina, Ecological Resources Consultants, Inc. , Downtown Panama City, Bay County, Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2006.
27. St Joe Pond Dredging Florida Fish and Wildlife, St. Joe, FL, Permit and Habitat Restoration Monitoring, 2006.
28. Smith, Inc. Marina, Garlick Environmental Assoc., Inc. , St. Andrew Bay, Panama City Beach, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2007.
29. Grand Lagoon Point Subdivision, C-IV Ventures, pier expansion, Garlick Environmental Assoc., Inc. , St. Andrew Bay, Panama City Beach, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2007.
30. Russ Smith Boat Slip, Garlick Environmental Assoc., Inc., Beatty Bayou, Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2008.
31. Martin Marina, Tetrattech, LaGrange Bayou, Freeport, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2008.
32. Great Southern Riverwalk, Eco Consulting Group, LaGrange Bayou, Freeport, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2008.
33. Bayou Point Villas Marina, Eco Consulting Group, Panama City, Bay County, Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2008.
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37. Magnolia Springs Marina on Mill Bayou, Eco Consulting Group, Panama City, Bay County, Florida, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2008.
38. Rainbow Restaurants, Inc., Hydrographics, wter and sediment quality assessment, North Lagoon Drive, Panama City Beach, Florida, 2008.
39. Old Pass Lagoon Hydrographics and Water Quality Assessment, Rainbow Restaurant, Panama City, FL, Hydrographics and Water Quality Assessment, with intense analysis of Copper, 2008.
40. Peace River Island, Dredge America, Port Charlotte, FL, Hydrographic Assessment for FDEP Multislip Dock and Marina Permit, 2009.
41. Latitude 85 Project, Intercoastal Enterprises LLC, Garlick Environmental Assoc., Inc. , Intercoastal





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42. Longpoint I, Condominium Association Inc., Panama City, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit, 2009.
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 44. Rainbow Restaurants, Inc., commercial slips on Grand Lagoon, Adrus Pender, Panama City Beach, Florida, Hydrographic and Chemical Analysis of water for FDEP Multislip Dock and Marina Permit, 2009
 45. Tom Stein's Marina, Seaside Community Development Corp. 2010.
 46. Santa Rosa Beach, FL Hydrographic Assessment for FDEP Multislip Dock and Marina Permit, 2010
 47. West Bay Docks, Garlick Environmental Assoc., Inc. , B.V. Buchanan Bridge, near Lynn Haven, Bay County, FL, Hydrographic and Chemical Analysis of sediments and water for FDEP Multislip Dock and Marina Permit 2010.
 48. Palatka Riverfront Park, St Johns R.iver, Dredging & Marine Consultants, LLC, Palatka , St Johns River, Hydrographic Assessment for FDEP Multislip Dock and Marina Permit, 2010.
 49. Massalina Bayou, Panama City, Florida, Hydrographics and Water Quality Reports, 2013.
 50. Gulf Marina on Watsons Bayou, Hydrographic and analytical water quality study, Bay County, FL, 2013.
 51. Carl Gray Park Dredging Project, Hydrographic Study, Bay County, Panama City, FL, 2015.
 52. Tidewater Creek Project, Hydrographic and Water Quality Assessment, North Lagoon, Partners, Grand Lagoon, Bay County, Florida, 2017.
 53. Adventures at Sea Marina, Dock Improvements, Hydrographic and water quality assessment, Panama City Beach, Florida, 2016.
 54. Warren Hitt Dock, Beatty Bayou, Hydrographic, sediment and water quality Assessment, North Bay, Lynn Haven, Florida, 2017.
 55. Hentz Lake, Water, sediment and algae assessment, Panama City, Florida. 2016-2018.

Ground Water Quality Projects:

1. Newman's Auto Air, Winchester Brothers Contracting, 943 Apalachee Parkway, 2002.
2. Ardaman Yard, Ardaman & Associates, Tallahassee, FL, Permit Compliance Monitoring, 2004-2006.
3. GT-Com, Ardaman & Associates, Perry, FL, Petroleum Remediation Monitoring, 2004-2006.
4. Former Mc Arthur Dairy, Ardaman & Associates, Tallahassee, FL, Petroleum Remediation Monitoring, 2004-2005.
5. Former Gretna Landfill, Ardaman & Associates, Gadsden County, FL, Permit Compliance Monitoring, 2004-2006.
6. Chucks Auto, Ardaman & Associates, Tallahassee, FL, Petroleum Remediation Monitoring, 2004-2006.
7. PFG Thomasville, Ardaman & Associates, Thomas County, GA, Permit Compliance Monitoring, 2004-2006.
8. FRF Dry Cleaners, Ardaman & Associates, Thomas County, GA, Permit Compliance Monitoring, 2004-2006.
9. Newman's Auto Air, Ardaman & Associates, Leon County, FL, Petroleum Remediation Monitoring, 2003-2005.
10. Summercamp Waste Water Sprayfield, Ardaman & Associates, Franklin County, FL, Permit Compliance Monitoring, 2006.
11. Well Monitoring, Stich, Leon County. FL, Chemical Analysis of Ground Water, 2006.
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13. Perry LAS, Ardaman & Associates, Taylor County, FL, Permit Compliance Monitoring, 2006.
14. Welaunee Toe West Wells (Dove pond), Ardaman & Associates, Leon County, FL, Sampling and analysis of six monitoring wells and one surface water station, 2008.





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15. FSU, Wildwood Building, Ardaman & Associates, Florida State University, Tallahassee, FL. , Sampling and analysis of monitoring wells, 2008-2009.
16. Plantation Park Mitigation Area, Eco Consulting Group, Bay County. FL, Groundwater flow determination and wetland hydrological investigation, 2009.
17. Lake Jackson Convenience Store, Ardaman & Associates, Tallahassee, FL, Sampling and analysis of monitoring wells, 2009.
18. FSU, Tennis Courts, Ardaman & Associates, Florida State University, Tallahassee, FL, Sampling and analysis of monitoring wells, 2009.
19. Pittman Hill Sprayfield Well Monitoring, City of Marianna, Marianna, FL, Well sampling and analysis, 2009-present.
20. Automobile Dealership, Ardaman & Associates, Tallahassee, FL, Sampling and analysis of monitoring wells, 2010.
21. Fleet Maintenance, Leon County Public Works, Ardaman & Associates, Tallahassee, FL, Sampling and analysis of monitoring wells, 2010.
22. Greenburg Farrow Site, Ardaman & Associates, Quincy, FL, Sampling and analysis of monitoring wells, 2010.
23. Koogler Lime Rock Quarry, Ardaman & Associates, Chipley, FL, Sampling and analysis of quarry and monitoring wells, 2010.
24. Retreat Partners, Ardaman & Associates, Tallahassee, FL. , Sampling and analysis of monitoring wells, 2010.
25. Eastern Shipbuilding, Eco Consulting Group, Bay County. FL, Soil Analytical Evaluation, 2010.
26. St. Joe Headquarters Office Building, Ardaman & Associates, Downtown Port St. Joe, Florida. Sampling and analysis of monitoring wells, 2010.
27. Freeport Business Park, Wetland Creation, Eco Consulting Group, Freeport, FL, Evaluation of the Hydrologic Enhancement in a wetland creation area, 2010.
28. Deer Point Elementary School Wetland Mitigation Area, Eco Consulting Group Bay District Schools, Bay County. FL, Groundwater Evaluation, Wetland Soil Evaluation. , 2010.
56. BPCA, Panama City, Florida, Sediment Geochemistry Analysis, 2011.
57. West Bay Docks, Sediment Analytical, Northwest of the B.V. Buchanan Bridge, Bay County, FL, 2011.
58. Harris Marine, Fanning Bayou, Water and Sediment Quality, Analytical Quote, Bay County, FL, 2012.
59. Inland Construction Project, Water and sediment quality assessment, Bay County, Panama City, FL, 2013.
60. McElvey Road Parcel, First Federal Bank of Florida, Sediment and groundwater quality sampling, Panama City FL, 2015.
61. Goose Bayou, Sediment Quality Assessment, Chemical Characterization, North Bay, Panama City, Florida, 2016.
62. GPSS/R. Thompson, Soil Arsenic Assessment, Panama City, Florida, 2016.



#6

**Authorization to Enter into a Joint
Partnership Agreement to Fund
Enhanced Roadway Lighting on
Capital Circle Southwest**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Authorization to Enter into a Joint Partnership Agreement to Fund Enhanced Roadway Lighting on Capital Circle Southwest

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint Staff

Type of Item: Discussion

STATEMENT OF ISSUE

The Blueprint Intergovernmental Agency is seeking authorization from the Blueprint Board of Directors (IA Board) to enter into a Joint Partnership Agreement (JPA) with the Florida Department of Transportation (FDOT) to fund, in an amount not to exceed \$3,000,000, the design and construction of enhanced lighting along the entire Capital Circle Southwest (W1) Project corridor, which is an adopted Blueprint project from the 2000 and 2020 sales tax programs. The proposed JPA secures the opportunity to more quickly move the project into implementation, leverage sales tax funds with FDOT funds, and provide a lighting program that is consistent with the already completed six-lane segments of Capital Circle. Consistent with prior IA Board direction during the 2020 program prioritization process in 2017 and in the approved FY 2019-2024 implementation plan, Blueprint funding for the W1 project is only intended to cover the costs that are above and beyond that of a typical FDOT roadway cross-section to yield a project consistent with the Blueprint philosophy. The recommended lighting is beyond the typical FDOT design and ensures that the lighting is consistent with prior and adjacent Blueprint projects.

SUPPLEMENTAL INFORMATION:

The Capital Circle Southwest (W1) Project from Orange Avenue to Crawfordville Highway is the final segment of Capital Circle to be widened to six-lanes and is approximately 6.5 miles. This project was included in the original Blueprint 2000 list, and following approval of the referendum to extend the local option sales tax from January 2020 to December 2039, the City and County Commissions respectively adopted the Second Amended and Restated Interlocal Agreement, which identifies the Capital Circle Southwest project as a first priority project. Additionally, on April 1, 2015, the IA Board identified the Capital Circle Southwest project as the top priority 2020 project and directed staff to continue to focus efforts to move the project to completion/construction.

The FDOT is leading the Capital Circle Southwest design and will manage the construction of the widening. They have identified construction funding in their Five Year Work Plan in 2021 for the segment from Orange Avenue to Springhill Road and in 2022 for the segment from Springhill Road to Crawfordville Highway. Together this represents

\$87 million in construction funding alone. The project is anticipated to be opened to the public in 2025. Blueprint's discussions with the FDOT to date have been that Blueprint funding for this project is only intended to cover the costs that are above and beyond that of a typical FDOT roadway cross-section to yield a project consistent with the Blueprint philosophy.

Blueprint has continued to focus efforts to move the project forward and has maintained involvement in the W1 project over the past four years through the evaluation of joint use stormwater ponds along the project corridor, the coordination of a Big Bend Scenic Byway Kiosk, and property acquisition services for the FDOT widening project.

Joint Use Stormwater Facilities

At the September 15, 2014 IA Board Meeting, the IA Board authorized staff to partner with the FDOT, the US Forestry Service and the Tallahassee International Airport to provide joint-use stormwater treatment facilities and to provide a Big Bend Scenic Byway kiosk on the Lake Bradford Tract across from the Tallahassee International Airport. Funding of \$2,800,000 for the design and construction of the joint-use facilities was approved during the Blueprint Capital Budget process in FY 2015 and 2016

After the completion of design and permit coordination, it was determined that the FDOT would move forward with the design and construction of the stormwater facilities per their standards; therefore, the Blueprint funding for the joint-use facilities was not needed and the \$2.8 million in funding remains available in the capital budget. Subsequent to the competition of the FDOT widening project on Capital Circle Southwest, Blueprint will analyze whether modification of the stormwater ponds is recommended in order to fully meet the holistic approach to stormwater pond design in Blueprint projects. This analysis will be presented to the IA Board, and if desired, staff will work with the FDOT and the US Forestry Service as applicable to retrofit the facility(s).

Big Bend Scenic Byways Kiosk

Blueprint staff has been in coordination with the US Forestry Service and Leon County to provide the Scenic Byway kiosk as a portion of the Capital Circle SW Greenway. This project will be advertised for design in the fall of 2018 and will be included in the construction of the Greenway, which will take place after the FDOT completion of the roadway project. The kiosk site will also become a trailhead associated with the Capital Circle SW Greenways project.

Property Acquisition Services

At the February 29, 2016 IA Board meeting, IA Board authorized Blueprint to enter into a JPA with the Florida Department of Transportation District III for Blueprint to administer elements of the right-of-way acquisition on Capital Circle from Springhill Road to Orange Avenue. The JPA was executed in June of 2016. The agreement states, in part, that the FDOT will reimburse Blueprint for direct right-of-way acquisition costs of the Project up to a maximum of \$8,539,400, excluding administrative right of way costs incurred by

Blueprint staff. Currently property acquisition for the project is underway, on schedule, and within the budget.

ANALYSIS OF LIGHTING DESIGN

The FDOT is currently at the 90% design phase of the project and is in the process of acquiring permits necessary to proceed with construction. The project lighting studies performed during project development indicated that lighting is not necessary between major intersections. However, the FDOT has determined that lighting will be added to the entire corridor. They are recommending the design and installation of LED fixtures attached to a combination of existing and new utility poles. The segments of Capital Circle designed and constructed by Blueprint utilize a fiberglass pole and LED fixture, which are taller than the fixtures attached to utility poles allowing for more space between the poles and improved lighting of the multiuse trail. See Attachment #1 for a photograph of the lighting included in the FDOT design and a photograph of the lighting along the already completed portions of Capital Circle.

The FDOT has agreed to enhance the lighting in the corridor if Blueprint will fund the upgrade. In that effort, the FDOT has indicated they will include the lighting in their construction contract and provided a cost estimate for design and construction of the roadway lighting consistent with the style in the already completed portions of Capital Circle in the amount of \$4,088,000. The FDOT has indicated that they would contribute up to the amount they would have allocated for the fixtures attached to the utility poles, approximately \$1,093,900. However, the FDOT will need approximately \$2,994,100 in Blueprint funding for the upgrade prior to letting the construction project for bid, which is anticipated for September 30, 2020.

Staff is recommending that the IA Board authorize staff to develop a JPA with the FDOT, for execution by the Intergovernmental Management Committee, allowing the utilization of Blueprint funds to design and install the fiberglass poles and fixtures consistent with the style in the already completed portions of Capital Circle. This recommended use of Blueprint funds would pay for a lighting fixture that is above and beyond the typical FDOT design and will yield a project component that is consistent with the Blueprint philosophy. The proposed JPA would identify funding in an amount not to exceed \$3,000,000 for the lighting project. The lighting would be constructed as a part of the FDOT project, reducing Blueprint costs for project management and move the Blueprint project into implementation more quickly. In addition, FDOT's contribution of \$1,093,900 would offset a portion of the cost of the proposed Blueprint lighting, which leverages the Blueprint funds with FDOT funds.

Currently, the W1 project has an unencumbered balance of \$2.8 million for the joint-use stormwater ponds and \$300,000 unencumbered from the completed project development and environmental report (PD&E). Combined, there is \$3.1 million in funding within the Capital Circle Southwest project budgets that could be utilized to fund the lighting costs. In June 2018, the IA Board approved a six-year funding plan that identified \$2.5 million

per year in fiscal years 2023 and 2024 to fund the yet to be identified above and beyond elements of the project. Due to the delay in implementing the joint-use stormwater ponds, staff is recommending that the funding for the Blueprint lighting come from the \$2.8 million identified for the stormwater ponds, as well as the \$300,000 remaining in the W1 PD&E project account. If the IA Board determines that a retrofit is necessary for the stormwater ponds, then the funding programmed in 2023 and 2024 could be used, which provides funding one to two years before the completion of the FDOT roadway project.

Action by TCC and CAC: This item was presented to the TCC and the CAC at their September 4, 2018 and September 6, 2018 meetings, respectively. The CAC accepted the report as presented. The TCC concurred with staff's recommendation.

OPTIONS:

Option 1: Authorize Blueprint to develop a JPA with FDOT in a form approved by legal counsel, for execution by the Intergovernmental Management Committee, allowing the utilization of Blueprint funds to design and install the fiberglass poles and fixtures consistent with the style in the already completed portions of Capital Circle in an amount not to exceed \$3,000,000. Funding is currently available in the Capital Circle Southwest project.

Option 2: IA Board Direction

RECOMMENDED ACTION:

Option 1: Authorize Blueprint to develop a JPA with FDOT in a form approved by legal counsel, for execution by the Intergovernmental Management Committee, allowing the utilization of Blueprint funds to design and install the fiberglass poles and fixtures consistent with the style in the already completed portions of Capital Circle in an amount not to exceed \$3,000,000. Funding is currently available in the Capital Circle Southwest project.

Attachments

1. Photographs of examples of FDOT lighting proposed for the corridor and the recommended pole and fixture

FDOT Proposed Lighting



Blueprint Recommended Lighting



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**Approve Modifications to the Target
Business Program**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Approve Modifications to the Targeted Business Program

Date: September 20, 2018

Requested By: OEV Staff

Contact: Office of Economic Vitality

Type of Item: Consent

STATEMENT OF ISSUE:

This item seeks approval by the Blueprint Intergovernmental Agency Board of Directors (IA Board) to modify the current Target Business Program (TBP) program be to include the new target industries, expanded to the urban service area, more accurately reflect the reimbursement process that occurs, and revised business profile score card to include the following:

- Include new location areas to allow points for Opportunity Zones, Urban Job Tax Credit Area, and Priority Commercial Development Areas (identified industrial or Commercial Park, Innovation Park, or Tallahassee International Airport).
- Expanded Environmental Sensitivity to include brownfield remediation points.
- Modified bonus points sections to provide points for competitive projects and if more than 50 of the jobs (by Standard Occupational Classification (SOC) code) are included in Target Industry list or CareerSource's Regional Demand Occupations high skill/high wage list.

STRATEGIC PLAN:

Modification to the Target Business Program allows the Office of Economic Vitality to develop a successful, customer-centric approach and directly supports the strategy D. 3 and D.4 of the Economic Development Strategic Plan:

D. 3. Develop customer-centric approach to selling Tallahassee-Leon County that includes not only the OEV staff but also the extended public and private sector representatives that are vital to the community's recruitment strategy.

D. 4. Develop an economic development incentives toolkit to leverage state incentive resources and address the location, expansion or retention needs for a competitive project

SUPPLEMENTAL INFORMATION:

The Tallahassee-Leon County Office of Economic Vitality (OEV) administers the Targeted Business Program (TBP), an initiative to induce business growth that is beneficial to Tallahassee-Leon County. TBP is designed to help implement Tallahassee-Leon County's long-term vision for economically viable and environmentally sustainable growth. TBP offers incentives to businesses relocating to and existing businesses that are expanding, that also create value-added jobs, within Tallahassee-Leon County. The TBP seeks to reward businesses that will diversify the economy and generate revenue growth from the sales of goods and services outside the local economy. This item seeks IA Board approval to modify the current TBP program to include the new target industries, expanded to the urban service area, more accurately reflect the reimbursement process that occurs, and revise business profile score card.

This program seeks to incent businesses that locate in designated target areas for economic growth and development to ensure a sound return on investment to the public. Businesses applying to participate in the TBP may request confidentiality of records per s. 288.075(2), Florida Statutes. Funds awarded under the TBP may be used to reimburse 1) up to 100% of the cost of development fees and 2) a portion of the capital investment of the business project based on ad valorem taxes paid. The reimbursement amount is based on a scoring system evaluated by OEV staff and the Competitive Projects Cabinet (Cabinet). The Cabinet will make a recommendation on the award of inducements under the TBP. Once an incentive package is recommended by the Cabinet for approval, the Intergovernmental Management Committee has the authority to award applications and execute any and all documents up to \$500,000 on behalf of the Board. If the recommended incentive exceeds \$500,000, then the application must be presented to the Board for approval.

Currently, to be eligible a company had to be located within the city limits. Staff is recommending that area of eligibility be expanded to the urban service area (USA), which is intended to promote efficient and compact urban growth. If applicants are located outside of the City of Tallahassee boundaries but within the USA, the company would be eligible for ad valorem taxes paid to Leon County equal to the amount that would have been paid to the City of Tallahassee, had the Applicant been located within the boundaries of the City of Tallahassee. It should be noted that a majority of the projects that have utilized TBP have been, and will continue to be, within the city limits.

In addition, the business profile scoring system has also been modified to include the following:

- Expand to include the urban service area and location areas to allow points for Opportunity Zones, Urban Job Tax Credit Area, and Priority Commercial Development Areas (identified industrial or Commercial Park, Innovation Park, or Tallahassee International Airport).
- Expanded Environmental Sensitivity to include brownfield remediation points.
- Modified bonus points sections to provide points for competitive projects and if more than 50 of the jobs (by Standard Occupational Classification (SOC) code) are included in Target Industry list or CareerSource's Regional Demand Occupations high skill/high wage list.

It is important to note that the Office of Economic Vitality conducts all aspects of its operations in an accountable, open, inclusive and transparent manner. Therefore, a table of the estimated TBP estimated obligations over the next 10 years is listed below. Staff also prepares an economic impact analysis to determine how the project shows a return on investment to the community.

Company	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2023	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	Total
Project Gold: Danfoss Expansion I	58,959	62,966	69,263	76,189	83,808	92,189	101,407	111,548	122,703	134,973	-	855,046
Project Campus: Danfoss Expansion II	-	-	107,240	67,240	73,964	81,360	89,496	98,446	108,291	119,120	131,032	876,189
Project Fox: Proof Expansion	-	-	18,202	13,202	14,522	15,974	17,572	19,329	21,262	23,388	-	143,452
Subtotal	58,959	62,966	194,705	156,631	172,294	189,523	208,475	229,323	252,256	277,481	131,032	1,857,048

Staff is recommending that the IA Board approve the modifications to the TBP program to include the new target industries, expanded to the urban service area, more accurately reflect the reimbursement process that occurs, and revise business profile score car as listed above.

CONCLUSION:

In summary, these modifications allow the TBP incentive program to provide a more concentrated focus on the targeted sectors that best fit our community as described within the Target Industry Study approved by the Board on March 1, 2018. In the global economy, there exists serious and fierce international competition for competitive projects, and in most instances, the community that offers a favorable business climate, sophisticated talent, and a robust financial and non-financial incentives package creates a competitive case for business development in Tallahassee-Leon County. A review of additional modifications will be conducted as needed as staff continues to track industry standards and best practices for economic development offices of record.

OPTIONS:

1. Approve the modifications to the Target Business Program to include the new target industries, expanded to the urban service area, more accurately reflect the reimbursement process that occurs, and revise business profile score car as listed below:
 - Expand to include the urban service area and location areas to allow points for Opportunity Zones, Urban Job Tax Credit Area, and Priority Commercial Development Areas (identified industrial or Commercial Park, Innovation Park, or Tallahassee International Airport).
 - Expanded Environmental Sensitivity to include brownfield remediation points.
 - Modified bonus points sections to provide points for competitive projects and if more than 50 of the jobs (by Standard Occupational Classification (SOC) code) are included in Target Industry list or CareerSource’s Regional Demand Occupations high skill/high wage list.
2. Do not approve the modifications to the Target Business Program.
3. IA Board Direction.

RECOMMENDED ACTION:

Option #1.

Attachments:

1. 2018 Revised Target Business Program Policy and Application Identifying Substantial Modifications



TARGETED BUSINESS PROGRAM

I. PROGRAM SUMMARY

The Tallahassee-Leon County Office of Economic Vitality (OEV), a Division of the Blueprint Intergovernmental Agency ("the Agency") administers the Targeted Business Program (TBP), an initiative to induce business growth that is beneficial to Tallahassee-Leon County. TBP is designed to help implement Tallahassee-Leon County's long-term vision for economically viable and environmentally sustainable growth. TBP offers incentives to businesses relocating to and existing businesses that are expanding, that also create value-added jobs, within Tallahassee-Leon County. The TBP seeks to reward businesses that will diversify the economy and generate revenue growth from the sales of goods and services outside the local economy. The TBP also seeks to incent businesses that locate in designated target areas for economic growth and development, that build environmentally sensitive projects, and that do businesses with other local businesses, all while insuring a sound return on investment to the public. Businesses applying to participate in the TBP may request confidentiality of records per s. 288.075(2), Florida Statutes.

Funds awarded under the TBP may be used to reimburse 1) up to 100% of the cost of development fees (Appendix C: Eligible Development Fees) and 2) a portion of the capital investment of the business project based on ad valorem taxes paid. The reimbursement amount is based on a scoring system evaluated by OEV staff and the Competitive Projects Cabinet ("the Cabinet"). The Cabinet will make a recommendation on the award of inducements under the TBP. Once an incentive package is recommended by the Cabinet for approval, the Intergovernmental Management Committee ("the IMC") has the authority to approve applications and execute any and all documents up to \$500,000 on behalf of the Blueprint Intergovernmental Agency Board of Directors ("the Board"). If the recommended incentive exceeds \$500,000, then the application must be presented to the Board for approval.

II. PROGRAM REQUIREMENTS

A. Eligibility

1. New Businesses¹
 - a) Applicants which are Target Industries of Tallahassee-Leon County, Enterprise Florida, and/or as established by the Board (Appendix A); and
 - b) That intend to construct a new building or purchase an existing building [within the Leon County-City of Tallahassee Urban Services Area \(USA\)](#).
2. Existing Businesses²
 - a) Applicants which are Target Industries of Tallahassee-Leon County, Enterprise Florida, and/or as established by the Board (Appendix A); and
 - b) That intend to build a new building or purchase an existing building, or that intend to lease an existing building and create new jobs, add capital investment, and purchase tangible personal property that is added to the tax rolls in Tallahassee-Leon County [within the USA](#).

¹ "New Business" means existing for-profit organizations relocating to Tallahassee-Leon County from another market.

² "Existing Business" means existing for-profit organizations in Tallahassee-Leon County.

B. Incentives/Use of Funds

1. Reimbursement of up to 100% of all eligible City of Tallahassee [or Leon County \(applicants located outside City of Tallahassee limits but within the Urban Service Area\)](#) development fees; and
2. Reimbursement of up to 100% of an amount equivalent to ad valorem taxes paid on land, improvements, and tangible personal property to the City of Tallahassee [each year](#) for up to 10 years and reimbursement of ad valorem taxes paid to Leon County equal to the amount reimbursed by the City of Tallahassee. [Applicants located outside of the City of Tallahassee boundaries but within the USA are eligible for reimbursement of ad valorem taxes paid on land, improvements, and tangible personal property to Leon County in an amount not to exceed the City of Tallahassee millage rate for that year.](#) Expansion projects would qualify only for the incremental increase in ad valorem taxes.

C. Application Process/Payment Method

1. The Applicant submits application to determine eligibility prior to filing development/building permits.
2. If the application is approved, a Reimbursement Agreement with the Agency shall be executed to finalize the inducement and performance requirements.
3. [Not less than](#) twelve months after receiving its Certificate of Occupancy, the Applicant may file its first request for reimbursement.
4. Reimbursement of development fees (up to 100%) ~~are~~ [may be](#) paid in [a](#) lump sum.
5. [Annual reimbursement as described in Section II.B.2. above will be made one year in arrears over a period of time](#), up to ten years (refer to Appendix B, Business Profile Scoring Sheet). The award amount is subject to change based upon the Applicant's performance measures.
6. Annual Applicant performance reports shall be submitted to OEV for review.

D. Scoring System/Award Approval

1. As a screening mechanism, prior to being admitted into the scoring phase of the evaluation process, applicants must provide copies of their audited financial statements for the previous two years with their application.
2. A business profile score for the application is determined on a rating system (Appendix B – Business Profile Scoring System) that awards points to the following categories:
 - a) Number of employees;
 - b) Salary levels;
 - c) Amount of capital investment;
 - d) Location of designated target areas ([Appendix D: Designated Target Areas](#));
 - e) Environmental sensitivity of project design/redevelopment achievements;
 - f) Local business promotion; and
 - g) Possible bonus points

3. Using the Business Profile Scoring System (Appendix B), OEV will score the application and forward to the Cabinet for review and recommendation.
4. The Cabinet will review and will make a recommendation on the [estimated](#) award of incentives under the TBP. Once an incentive package is recommended by the Cabinet for approval, the IMC shall have the authority to review and approve Applicants for participation in the TBP; make incentive awards up to \$500,000; and execute any and all documents to effectuate such incentive award.
5. If the recommended incentive award exceeds \$500,000, OEV will present the application to the Board for its consideration.

III. APPLICATION PROCEDURE

The following procedure will be used for determining Applicant eligibility and the amount of the recommended incentive award.

A. Application

1. Applications must be filed with OEV at any time prior to making its relocation or expansion decision.
2. An application may be filed prior to receiving site plan approval. However, points for Environmental Sensitivity will not be determined until after the site plan is approved.
3. OEV shall determine if the Applicant is one of those on the Targeted Industry List. If so, an economic impact analysis will be prepared to determine whether the proposed project described in the application demonstrates a return on investment to the community and, if so, in what amount.
4. OEV will evaluate the application based on information provided by the Applicant to determine the inducement percentage and length (Incentive Award). Evaluated applications will subsequently be provided to the Cabinet.
5. OEV shall be responsible for verifying the projected Number of Employees, Salary Levels, Capital Investment, and Local Business Promotion. The number of new employees shall include those hired after the date permits are obtained, provided they are due to the new building or expansion.
6. The Cabinet will be given applications for review and recommendation. The Cabinet after its review may make a recommendation on each application received or seek from the Applicant additional information. If additional information is requested, the Cabinet shall reconvene to consider the additional information.

E. Recommendation and Award

1. The Cabinet will make a recommendation. Once an application is received and if an incentive award is recommended for approval by the Cabinet, the IMC will consider the application and recommendation of the Cabinet, and shall be authorized to approve applications with incentive awards up to \$500,000, and executing any and all documents to effectuate same. If the recommended incentive award exceeds \$500,000, then the application must be presented to the Board for its consideration.
2. Following approval, a Reimbursement Agreement will be executed specifying the development fees, percentage of ad valorem taxes, and number of years for which reimbursement will be requested.

IV. INCENTIVE AWARD REIMBURSEMENT PROCESS

A. Incentive Award Reimbursement Request and Agreement

1. Once the building or expansion has been operational for at least 12 months, an Applicant that has an approved Reimbursement Agreement with the Agency may file a request for reimbursement of development fees. An Applicant may file a request for reimbursement of ad valorem taxes at any time after April 1st of the year after which ad valorem taxes have been paid on the new building or expansion. Each request shall include verification of the number of employees working at the new business or expanded business for the past year, the annualized salary levels of these employees, the capital investment made, and the local business utilization (see Appendix B) for the past year.
2. Reimbursement requests shall be filed with and reviewed by OEV. Reimbursement for development fees shall not include reimbursement of any charges related to utilities system fees (i.e., water and sewer tap fees). A list of eligible fees is set out in Appendix C.
3. If the number of new jobs is to be phased in over several years, an Applicant may request reimbursement of the percentage of development fees applicable to the new employee positions created during each past year or the applicant may request one reimbursement after the creation of all new jobs
4. Reimbursement of ad valorem taxes for the previous year may be requested after April 1st of each year, for the number of years approved in the incentive award.
5. The Applicant will have three years from the date of the first Certificate of Occupancy, or from the date the expense (tax or development fee) requested for reimbursement was paid, whichever is later, to show that they have met the requirements for reimbursement. As described in Appendix B, and as further set out in the Reimbursement Agreement, in each year for which a reimbursement request is made, the applicant shall achieve the total points set forth in its approved application in order to receive the percentage of inducement for that year. However, should the total points achieved in any reimbursement request be less than the total points identified in the Reimbursement Agreement, the percentage of inducement shall be lowered in accordance with the total points scored. If the reimbursement request achieves less than 40 points for two consecutive years, the Applicant will no longer be eligible for participation in the Targeted Business Program and the Reimbursement Agreement will be terminated. If the Applicant has not met the requirements for reimbursement within three years of the execution of a Reimbursement Agreement, the Applicant will no longer be eligible for participation in the Targeted Business Program and the Reimbursement Agreement will be terminated.
6. OEV will be responsible for assuring that the fees and taxes for which the Applicant ~~can~~ may request reimbursement are set aside in the accounting system.
7. OEV shall be responsible for processing TBP reimbursement requests following approval.
8. Notwithstanding the above, any amount necessary for Applicant reimbursement is subject to annual appropriation by the Board.

B. Approximate Timeline –Application

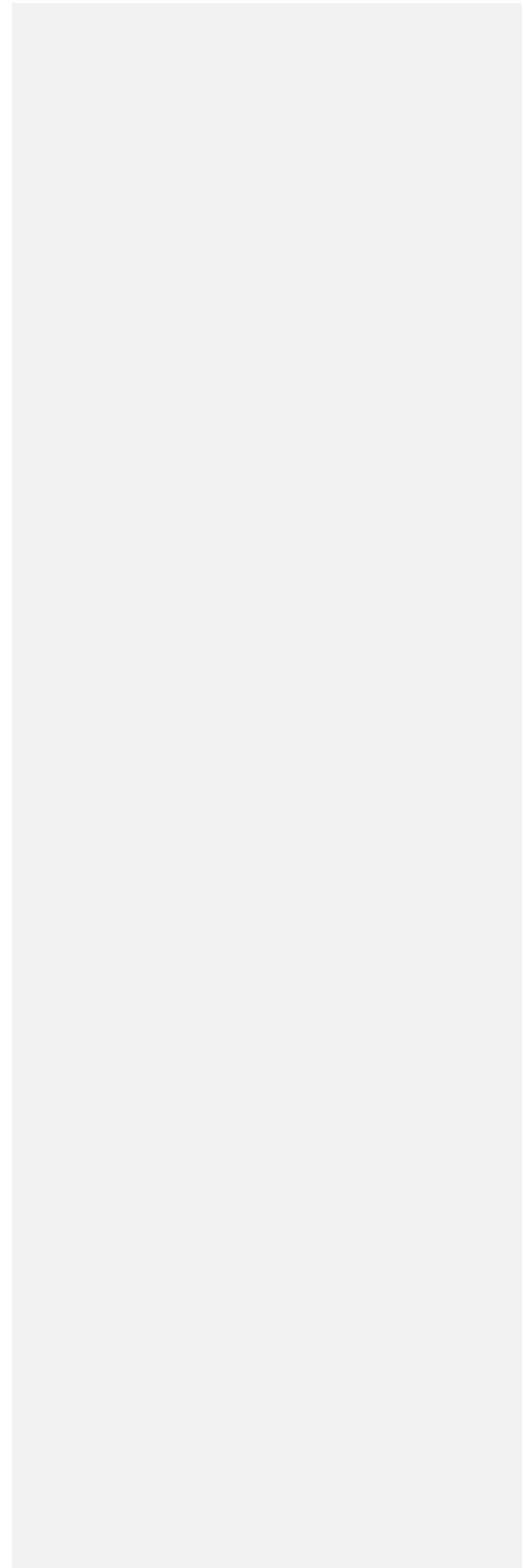
Applicant files Application	Day 1
Office of Economic Vitality determines it is a Targeted Industry	Day 10
Cabinet meets and makes recommendation	Day 10-25
Application is Approved	Day 25-35

C. Approximate Timeline – Reimbursement Request

Building or expansion opens	
New development is added to tax rolls	The following January 1
Applicant files Reimbursement Request for development fees	After 12 months of opening
Applicant pays ad valorem taxes after new development is added to tax rolls	Nov. through March
Applicant files Reimbursement Request for ad valorem taxes	April after #4, above, occurs
OEV determines amount of reimbursement	Within 30 days of request

V. APPENDIX

- A. Targeted Industry List
- B. Business Profile Scoring System
- C. Eligible Development Fees
- D. Designated Target Areas
- E. Priority Business Areas



APPENDIX A: TARGETED INDUSTRY LIST

A--A. Tallahassee-Leon County Targeted Industries

1. Health Care
2. Manufacturing & Transportation/Logistics
3. Professional Services & Info Tech
4. Applied Sciences & Innovation

±

B. State of Florida Targeted Industries

1. Aviation & Aerospace
2. Life Sciences
3. Logistics & Distribution
4. Defense & Homeland Security
5. Financial & Professional Services
6. Information Technology
7. Cleantech
8. Headquarters

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APPENDIX B: BUSINESS PROFILE SCORING SYSTEM

Option A: New Business	Points	Option B: Existing Business Expansion
10-20 new employees within 3 years	10	10% increase in employees
21-60 new employees within 3 years	15	15% increase in employees
61-99 new employees within 3 years	20	20% increase in employees
100 or more new employees within 3 years	25	25% increase in employees

Salary Levels	Points
20% or less of new jobs at or above area average annual wage ³	0
More than 20% of new jobs at or above area average annual wage <u>and</u> the average salary of the new jobs is:	
Below Area Average	0
Average to 25% Above Average	10
25% to 50% Above Average	15
50% to 100% Above Average	20
100% Above Average	25

Capital Investment	Points
\$0 - \$1,000,000	5
\$1,000,001 - \$5,000,000	10
\$5,000,001 - \$9,999,999	15
\$10,000,000 and up	20

Location	Points
Project located in an area identified by a program or policy of the City and/or County as an area targeted for economic growth and development, including:	
Historically Underutilized Business Zone	2
Downtown or Frenchtown/Southside Community Redevelopment Area	2
Urban Job Tax Credit Area	2
Southern Strategy Area	2
Priority Business Areas (identified industrial or commercial park, Innovation Park, or Tallahassee International Airport) (See Appendix E)	2

Environmental Sensitivity	Points
Brownfield Remediation	2
Option A: New Construction	
Urban forest protection above minimum ⁴	2

³ Area average is the all industries average annual wage published by Enterprise Florida for Leon County at the time of preliminary application submission.

⁴ Provide additional urban forest on site above the required minimum of 10%. 2 points for minimum of 5% to maximum of 10% above minimum. [Provide additional urban forest on site above the required minimum of 10%. 2 points is awarded for attaining an additional 5% of site included in urban forest protection \(total of 15%\).](#)

Preservation of significant grades above minimum ⁵	2
Canopy Coverage above minimum ⁶	2
Exceeds Tree Preservation ⁷	2
Exceeds minimum pervious surface ⁸	2
Option B: Redevelopment⁹	
25% retrofit	2.5
50% retrofit	5
75% retrofit	7.5
100% retrofit	10
Local Business PromotionUtilization	Points
10% of Goods & Services from Certified MBE's	2
10% of Construction Contractor from Certified MBE's	2
25% of Major Supplies are Local	4
Maximum Points:	100
Bonus	Points
<u>Consulted with the DesignWorks Studio within the Planning Department</u>	2
<u>The project is considered a competitive project¹⁰</u>	5
<u>>50% of the jobs (by SOC code) are included in Target Industry list or CareerSource's Regional Demand Occupations high skill/high wage list</u>	5

⁵ Preservation of additional significant grade areas (10-20%) above the minimum 50% requirement through inclusion within a Conservation Easement. 2 points for minimum of 5% to maximum of 10% above minimum.

⁶ Provide additional canopy coverage in vehicular use areas on site above the required minimum of 30%. 2 points for minimum of 5% to maximum of 10% above minimum.

⁷ Preservation, through creative parking lot design, of trees in excess of 36 inches (diameter at breast height) that would otherwise be cut through their inclusion in landscape islands in vehicular use areas. 2 points.

⁸ Preserve additional pervious (unpaved) area on non-vested sites above the minimum requirement of 45%. 2 points for minimum of 5% to maximum of 10% above minimum.

⁹ Recognizing that redevelopment does not require sites to be retrofitted for storm water treatment and attenuation under recently adopted revisions to the Environmental Management Ordinance, redevelopment sites that do retrofit for storm water treatment and attenuation are eligible to receive bonus points. Recognizing that redevelopment does not require sites to be retrofitted for storm water treatment and attenuation under the City of Tallahassee's Environmental Management Ordinance or Leon County's Environmental Management Act, redevelopment sites that do not retrofit for storm water treatment and attenuation are eligible to receive bonus points.

¹⁰ "Competitive Project" means the company plans to locate/relocate its operation outside Tallahassee-Leon County but for assistance provided by economic development incentives.

Total Points	Inducement Period	Length of Inducement¹¹ (Ad Valorem taxes only)
40 to 49 Points	50% exemption	5 years
50 to 59 Points	60% exemption	6 years
60 to 69 Points	70% exemption	7 years
70 to 79 Points	80% exemption	8 years
80 to 89 Points	90% exemption	9 years
90 to 100 Points	100% exemption	10 years

¹¹ An amount equal to the ad valorem taxes will be paid by city, and matched by the county, to the business over a period of five to ten years. An amount equal to the appropriate development fees will be paid in lump sum. [Applicants located outside of the City of Tallahassee boundaries but within the USA are eligible for reimbursement of ad valorem taxes paid on land, improvements, and tangible personal property to Leon County in an amount not to exceed the City of Tallahassee millage rate for that year.](#)

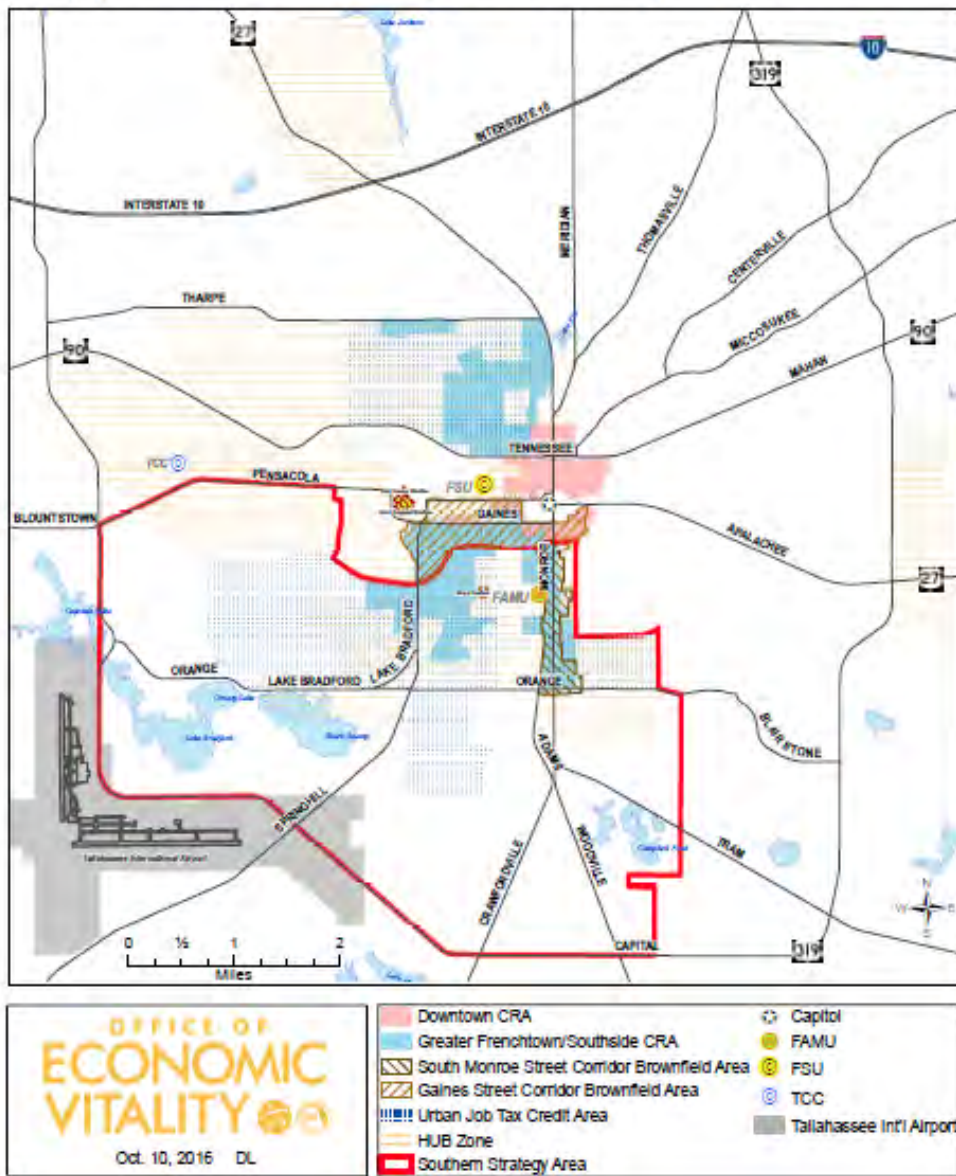
APPENDIX FC: ~~LIST OF ELIGIBLE CITY DEVELOPMENT FEES~~

- Building Permits, including electrical, Plumbing, Roof, Foundation, Gas/Mechanical
- Environmental Permits
- Concurrency Review
- Land Use Review, including Site Plans, Platting, and Certificates
- Signs
- Fire Review and Inspection

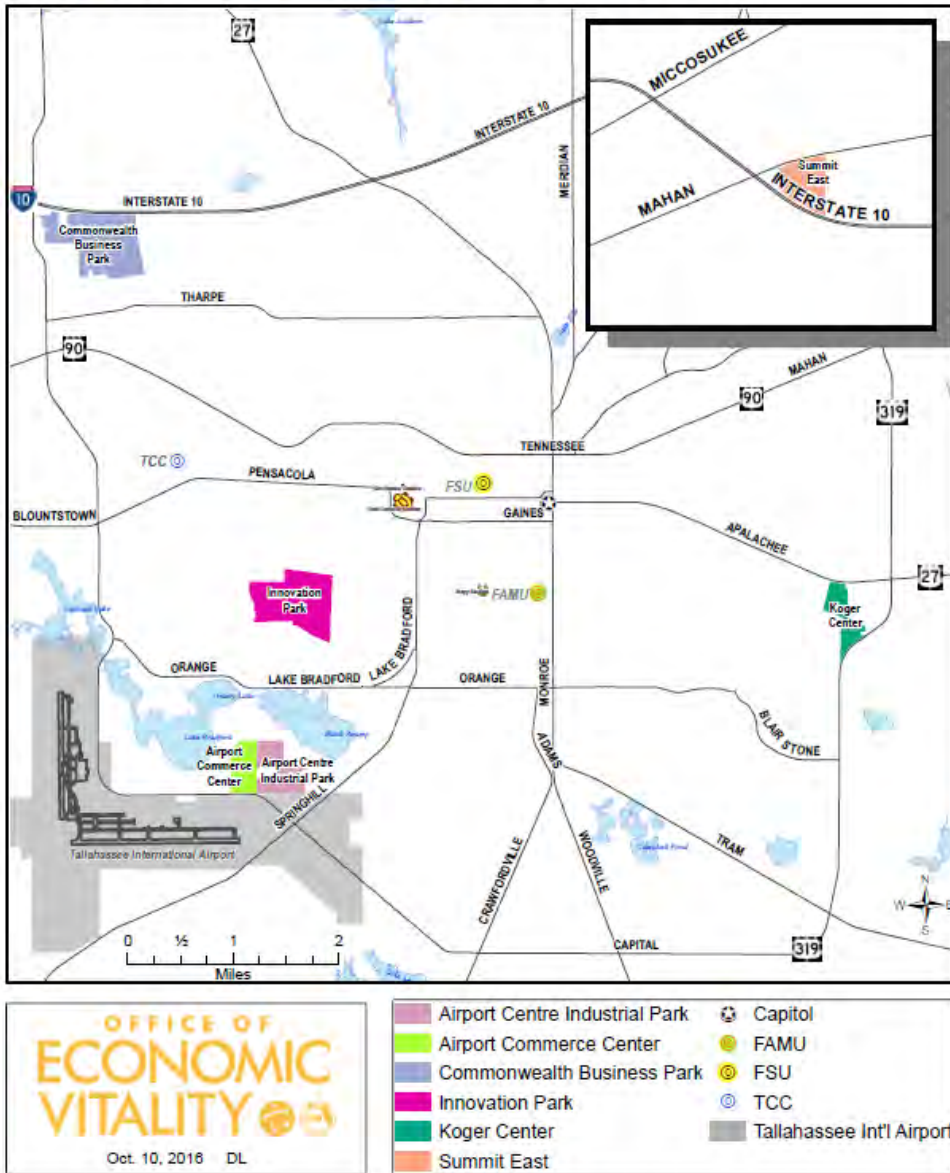
City of Tallahassee Development Fees Not Eligible for Reimbursement

- Non-City of Tallahassee or Leon County permits, depending on the jurisdiction situs of the relocating or expanding business
- Zoning and/or Land Use Changes
- Licensing
- Appeals
- Lost Plans
- Mitigation Requirements
- Temporary Uses
- Variances
- Demolition

APPENDIX D: DESIGNATED TARGET AREAS



APPENDIX E: PRIORITY BUSINESS AREAS



#8

**Request for Approval of Eminent
Domain Resolutions for the
Acquisition of Privately-Owned
Property Required for the FDOT SR
263 Capital Circle Road
Improvement Project From County
Road 2203/Springhill Road to State
Road 371/Orange Avenue Project**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Request for Approval of Eminent Domain Resolutions for the Acquisition of Privately-Owned Property Required for the SR 263 Capital Circle Road Improvement Project From County Road 2203/Springhill Road to State Road 371/Orange Avenue (W1) Project.

Date: September 20, 2018 **Requested By:** Blueprint Staff

Contact: Blueprint Staff **Type of Item:** Consent

STATEMENT OF ISSUE:

This item requests the Blueprint Intergovernmental Agency Board of Directors' (IA Board) approval of Eminent Domain Resolutions (Attachments 1, 2 and 3) to authorize acquisition of private property that has been identified as needed for the construction of the W1 Project.

SUPPLEMENTAL INFORMATION:

Section 107.09 of Blueprint's Real Estate Policy provides for the IA Board's approval of condemnation resolutions stating the public purpose of a project and the necessity of acquiring private property needed to construct that project. The Policy further provides that property needed for a project can be acquired either through negotiated settlements or through the use of Blueprint's power of eminent domain.

The Capital Circle corridor from the southeast to the northwest of Leon County remains a priority project of Blueprint. The portion of SR 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue will be constructed by the Florida Department of Transportation (FDOT). FDOT is designing this project consistent with the previously constructed segments of Capital Circle. The typical section right of way width was also recommended in the PD&E study, funded and managed by Blueprint and ultimately approved by the Federal Highway Administration. To construct this Project in accord with design plans, Blueprint must acquire fee simple, drainage, construction easements and other interests in real property along the Capital Circle corridor. There are twelve privately owned property interests needed for the construction of this portion of the Capital Circle corridor.

In June of 2016 Blueprint and FDOT entered into a Joint Project Agreement, Contract Number AS243, whereby Blueprint agreed to administer all elements of the right of way

acquisition for the W1 Project. FDOT agreed to reimburse Blueprint for direct right of way costs up to a maximum amount of \$8,539,400.00 over the course of the Agreement.

Blueprint has reached negotiated settlements on all but three (3) of the privately-owned interests on the W1 Project, which are owned by two separate private property owners. While attempts to negotiate voluntary acquisitions will continue, to maintain the current timetable for construction, condemnation resolutions are needed to allow Blueprint to acquire these parcels through eminent domain. This item requests the IA Board's approval of three (3) condemnation resolutions to acquire title to the interests through eminent domain. Of the interests to be acquired two are fee simple interests and one is a permanent drainage easement.

The property interests to be acquired by condemnation are described in the attached Resolutions (Attachments 1, 2 and 3). A general location map depicting Parcels 109, 111 and 801 is included as Attachment 4.

Action by TCC and CAC: The TCC and the CAC were provided with an update as to the status of acquisition of parcels needed for the construction of this Project.

OPTIONS:

Option 1: Approve Resolutions Nos. 2018-04; 2018-05; and 2018-06 authorizing Blueprint to utilize its power of eminent domain to acquire the privately-owned parcels identified as Parcel 109, 111 and 801, which are required for the construction of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue W1 Project.

Option 2: Do not approve Resolutions Nos. 2018-04; 2018-05; and 2018-06 authorizing condemnation of Parcels 109, 111 and 801, which are required for the construction of State Road 263/Capital Circle from County road 2203/Springhill Road to State Road 371/Orange Avenue W1 Project.

Option 3: IA Board Direction.

RECOMMENDED ACTION:

Option 1: Approve Resolutions Nos. 2018-04; 2018-05; and 2018-06 authorizing Blueprint to utilize its power of eminent domain to acquire the privately-owned parcels identified as Parcel 109, 111 and 801, which are required for the construction of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue W1 Project.

Attachments:

1. The Resolution for Parcel 109, which includes an Exhibit "A" describing Parcel 109.
2. The Resolution for Parcel 111, which includes an Exhibit "A" describing Parcel 111.
3. The Resolution for Parcel 801, which includes an Exhibit "A" describing Parcel 801.
4. General Location Map of the Project depicting Parcels 109, 111 and 801.



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**RESOLUTION NO. 2018-04
(Parcel 109)**

ACQUISITION OF PROPERTY FOR CONSTRUCTION OF THAT CERTAIN TRANSPORTATION FACILITY THAT IS PART OF STATE ROAD 263/CAPITAL CIRCLE FROM COUNTY ROAD 2203/SPRINGHILL ROAD TO STATE ROAD 371/ORANGE AVENUE IN LEON COUNTY, FLORIDA, WHICH IS DESIGNATED AS ITEM/SEGMENT NUMBER 2197494

A RESOLUTION OF LEON COUNTY – CITY OF TALLAHASSEE BLUEPRINT INTERGOVERNMENTAL AGENCY RECOGNIZING AND ESTABLISHING THAT A VALID PUBLIC PURPOSE IS SERVED BY THE CONSTRUCTION OF THAT CERTAIN TRANSPORTATION FACILITY THAT IS PART OF STATE ROAD 263/CAPITAL CIRCLE FROM COUNTY ROAD 2203/SPRINGHILL ROAD TO STATE ROAD 371/ORANGE AVENUE IN LEON COUNTY FLORIDA, WHICH IS DESIGNATED AS ITEM/SEGMENT NUMBER 2197494, TO BE KNOWN AS THE FDOT W1 ROAD IMPROVEMENT PROJECT (THE PROJECT); AND DETERMINING THAT PRIVATE PROPERTY IS NECESSARY FOR THE IMPLEMENTATION OF THE PROJECT; AND AUTHORIZING BLUEPRINT AND ITS AGENTS AND DESIGNEES TO ACQUIRE THE NECESSARY PROPERTY BY GIFT, DONATION, PURCHASE, OR THE EXERCISE OF EMINENT DOMAIN PROCEEDINGS.

WHEREAS, Leon County-City of Tallahassee Blueprint Intergovernmental Agency (the Agency) was created by Interlocal Agreement on October 27, 2000, as subsequently amended and restated on December 9, 2015, (“collectively, “Interlocal Agreement”) pursuant to the provisions of Chapter 163.01, Florida Statutes; Article VII, Sections 1 and 3 of the Constitution of the State of Florida; Chapter 166, Florida Statutes; Chapter 125, Florida Statutes; Chapter 212; and other applicable provisions of law, to undertake the acquisition, financing, planning, constructing, managing, operating, servicing, utilizing, owning and exchanging of the Blueprint Projects as set forth in the Interlocal Agreement; and

WHEREAS, in order to accomplish its purposes the Agency shall have the power, pursuant to direction or authorization by its Board of Directors, by its bylaws or by the powers

granted by the Interlocal Agreement, to appropriate property by gift, donation, purchase, or by exercising its right and power of eminent domain, including the procedural powers under Chapter 73 and 74, Florida Statutes, pursuant to its delegated authority as set forth generally in Chapters 125, 127, 163, 166 and 337, Florida Statutes, and more specifically as set forth in Section 163.01(7)(f), including the eminent domain power granted to the State of Florida, Department of Transportation (Department) by Section 337.27(1), Florida Statutes; and

WHEREAS, the Board of Directors on July 10, 2000, determined that the proceeds of the Dedicated Sales Surtax dedicated to the Blueprint 2000 Projects would be used for the purpose of funding Blueprint 2000 Projects as approved by the Board representing both “first priority” and “second priority projects”; and

WHEREAS, the Project is included within one of the Blueprint 2000 first priority projects, identified as the widening of SR 263/Capital Circle from SR 20/Blountstown Highway to CR 2203/Springhill Road, which was reaffirmed as a first priority project in the Second Amended and Restated Interlocal Agreement, dated December 9, 2015; and

WHEREAS, the Agency and the State of Florida, Department of Transportation, entered into a Joint Project Agreement, dated June 27, 2016, and as amended on or about February 23, 2017, Contract Number AS243, (“Agreement”), in accordance with Sections 334.004 and 339.12, Florida Statutes, whereby the Agency agreed to administer all elements of right of way acquisition on the Project. The Agreement authorizes the Agency to acquire all property (both real and personal) in the name of the Department, which is necessary to complete the Project. This authority is deemed to include the Agency’s use of the power of eminent domain to condemn the property necessary for the Project in the name of the Department.

WHEREAS, the Department intends to improve that portion of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue to increase capacity and improve the flow of traffic along this corridor and to adequately accommodate expected future vehicular traffic; and

WHEREAS, it is in the public interest and for the public benefit to improve, expand and/or alter the flow of traffic on SR 263; and

WHEREAS, the Agency, the Department and their respective consultants have considered and weighed many factors, including but not limited to the availability of an alternate route, costs, environmental factors, long range planning and safety considerations; and

WHEREAS, the implementation of the Project with the design concepts as recommended and/or approved by the Department and Agency, after consideration of public participation at the public meetings, necessitated the acquisition of private properties for use in the construction of the Project.

NOW, THEREFORE BE IT RESOLVED BY LEON COUNTY – CITY OF TALLAHASSEE BLUEPRINT INTERGOVERNMENTAL AGENCY, that:

Section 1. The Agency hereby determines that the improvement of that part of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue in Leon County, Florida, represents a valid Agency public purpose.

Section 2. The Agency hereby approves the map of location and the survey identifying the property necessary, a copy of which is on file and available at the Blueprint Offices, currently located at 315 S. Calhoun St., Suite 450, Tallahassee, FL 32301, and determines that the right of way depicted and described as **Parcel 109** in Exhibit A attached

hereto, is necessary for implementation of the Project. The property to be acquired is located within Leon County, State of Florida.

Section 3. The Agency hereby authorizes, empowers and directs the Agency and its officials, employees, designees or agents, to acquire by gift, donation, purchase, or by the exercise of its power of eminent domain a fee simple interest in the property identified on Exhibit A as **Parcel 109**, reserving unto the owner(s) the rights of ingress and egress over said parcel to the remaining property, if any, which rights are not to be inconsistent with the Project.

Section 4. The Agency acknowledges that additional properties may be necessary for the completion of the Project, and that, upon the determination by engineers and surveyors of those additional properties, a resolution shall be obtained to include identification of any such additional necessary properties.

Section 5. The Agency acknowledges that, in the course of implementing the Project, the boundaries of the property identified in Exhibit A may differ from that of the property actually acquired because of engineering design changes, negotiated changes resulting in savings in the cost of acquisition, or other such changes made in the best interest of the Leon County – City of Tallahassee Blueprint Intergovernmental Agency, and the Agency agrees that the authority granted by this Resolution shall extend to any acquisition of property involving such changes.

Section 6. The Agency, through its officials, employees, designees or agents are hereby authorized to institute eminent domain proceedings as necessary to complete the acquisition of the property identified in Exhibit A, as **Parcel 109** by the earliest possible date, which authority shall include signing of the Declaration of Taking and utilizing of any and all

laws of the State of Florida applicable thereto, and to compensate the interested parties as required by law.

Section 7. This Resolution shall become effective immediately upon its adoption.

DONE, ADOPTED AND PASSED by Leon County – City of Tallahassee Blueprint Intergovernmental Agency of Leon County, Florida, this 20st day of September 2018.

ATTESTED BY:

TALLAHASSEE-LEON COUNTY, FLORIDA

By: _____
Shelonda Meeks
Board Secretary

By: _____
Curtis Richardson, Chairman
Blueprint Intergovernmental Agency

APPROVED AS TO FORM:

By: _____
Patrick T. Kinni, Esq.
Blueprint Intergovernmental Agency

**SR 263 Capital Circle Road Improvement Project from County Road
2203/Springhill Road to State Road 371/Orange Avenue (W1) Project.**

Parcel 109 – Legal Description:

A parcel of land being in Lot 9 of Burr Subdivision, as per plat recorded in Plat Book 1, Page 14 of the Public Records of Leon County, Florida, and additional lands all being in Section 16, Township 1 South, Range 1 West, Leon County, Florida, described as follows: Commence at a 5/8 inch iron rod and cap (LB 3293, PLS 3562) marking the southeast corner of said Section 16; thence North 00°36'52" West 2,565.14 feet along the east line of said Section 16 to the centerline of survey of State Road 263, as shown on Florida Department of Transportation (F.D.O.T.) Right of Way Map F.P. No. 2197494 (said map being on file at F.D.O.T. District 3 Office, Chipley, Florida); said point being on a non-tangent curve to the left (concave southerly); thence from a tangent bearing of North 73°02'23" West, northwesterly along said centerline and said curve, having a radius of 1,432.97 feet, for an arc distance of 439.60 feet, through a central angle of 17°34'37" to end of curve; thence South 89°23'00" West 3,056.45 feet along said survey line; thence South 89°21'31" West 411.14 feet; thence departing said centerline of survey, run North 00°38'29" West 50.00 feet to an intersection of the existing northerly right of way line of said State Road 263, as shown on said Right of Way Map with the westerly line of that certain property as described in Official Records Book 1410, Page 969 of the Public Records of Leon County, Florida and POINT OF BEGINNING; thence North 00°06'42" West 130.01 feet along said westerly property line; thence departing said property line, run South 89°21'31" West 80.50 feet to the westerly line of said Burr Subdivision; thence South 00°19'32" East 130.00 feet along said westerly line to said existing northerly right of way line of State Road 263; thence North 89°21'31" East 80.01 feet along said northerly right of way line to POINT OF BEGINNING;

Containing 10,433 square feet, more or less.

Exhibit A

**RESOLUTION NO. 2018-05
(Parcel 111)**

ACQUISITION OF PROPERTY FOR CONSTRUCTION OF THAT CERTAIN TRANSPORTATION FACILITY THAT IS PART OF STATE ROAD 263/CAPITAL CIRCLE FROM COUNTY ROAD 2203/SPRINGHILL ROAD TO STATE ROAD 371/ORANGE AVENUE IN LEON COUNTY, FLORIDA, WHICH IS DESIGNATED AS ITEM/SEGMENT NUMBER 2197494

A RESOLUTION OF LEON COUNTY – CITY OF TALLAHASSEE BLUEPRINT INTERGOVERNMENTAL AGENCY RECOGNIZING AND ESTABLISHING THAT A VALID PUBLIC PURPOSE IS SERVED BY THE CONSTRUCTION OF THAT CERTAIN TRANSPORTATION FACILITY THAT IS PART OF STATE ROAD 263/CAPITAL CIRCLE FROM COUNTY ROAD 2203/SPRINGHILL ROAD TO STATE ROAD 371/ORANGE AVENUE IN LEON COUNTY FLORIDA, WHICH IS DESIGNATED AS ITEM/SEGMENT NUMBER 2197494, TO BE KNOWN AS THE FDOT W1 ROAD IMPROVEMENT PROJECT (THE PROJECT); AND DETERMINING THAT PRIVATE PROPERTY IS NECESSARY FOR THE IMPLEMENTATION OF THE PROJECT; AND AUTHORIZING BLUEPRINT AND ITS AGENTS AND DESIGNEES TO ACQUIRE THE NECESSARY PROPERTY BY GIFT, DONATION, PURCHASE, OR THE EXERCISE OF EMINENT DOMAIN PROCEEDINGS.

WHEREAS, Leon County-City of Tallahassee Blueprint Intergovernmental Agency (the Agency) was created by Interlocal Agreement on October 27, 2000, as subsequently amended and restated on December 9, 2015, (“collectively, “Interlocal Agreement”) pursuant to the provisions of Chapter 163.01, Florida Statutes; Article VII, Sections 1 and 3 of the Constitution of the State of Florida; Chapter 166, Florida Statutes; Chapter 125, Florida Statutes; Chapter 212; and other applicable provisions of law, to undertake the acquisition, financing, planning, constructing, managing, operating, servicing, utilizing, owning and exchanging of the Blueprint Projects as set forth in the Interlocal Agreement; and

WHEREAS, in order to accomplish its purposes the Agency shall have the power, pursuant to direction or authorization by its Board of Directors, by its bylaws or by the powers

granted by the Interlocal Agreement, to appropriate property by gift, donation, purchase, or by exercising its right and power of eminent domain, including the procedural powers under Chapter 73 and 74, Florida Statutes, pursuant to its delegated authority as set forth generally in Chapters 125, 127, 163, 166 and 337, Florida Statutes, and more specifically as set forth in Section 163.01(7)(f), including the eminent domain power granted to the State of Florida, Department of Transportation (Department) by Section 337.27(1), Florida Statutes; and

WHEREAS, the Board of Directors on July 10, 2000, determined that the proceeds of the Dedicated Sales Surtax dedicated to the Blueprint 2000 Projects would be used for the purpose of funding Blueprint 2000 Projects as approved by the Board representing both “first priority” and “second priority” projects; and

WHEREAS, the Project is included within one of the Blueprint 2000 first priority projects, identified as the widening of SR263/Capital Circle from SR 20/Blountstown Highway to CR 2203/Springhill Road, which was reaffirmed as a first priority project in the Second Amended and Restated Interlocal Agreement, dated December 9, 2105; and

WHEREAS, the Agency and the State of Florida, Department of Transportation, entered into a Joint Project Agreement, dated June 27, 2016, and as amended on or about February 23, 2017, Contract Number AS243, (“Agreement”), in accordance with Sections 334.004 and 339.12, Florida Statutes, whereby the Agency agreed to administer all elements of right of way acquisition on the Project. The Agreement authorizes the Agency to acquire all property (both real and personal) in the name of the Department, which is necessary to complete the Project. This authority is deemed to include the Agency’s use of the power of eminent domain to condemn the property necessary for the Project in the name of the Department; and

WHEREAS, the Department intends improve that portion of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue to increase capacity and improve the flow of traffic along this corridor and to adequately accommodate expected future vehicular traffic; and

WHEREAS, it is in the public interest and for the public benefit to improve, expand and/or alter the flow of traffic on SR 263; and

WHEREAS, the Agency, the Department and their respective consultants have considered and weighed many factors, including but not limited to the availability of an alternate route, costs, environmental factor, long range planning and safety considerations; and

WHEREAS, the implementation of the Project with the design concepts as approved by the Department and Agency, after consideration of public participation at the public meetings, necessitated the acquisition of these private properties for use in the construction of the Project.

NOW, THEREFORE BE IT RESOLVED BY LEON COUNTY – CITY OF TALLAHASSEE BLUEPRINT INTERGOVERNMENTAL AGENCY, that:

Section 1. The Agency hereby determines that the improvement of that part of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue in Leon County, Florida, represents a valid Agency public purpose.

Section 2. The Agency hereby approves the map of location and the survey identifying the property necessary, a copy of which is on file and available at the Blueprint Offices, currently located at 315 S. Calhoun St., Suite 450, Tallahassee, FL 32301, and determines that the right of way depicted and described as **Parcel 111** in Exhibit A attached hereto, is necessary for implementation of the Project. The property to be acquired is located within Leon County, State of Florida.

Section 3. The Agency hereby authorizes, empowers and directs the Agency and its officials, employees, designees or agents, to acquire by gift, donation, purchase, or by the exercise of its power of eminent domain a fee simple interest in the property identified on Exhibit A as **Parcel 111**, reserving unto the owner(s) the rights of ingress and egress over said parcel to the remaining property, if any, which rights are not to be inconsistent with the Project.

Section 4. The Agency acknowledges that additional properties may be necessary for the completion of the Project, and that, upon the determination by engineers and surveyors of those additional properties, a resolution shall be obtained to include identification of any such additional necessary properties.

Section 5. The Agency acknowledges that, in the course of implementing the Project, the boundaries of the property identified in Exhibit A may differ from that of the property actually acquired because of engineering design changes, negotiated changes resulting in savings in the cost of acquisition, or other such changes made in the best interest of the Leon County – City of Tallahassee Blueprint Intergovernmental Agency, and the Agency agrees that the authority granted by this Resolution shall extend to any acquisition of property involving such changes.

Section 6. The Agency, through its officials, employees, designees or agents are hereby authorized to institute eminent domain proceedings as necessary to complete the acquisition of the property identified in Exhibit A, as **Parcel 111** by the earliest possible date, which authority shall include signing of the Declaration of Taking and utilizing of any and all laws of the State of Florida applicable thereto, and to compensate the interested parties as required by law.

Section 7. This Resolution shall become effective immediately upon its adoption.

DONE, ADOPTED AND PASSED by Leon County – City of Tallahassee Blueprint Intergovernmental Agency of Leon County, Florida, this 20th day of September 2018.

ATTESTED BY:

TALLAHASSEE-LEON COUNTY, FLORIDA

By: _____
Shelonda Meeks
Board Secretary

By: _____
Curtis Richardson, Chairman
Blueprint Intergovernmental Agency

APPROVED AS TO FORM:

By: _____
Patrick T. Kinni, Esq.
Blueprint Intergovernmental Agency

**SR 263 Capital Circle Road Improvement Project from County Road
2203/Springhill Road to State Road 371/Orange Avenue (W1) Project.**

Parcel 111 – Legal Description:

A parcel of land being in Section 5, Township 1 South, Range 1 West, Leon County, Florida, described as follows: Commence at a 5/8 inch iron rod and cap (no ID) marking the southeast corner of said Section 5; thence South 89°24'11" West 1,986.04 feet along the south line of said Section 5 to the existing westerly right of way line of State Road 263, as shown on Florida Department of Transportation (F.D.O.T.) Right of Way Map F.P. No. 2197494 (said map being on file at F.D.O.T. District 3 Office, Chipley, Florida) and POINT OF BEGINNING; thence continue South 89°24'11" West 150.26 feet along said section line to a point on a non-tangent curve to the left (concave westerly); thence departing said section line, from a tangent bearing of North 09°12'58" West, northwesterly along said curve, having a radius of 840.00 feet, for an arc distance of 299.17 feet, through a central angle of 20°24'21" to end of curve; thence North 29°37'19" West 410.28 feet to a point on a tangent curve to the right (concave easterly); thence northwesterly along said curve, having a radius of 2,198.00 feet, for an arc distance of 413.62 feet, through a central angle of 10°46'55" to said existing westerly right of way line of State Road 263 and end of curve; said point being on a non-tangent curve to the left (concave easterly); thence from a tangent bearing of South 25°41'10" East, southerly along said right of way line and said curve, having a radius of 1,196.27 feet, for an arc distance of 322.27 feet, through a central angle of 15°26'06" to end of curve; thence South 41°07'16" East 347.19 feet to a point on a tangent curve to the right (concave westerly); thence southeasterly along said right of way line and said curve, having a radius of 905.32 feet, for an arc distance of 536.68 feet, through a central angle of 33°57'55" to POINT OF BEGINNING;

Containing 2.599 acres, more or less.

Exhibit A

**RESOLUTION NO. 2018-06
(Parcel 801)**

ACQUISITION OF PROPERTY FOR CONSTRUCTION OF THAT CERTAIN TRANSPORTATION FACILITY THAT IS PART OF STATE ROAD 263/CAPITAL CIRCLE FROM COUNTY ROAD 2203/SPRINGHILL ROAD TO STATE ROAD 371/ORANGE AVENUE IN LEON COUNTY, FLORIDA, WHICH IS DESIGNATED AS ITEM/SEGMENT NUMBER 2197494

A RESOLUTION OF LEON COUNTY – CITY OF TALLAHASSEE BLUEPRINT INTERGOVERNMENTAL AGENCY RECOGNIZING AND ESTABLISHING THAT A VALID PUBLIC PURPOSE IS SERVED BY THE CONSTRUCTION OF THAT CERTAIN TRANSPORTATION FACILITY THAT IS PART OF STATE ROAD 263/CAPITAL CIRCLE FROM COUNTY ROAD 2203/SPRINGHILL ROAD TO STATE ROAD 371/ORANGE AVENUE IN LEON COUNTY FLORIDA, WHICH IS DESIGNATED AS ITEM/SEGMENT NUMBER 2197494, TO BE KNOWN AS THE FDOT W1 ROAD IMPROVEMENT PROJECT (THE PROJECT); AND DETERMINING THAT PRIVATE PROPERTY IS NECESSARY FOR THE IMPLEMENTATION OF THE PROJECT; AND AUTHORIZING BLUEPRINT AND ITS AGENTS AND DESIGNEES TO ACQUIRE THE NECESSARY PROPERTY BY GIFT, DONATION, PURCHASE, OR THE EXERCISE OF EMINENT DOMAIN PROCEEDINGS.

WHEREAS, Leon County-City of Tallahassee Blueprint Intergovernmental Agency (the Agency) was created by Interlocal Agreement on October 27, 2000, as subsequently amended and restated on December 9, 2015, (“collectively, “Interlocal Agreement”) pursuant to the provisions of Chapter 163.01, Florida Statutes; Article VII, Sections 1 and 3 of the Constitution of the State of Florida; Chapter 166, Florida Statutes; Chapter 125, Florida Statutes; Chapter 212; and other applicable provisions of law, to undertake the acquisition, financing, planning, constructing, managing, operating, servicing, utilizing, owning and exchanging of the Blueprint Projects as set forth in the Interlocal Agreement; and

WHEREAS, in order to accomplish its purposes the Agency shall have the power, pursuant to direction or authorization by its Board of Directors, by its bylaws or by the powers

granted by the Interlocal Agreement, to appropriate property by gift, donation, purchase, or by exercising its right and power of eminent domain, including the procedural powers under Chapter 73 and 74, Florida Statutes, pursuant to its delegated authority as set forth generally in Chapters 125, 127, 163, 166 and 337, Florida Statutes, and more specifically as set forth in Section 163.01(7)(f), including the eminent domain power granted to the State of Florida, Department of Transportation (Department) by Section 337.27(1), Florida Statutes; and

WHEREAS, the Board of Directors on July 10, 2000, determined that the proceeds of the Dedicated Sales Surtax dedicated to the Blueprint 2000 Projects would be used for the purpose of funding Blueprint 2000 Projects as approved by the board representing both “first priority” and “second priority” projects; and

WHEREAS, the Project is included within one of the Blueprint 2000 first priority projects, identified as the widening of SR263/Capital Circle from SR 20/ Blountstown Highway to CR 2203/Springhill road, which was reaffirmed as a first priority project in the Second Amended and Restated Interlocal Agreement, dated December 9, 2015; and

WHEREAS, the Agency and the State of Florida, Department of Transportation, entered into a Joint Project Agreement, dated June 27, 2016, and as amended on or about February 23, 2017, Contract Number AS243, (“Agreement”), in accordance with Sections 334.004 and 339.12, Florida Statutes, whereby the Agency agreed to administer all elements of right of way acquisition on the Project. The Agreement authorizes the Agency to acquire all property (both real and personal) in the name of the Department, which is necessary to complete the Project. This authority is deemed to include the Agency’s use of the power of eminent domain to condemn the property necessary for the Project in the name of the Department.

WHEREAS, the Department intends improve that portion of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue to increase capacity and improve the flow of traffic along this corridor and to adequately accommodate expected future vehicular traffic; and

WHEREAS, it is in the public interest and for the public benefit to improve, expand and/or alter the flow of traffic on SR 263; and

WHEREAS, the Agency, the Department and their respective consultants have considered and weighed many factors, including but not limited to the availability of an alternate route, costs, environmental factor, long range planning and safety considerations; and

WHEREAS, the implementation of the Project with the design concepts as approved by the Department and Agency, after consideration of public participation at the public meetings, necessitated the acquisition of these private properties for use in the construction of the Project.

NOW, THEREFORE BE IT RESOLVED BY LEON COUNTY – CITY OF TALLAHASSEE BLUEPRINT INTERGOVERNMENTAL AGENCY, that:

Section 1. The Agency hereby determines that the improvement of that part of State Road 263/Capital Circle from County Road 2203/Springhill Road to State Road 371/Orange Avenue in Leon County, Florida, represents a valid Agency public purpose.

Section 2. The Agency hereby approves the map of location and the survey identifying the property necessary, a copy of which is on file and available at the Blueprint Offices, currently located at 315 S. Calhoun St., Suite 450, Tallahassee, FL 32301, and determines that the permanent drainage easement depicted and described as **Parcel 801** in Exhibit A attached hereto, is necessary for implementation of the Project. The property interest to be acquired is located within Leon County, State of Florida.

Section 3. The Agency hereby authorizes, empowers and directs the Agency and its officials, employees, designees or agents, to acquire by gift, donation, purchase, or by the exercise of its power of eminent domain a permanent drainage easement interest in the property identified on Exhibit A as **Parcel 801**, reserving unto the owner(s) the rights of ingress and egress over said parcel to the remaining property, if any, which rights are not to be inconsistent with the Project.

Section 4. The Agency acknowledges that additional properties may be necessary for the completion of the Project, and that, upon the determination by engineers and surveyors of those additional properties, a resolution shall be obtained to include identification of any such additional necessary properties.

Section 5. The Agency acknowledges that, in the course of implementing the Project, the boundaries of the property interest identified in Exhibit A may differ from that of the property actually acquired because of engineering design changes, negotiated changes resulting in savings in the cost of acquisition, or other such changes made in the best interest of the Leon County – City of Tallahassee Blueprint Intergovernmental Agency, and the Agency agrees that the authority granted by this Resolution shall extend to any acquisition of property involving such changes.

Section 6. The Agency, through its officials, employees, designees or agents are hereby authorized to institute eminent domain proceedings as necessary to complete the acquisition of the property identified in Exhibit A, as **Parcel 801** herein by the earliest possible date, which authority shall include signing of the Declaration of Taking and utilizing of any and all laws of the State of Florida applicable thereto, and to compensate the interested parties as required by law.

Section 7. This Resolution shall become effective immediately upon its adoption.

DONE, ADOPTED AND PASSED by Leon County – City of Tallahassee Blueprint Intergovernmental Agency of Leon County, Florida, this 20th day of September 2018.

ATTESTED BY:

TALLAHASSEE-LEON COUNTY, FLORIDA

By: _____
Shelonda Meeks
Board Secretary

By: _____
Curtis Richardson, Chairman
Blueprint Intergovernmental Agency

APPROVED AS TO FORM:

By: _____
Patrick T. Kinni, Esq.
Blueprint Intergovernmental Agency

**SR 263 Capital Circle Road Improvement Project from County Road
2203/Springhill Road to State Road 371/Orange Avenue (W1) Project.**

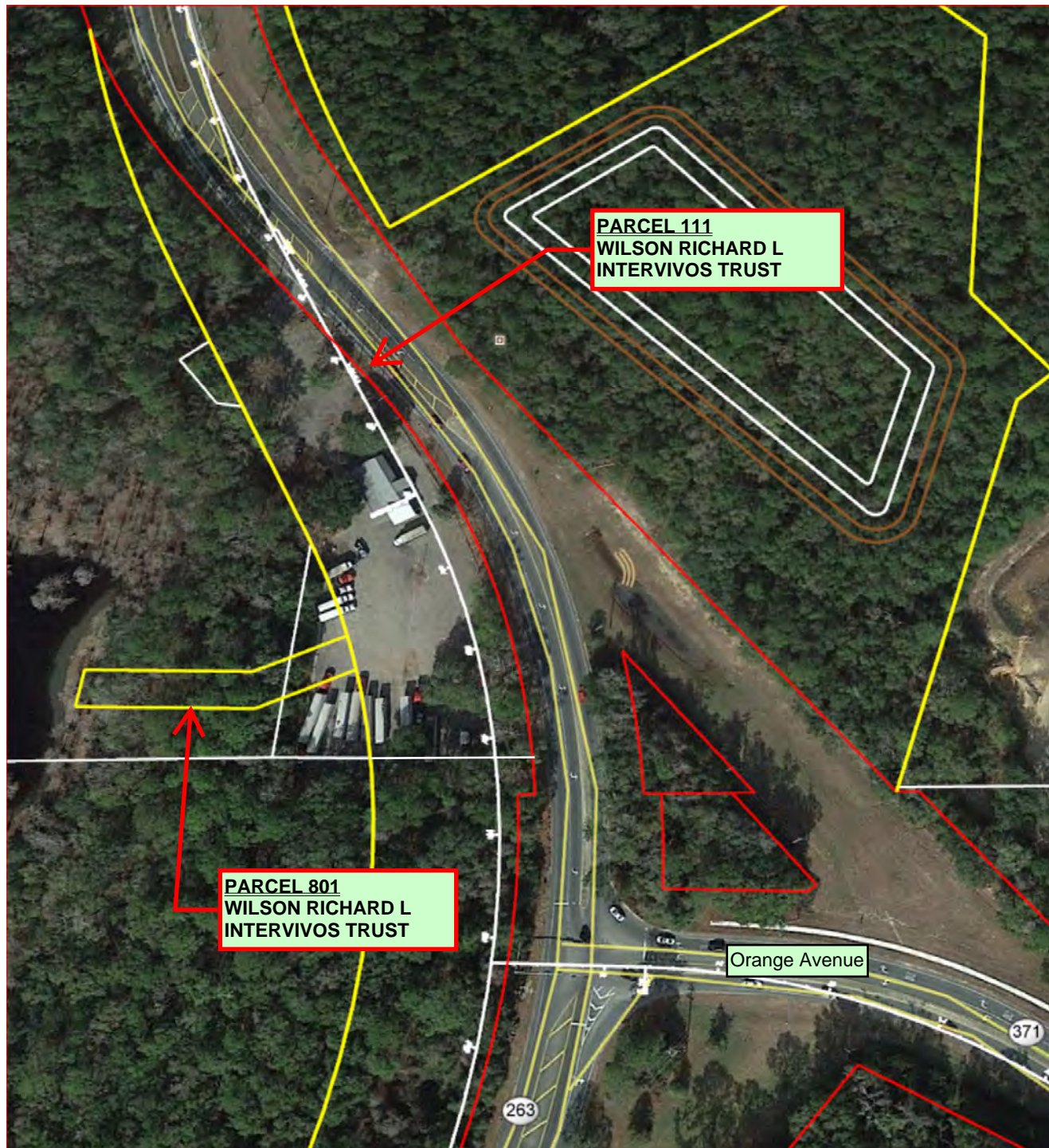
Parcel 801 – Legal Description:

A parcel of land being in Section 5, Township 1 South, Range 1 West, Leon County, Florida, described as follows: Commence at a 5/8 inch iron rod and cap (no ID) marking the southeast corner of said Section 5; thence South 89°24'11" West 2,020.14 feet along the south line of said Section 5 to centerline of construction of State Road 263, as shown on Florida Department of Transportation (F.D.O.T.) Right of Way Map F.P. No. 2197494 (said map being on file at F.D.O.T. District 3 Office, Chipley, Florida); being a point on a non-tangent curve to the left (concave westerly); thence from a tangent bearing of North 08°10'18" West, northerly along said centerline and said curve, having a radius of 955.00 feet, for an arc distance of 220.03 feet, through a central angle of 13°12'03" to end of curve; thence departing said centerline run South 68°37'39" West 115.00 feet to POINT OF BEGINNING; thence South 64°52'24" West 94.51 feet; thence North 89°23'03" West 162.35 feet; thence South 00°41'28" West 40.00 feet; thence South 89°23'03" East 171.56 feet; thence North 64°52'24" East 100.05 feet to a point on a non-tangent curve to the left (concave westerly); thence from a tangent bearing of North 18°37'58" West, northerly along said curve, having a radius of 840.00 feet, for an arc distance of 40.17 feet, through a central angle of 02°44'24" to end of curve and POINT OF BEGINNING;

Containing 10,576 square feet, more or less.

Exhibit A





White Lines are property lines per Leon County Property Appraiser' Office

Red line is Existing ROW line

Yellow is Proposed ROW line

Area between red and yellow is the acquisition area

On 111/801 the white line with dots on the left side is the new center line of the road - not a property line

#9

**Recognition and Sunset of the
Smokey Hollow Commemoration
Working Group**

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Blueprint Intergovernmental Agency Board of Directors Agenda Item

TITLE: Recognition and Sunset of the Smokey Hollow Commemoration Working Group

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint

Type of Item: Consent

STATEMENT OF ISSUE:

This agenda item serves to recognize the members of the Smokey Hollow Commemoration Working Group for their leadership, effort, and contribution to the Smokey Hollow Commemoration Project, as well as sunset the committee following the completion of the Smokey Hollow Commemoration project earlier this year.

SUPPLEMENTAL INFORMATION:

The creation of a Smokey Hollow Working Group was approved by the IA Board in September 2011 to assist in the identification, concept design, and implementation of the Smokey Hollow Commemoration. The Working Group consisted of former Smokey Hollow residents, John G. Riley Center & Museum representatives, FAMU and FSU History Department representatives, and other local historians, agencies, and interested citizens. Since formation, the Working Group has provided key insight into significant historic locations, created a neighborhood base map, collected oral histories from former Smokey Hollow residents and other locals, contributed to the concept development and site design, and participated in the Historic American Landscape Survey documentation, which is now included in the Library of Congress. Over the past seven years, the contributions of the Smokey Hollow Working Group have resulted in the award-winning Commemoration, neighborhood garden, and most recently, the restoration of the Smokey Hollow Barbershop. Through the direction of the IA Board and the hard work of the Working Group, the Smokey Hollow Commemoration received the following awards:

- 2018: Grassroots Initiative Award, Florida chapter of the American Planning Association
- 2017: Historic Landscape Award of Excellence, Tallahassee Trust for Historic Preservation
- 2015: Honor Award, AIA Tallahassee
- 2014: People's Choice Award, American Institute of Architects Florida
- 2013: Unbuilt Merit Award, AIA Tallahassee

With the restoration of the Smokey Hollow Barbershop and return of the structure the site, the work of the Smokey Hollow Commemoration Working Group is complete. The Blueprint Intergovernmental Agency thanks the many community members, including the following citizens who contributed personal stories, artifacts, and their time to create the Smokey Hollow Commemoration that the Tallahassee-Leon County now enjoys and learn from on a daily basis:

John E. Lawrence, *Chair*
Althemese Barnes, *Vice Chair*
Jeff Caster
Anthony E. Dixon
Zella Johnson Gaines
Rosetta Brundage Griffin

Julianne Hare
Cicero Hartsfield
Mary Hartsfield
Jennifer Koslow
Velma White Larkins
Essie Shears McGee
Miaisha Simmons Mitchell

Lester F. Oliver
Maggie L. Oliver
Torrio Osborne
Mia Shargel
Jeslyn L. White

Given that the project is complete and the mission of the Working Group has been concluded, it is recommended that the Smokey Hollow Commemoration Working Group be sunset effective September 20, 2018.

Action by TCC and CAC: This item was presented to the CAC at their September 6, 2018 meeting. This item was not presented to the TCC.

OPTIONS

Option 1: Sunset the Smokey Hollow Commemoration Working Group.

Option 2: IA Board direction.

RECOMMENDED ACTION:

Option 1: Sunset the Smokey Hollow Commemoration Working Group.

#10

**Ratification of IA Board Workshop
Actions**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Ratification of IA Board Workshop Actions

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint

Type of Item: Consent

TO BE PROVIDED:

This item will be provided under separate cover following the Intergovernmental Agency Board of Directors Workshop on September 20, 2018.



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#11

**Acceptance of the Status Report on
the Activities for the Applied Science
and Advance Manufacturing Target
Industries, Specifically Regarding
Magnetic Technologies**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Acceptance of the Status Report on the Activities for the Applied
Advance Manufacturing Target Industries and Approval to Implement Phase
One of the Site Inventory Program Utilizing Existing Resources

Date: September 20, 2018

Requested By: OEV Staff

Contact: Office of Economic Vitality

Type of Item: General Business

STATEMENT OF ISSUE:

This item seeks acceptance by the Blueprint Intergovernmental Agency Board of Directors (IA Board) on the status report related to the activities for the applied science and advance manufacturing target industries, specifically regarding magnetic technologies.

In addition, this item seeks approval by the IA Board to implement phase one of the site inventory program utilizing existing resources previously allocated for activities for the applied science and advance manufacturing target industries in an amount not to exceed \$25,000. The Strategic Plan is has identified the need to identify and develop a full inventory of all available products (sites and building).

STRATEGIC PLAN:

The Magnetic Technologies Taskforce directly supports Goal 1.B. of the Economic Development Strategic Plan:

- a. Form an advisory group called the Magnetic Technologies Task Force to be chaired by a private business leader (who will also serve on the Economic Vitality Leadership Council) with knowledge in the industry.
- b. Working with all the stakeholders, conduct business intelligence to identify potential customers for magnetic technologies which may benefit from a location close to the National High Magnetic Field Laboratory.

This item also directly supports Goal 1.D.1 of the Economic Development Strategic Plan, specifically regarding sites and buildings to support the efforts of the business attraction services:

- d.1. Identify and develop a full inventory of all available products (sites and buildings) along with the workforce, resources, and other factors that create the total picture a company may consider in choosing to relocate or expand in Tallahassee-Leon County.

SUPPLEMENTAL INFORMATION:

Building upon current momentum to continually enhance Tallahassee-Leon County economic competitiveness and to align an existing staff within the Office of Economic Vitality to support the Magnetic Taskforce and the target industries of applied science and advance manufacturing, a holistic two prong approach is being implemented by the Office of Economic Vitality. This approach includes utilizing existing staff support as well as external business attraction leads contract. Staff is in the process of onboarding personal within the Business Vitality and Intelligence Division to manage the target sectors of applied sciences and advance manufacturing. More specifically, this existing position's duties and responsibilities will also include staffing the Magnetic Taskforce and working toward the accomplishment of the strategic actions to ensure the cultivation of a business cluster around magnetic technologies.

With regards to business attraction, developing a continuous pipeline of qualified leads, and ultimately winning more projects, is a continuous challenge for every economic development organization, specifically challenging to embark on the build of a new business cluster. According to DCI (an industry leader in economic development consultation) Winning Strategies survey, 46% of participates rank "dialogue with industry peers" as the top source of business attraction leads. For that reason and in order continue to generate a pipeline of business attraction leads, build upon existing assets and research opportunities specifically in magnetic technologies, the IA Board authorize the development and award of a competitive request for proposals (RFP) on business attraction leads on March 1, 2018 in an amount not to exceed \$200,000 per year and to support the cultivation of a business cluster around magnetic technologies.

A committee comprised of staff and three members of the Magnetic Taskforce served on the evaluation committee for the RFP. Research on Investment (RIO) was selected as preferred company and will assist OEV with business attraction services to provide a specific listings of companies that meet Tallahassee-Leon County's business attraction criteria for sectors, market, and size and in this case be targeted solely on companies who products rely on applied science and most specifically those companies that focus on magnetic technologies. ROI is an international company that specializes in investment and business attraction to build an industry cluster around magnetic technologies and advanced manufacturing. They bring over 15 years of experience and has collaborated with over 350 economic development organizations and private sector companies worldwide. This company uses their cutting-edge technology combined with big data and talented people to target companies that are primed for expansion and attract them to our community. These partnerships have resulted in the identification and facilitation of over \$10 billion of capital investment and the creation of hundreds of thousands new jobs. The contract with ROI is over a three year period in the amount of \$115,000 per year to support the growth of an applied science and advance manufacturing cluster.

As called for the strategic plan, the next step in this process is to develop an inventory of quality sites to strengthen its current inventory of available properties suitable for companies within these two target industries to locate in an expeditious manner. The ultimate goal is to identify high-quality strategic sites that support Tallahassee-Leon County's target industries and well position those sites. This includes looking at the land inventory available inside of Innovation

Park as well as other areas that may be suitable in Tallahassee-Leon County. Staff is recommending that the IA Board approve the implementation of a site inventory program with primary project objective is to initiate phase one of the site inventory program with site discovery, to identify potential quality raw land well suited to host industrial and commercial projects (Attachment #1). More specifically, this site inventory program will identify a variety of project land use subsets including manufacturing and assembly, logistics/distribution, R&D/technology/medical and business parks to support the efforts of business expansion and attraction specifically with the target industries. With time to mature, a diverse real estate inventory will ensure Tallahassee-Leon County can compete for a wider array of projects beyond light industrial investments. This site inventory analysis also provides the real estate asset foundation necessary to fortifying Tallahassee-Leon County competitiveness for quality job-creating project investments in an amount not to exceed \$25,000. This initial site discovery phase is estimated to take three months. Staff will be bring back a report to the Board in early 2019.

CONCLUSION:

It is important to note that these actions approved by the IA Board are the first steps in the process to capitalize on the unique assets of our community and build a critical industry mass around the preeminent centers of research, specifically with National High Magnetic Field Laboratory as called for in both the Strategic Plan and the Target Industry Study. These concerted efforts demonstrate that OEV is making a compelling case about this community's regional economic competitiveness and that Tallahassee-Leon County is Florida's Capital for Business, especially for magnetic technologies.

Staff recommends the IA Board accepts the status report on the activities for the applied science and advance manufacturing target industries, specifically regarding magnetic technologies. Staff also recommends that the IA Board approve the implementation of phase one of the site inventory program, as called for the in the Strategic Plan, utilizing existing resources previously allocated for activities for the applied science and advance manufacturing target industries in an amount not to exceed \$25,000. This initial site discovery phase is estimated to take three months. Staff will be bring back a report to the Board in early 2019.

Action by CAC and EVLC: This item was presented to the CAC and the EVLC at their September 9, 2018 and September 12, 2018 meetings respectively. The CAC and EVLC both accepted the report as presented.

OPTIONS:

1. Accept the status report on the activities for the applied science and advance manufacturing target industries, specifically regarding magnetic technologies.
2. Approve the implementation of phase one of the site inventory program utilizing existing resources previously allocated for the applied science and advance manufacturing target industries in an amount not to exceed \$25,000.

3. Do not accept status report on the activities for the applied science and advance manufacturing target industries, specifically regarding magnetic technologies.
4. IA Board Direction.

RECOMMENDED ACTION:

- Option 1: Accept the status report on the activities for the applied science and advance manufacturing target industries.
- Option 2: Approve the implementation of phase one of the site inventory program utilizing existing resources previously allocated by the IA Board for activities for the applied science and advance manufacturing target industries in an amount not to exceed \$25,000.

Attachments:

1. Strategic Sites Inventory Program Proposal





17170 Perkins Road
Baton Rouge, Louisiana 70810
(225) 753-0325
www.location-design.com

October 30, 2017

Mr. Al Latimer
Director, OEV
Tallahassee-Leon County Office of Economic Vitality
315 S. Calhoun Street, Suite 450
Tallahassee, Florida 32301

RE: Proposal for Strategic Sites Inventory Program Expansion
Expanded Phase I: Site Discovery
Proposal No. 17-080

Dear Mr. Latimer:

Leotta Location and Design, LLC (LL+D) is pleased to present the Tallahassee-Leon County Office of Economic Vitality (Tallahassee-Leon County) with this proposal for expansion of the Strategic Sites Inventory (SSI) Program. The proposed SSI Program expansion will build upon the Florida SSI Program LL+D has been conducting for Duke Energy (Duke), Florida Power & Light (FP&L), and Gulf Power in partnership with the Florida Department of Economic Opportunity (DEO) and Enterprise Florida, Inc. (EFI) since November 2013. The proposed SSI Program expansion will provide the real estate asset foundation necessary to fortifying Tallahassee-Leon County competitiveness for quality job-creating project investments.

The proposed SSI Program expansion will realize cost saving from the initial Duke investment in 2014 that included heavy and light industrial site searches under SSI Phase I across north and central Florida. Leon County was included in the twenty-three county project study area. The Duke SSI Program investments has provided the foundation for efficient expansion of strategic site inventory development through the application of LL+D project land use suitability models and initial site searches for industrial and commercial sites.

Provided herein are a discussion of project objectives, SSI Program purpose and history, SSI Program benefits, scope of services, deliverables, project investment, and estimated timetable for completion.

Understanding of Project Objectives

LEO understands that Tallahassee-Leon County recognizes the need to develop an inventory of quality sites to strengthen its current inventory of available properties for economic development land uses. As such, the primary project objective will be to initiate the SSI Program with the first program phase, site discovery, to identify potential quality raw land well suited to host industrial and commercial projects. More specifically, LL+D will identify a variety of project land use subsets including manufacturing and assembly, commercial/freight logistics, R&D/technology/medical, agribusiness, and business parks. With time to mature, a diverse real estate inventory will ensure Tallahassee-Leon County can compete for a wider array of projects beyond heavy and light the industrial investments. The ultimate goal is to identify high-quality strategic sites that support Tallahassee-Leon County's target industries and position those sites for graduation to market through the SSI Program implementation.

SSI Program Purpose and History

The SSI Program is a proactive site selection initiative designed to identify properties highly suited to attract quality industrial and commercial project investments. The SSI Program is designed to increase community competitiveness in economic development by strengthening inventories of high-value real estate assets. Communities with strong workforce, infrastructure, education, and other key competitiveness attributes often lose projects due simply to the fact they don't have a suitable site to support the investment. The SSI Program provides a proactive solution to this problem through advance site selection. Strategic sites are subjected to a competitiveness determination through detailed engineering and environmental due diligence and landowner engagement to graduate sites to market at fair market values. The SSI Program was created with a singular focus: "quality sites = quality projects = quality jobs".

Since the initiation of the site readiness program in Louisiana in 2008, LL+D has implemented its SSI Program in seven additional states: Florida, Mississippi, Arkansas, Texas, North Carolina, South Carolina, and Ohio. To date over 3,200 potential high quality raw lands sites have been identified with 75+ sites having graduated to market. In LL+D's home state of Louisiana, over nine billion dollars in project investments and 5,000+ jobs can be attributed to the state's investment in strategic site inventory development.

BENEFITS OF INVESTING IN THE STRATEGIC SITES INVENTORY PROGRAM

"Product" development has emerged as a central need to ensuring communities can continue economic growth and job gains as existing commercial real estate asset inventories are depleted. LL+D's SSI Program is designed to identify and fully evaluate optimal locations to site quality job-creating economic development projects. Through logical and well-orchestrated site development phase, the SSI Program identifies and advances sites to market in a rapid and cost-conscious manner. The SSI Program will allow Tallahassee-Leon County to offer highly competitive locations that represent a balance between meeting a project's operational needs and protecting vulnerable cultural, environmental, and ecological resources. This translates into a strong competitive advantage by proactively marketing premium site locations and more effectively competing for projects through advance site selection.

Investment in LL+D's SSI Program for economic development will provide the following benefits:

- Rapid and targeted RFI response;
- Proactively market sites to site consultants and industry attract new opportunity;
- Quantify site strengths and challenges and plan for improvement;
- More accurately match sites to project needs;
- Geographically validate targeted industry assessments and provide foundation for economic development strategic planning;
- Negotiating leverage on property sale/lease prices;
- Gain reputation for having a high-quality sites inventory that is ready for ownership transfer which will drive higher visibility with site consultants;
- Provide support for or against zoning variances that may negatively impact site development for economic development;
- Strengthen overall community competitiveness.

LL+D's SSI Program includes a comprehensive approach to graduating only the highest quality sites to market-ready status. Strategic site inventory development begins with discovery of potential sites and advances through full engineering and environmental due diligence to ensure all facets of site quality and ultimate competitiveness are achieved. A key element to the SSI Program is landowner engagement in which a real estate option is required to be secured along with competitive sale or lease pricing prior to due diligence advancement.

The LL+D SSI Program includes the following phases:

- Phase I: Site Discovery
- Phase II: Preliminary Due Diligence
- Phase III: Landowner Engagement
- Phase IV: Formal Due Diligence
- Phase V: Branding and Marketing

Each SSI Program Phase is described as follows:

Phase I: Site Discovery, is the principle differentiator between the SSI Program and site “certification” programs of various incarnations across the country. Whereas conventional site certification programs evaluate properties that are already on the marketing regardless of suitability, the SSI Program Phase I constitutes a mining exercise in which previously unknown sites of exceptional quality for industrial and commercial projects are discovered.

Phase II: Preliminary Due Diligence entails a desktop engineering and environmental site review to confirm initial site development potential from Phase I discovery. The Phase II exercise is designed to expose and potential “fatal flaws” that would compromise site competitiveness. This includes a qualitative review of physical site characteristics, ecological conditions, transportation and utility connectivity, and surrounding land use compatibility along with rough-order-of-magnitude costs for site improvements and environmental permitting burden including potential wetlands mitigation.

Phase III: Landowner Engagement commences upon a site achieving a favorable development opinion from Phase II and constitutes pursuit of a real estate purchase option. Control of the subject property at a fair market value price is a requisite for site graduation to market.

Phase IV: Formal Due Diligence takes Phase II from an engineering and environmental review exercise to full “boots on the ground”, quantitative site physical inspection and documentation. Phase IV is administered judiciously with only select sites qualifying as candidates for formal due diligence. Sites that merit Phase IV investment typically are suited for large-scale capital investments which require quantification of site development advantages and risks.

Phase V: Branding and Marketing is necessary to activate the SSI Program investment by creating a comprehensive informational package to globally promote the location value to target industries. Phase V should be immediately prior to the successful completion of Phase III and graduation of a site to market. Phase III resources include compelling visual documentation of the subject site along with quantifiable development advantages of both the site and the host community.

The ultimate goal of the SSI Program is to create an inventory of quality sites which support project operational needs, are relatively free of encumbrances, and are readily transferable for sale or lease. Quality sites are at an all-time premium both in Florida and nationally. An investment in a quality sites inventory will enable Tallahassee-Leon County to position its communities to respond to economic opportunity. Strategic site development in conjunction with fortifying other key business and commerce competitive attributes will best position communities to expand sustainable tax revenues and create quality jobs.

SCOPE OF SERVICES

LL+D is proposing to implement Phase I of the SSI Program for Tallahassee-Leon County. This will include site searches for the full complement of project land uses (defined by LL+D's proprietary Core Suitability Models). The addition of less intensive project land uses than industrial and commercial/freight logistics will diversify Tallahassee-Leon County's real estate assets to support attraction of a wider array of target industries as well as secondary, or, indirect investments requiring smaller sites. *The SSI Phase I site search will result in newly identified sites that will also benefit county comprehensive land use planning by quantifying all viable properties for economic development that will require property zoning for highest and best use and protection from incompatible surrounding land uses.*

SSI Phase I: Site Discovery

SSI Phase I: Site Discovery provides for the initial identification of potential high-quality sites for economic development. Phase I is in effect a "mining" exercise to discover greenfield sites that exhibit good characteristics for commercial and industrial development based on satisfaction of conventional location criteria pertaining to both the site proper as well as the geographic setting and surrounding land use. The end objective is to provide communities with full discovery of their highest and best use sites for economic development and work toward the development of those sites into a strategic inventory to provide greater completeness in attracting and landing sustainable business investments and quality jobs. The scope of services for the proposed SSI project will encompass three primary tasks:

- Task 1:** **Core Suitability Modeling** – *apply suitability modeling for specified Core Suitability Models (project land uses) with corresponding individual transportation scenarios to create areas of interest (AOI) for site searches.*
- Task 2:** **Site Searches and Screening** – *search AOI within established project category acreage thresholds to identify potential sites with good quality characteristics based on Core Suitability Models scoring index and visual screening against environmental and engineering data features and aerial imagery to eliminate sites exhibiting obvious development obstacles.*
- Task 3:** **Site Mapping and Review** - *Consult with Tallahassee-Leon County staff and each member county EDO independently to review potential sites identified and rank sites for priority interest for advancing through next phase of the SSI Program, Phase II: Preliminary Due Diligence.*

Each project task is described below.

Task 1: Core Suitability Modeling

LL+D uses proprietary baseline suitability models for project land use (referred to throughout as Core Suitability Models) that define major economic development project types. Suitability modeling is the analysis foundation for our SSI Program and constitutes the basis for determining the optimal locations to explore to identify AOI for site development. The Core Suitability Models govern site quality through location algorithms that consider industry-specific criteria that define operational and compatibility location requirements. This translates into site search process efficiency by focusing only on geographic areas demonstrating excellent characteristics for economic development as suggested by the individual Core Suitability Model scoring indices for each project category and associated transportation scenario. In effect, the Core Suitability Models eliminate large areas of geography and reduce manual site searches to select areas of interest.

LEO's most common baseline suitability models include Heavy Industrial, Light Industrial, Commercial/Freight Logistics, R&D/Technology+Business Park, and Agribusiness. *LL+D is proposing to provide the Commercial/Freight Logistics, Agribusiness, R&D/Technology, and Business Park Core Suitability Models only.*

The Core Suitability Models will be applied with the associated transportation scenarios as stated:

- Commercial/Freight Logistics (25+ acre site searches)
 - Interstate Dependent
 - Multi-lane Divided Highway Dependent
- Agribusiness (75+ acre site searches)
 - Rail, Interstate Dependent
 - Rail, Multi-lane Divided Highway Dependent
 - Non-Rail, Interstate Dependent
 - Non-Rail, Multi-lane Divided Highway Dependent
- R&D/Tech (25+acre site searches)
 - Primary Local Transportation Routes
 - Multi-lane Divided Highway Dependent
- Business Park (25+acre site searches)
 - Primary Local Transportation Routes
 - Multi-lane Divided Highway Dependent

Each Core Suitability Model considers twelve to fifteen individual criteria represented by features or conditions germane to favorable development of the respective land use. The transportation scenarios listed above are the interchangeable features for each model to provide an opportunity for logistics diversity.

LL+D's Core Suitability Models are a licensed data product and may not be reproduced, reverse engineered, copied, displayed, or distributed in any format to any third party and is available as a "read only" visual image to authorized users of the LL+D SSI Portal. LL+D's Core Suitability Models are published only via the SSI Portal.

Task 2: Site Searches and Screening

This task entails the initial identification of potential new raw land sites in accordance with the applied Core Suitability Models and acreage designations specified in Task 1. Task 2 will result in the identification and screening of initial sites for strategic inventory consideration. *Site searches will be conducted county wide.* Site searches will be limited to single tracts and in limited instances subdivided contiguous tracts with like ownership as determined by parcel records (*LL+D will rely on digital GIS parcel data only for property boundary delineation and ownership information. This data is subject to availability and may not be current. LL+D cannot determine the accuracy or completeness of GIS parcel data and will make use of the data "as is" and note any material data limitations where observed*).

LL+D's site quality standard is defined by objective satisfaction of respective suitability model criteria, physical site attributes, surrounding infrastructure configuration, and subjective screening against conventional tolerances for site proximity to assets and vulnerabilities relative to project type. Visually screening of sites is performed to eliminate obvious undevelopable sites (e.g., observations of existing facilities, water features, heavy wetland observations, etc.) by visual interpretation of aerial imagery and a compliment of GIS data representing geographic and cultural features.

Site screening and preliminary due diligence is primarily a desktop exercise and depends heavily on current high-resolution aerial imagery and a comprehensive set of GIS data relevant to economic development and site selection. LL+D will research and acquire the GIS data features necessary to support strategic site identification and screening. This includes publicly available high-resolution aerial imagery for Florida (most recent year available).

LL+D's will compile a GIS database for the Tallahassee-Leon County SSI Program specifically to include data features relevant to site development. This data may include but is not limited to:

- 2010-2011 1-foot resolution aerial imagery provided by ESRI and 2016 USDA NAIP Imagery
- Transportation infrastructure
 - Road network including interstate, U.S. and state highways, and local roads
 - Class 1, 2, and 3 rail networks
 - Airports and airfields
 - Ports and intermodal facilities
- Hydrography including major navigable waterways by class
- Population centers and population density derived from Census data
- Cultural and community features including
 - Schools, universities, day care centers
 - churches
 - cemeteries
 - nursing homes, hospitals
- Emergency response facilities including fire and police protection
- FEMA flood zones
- Levee centerlines
- LiDAR elevation and contour data
- NRCS SSURGO soils data
- USGS GAP land cover
- USGS Nation Wetlands Inventory (where coverage exists)

All data inputs will originate from public domain data provided by state and federal data sources. All geospatial data inputs will be subject to availability and authorization for use from the issuing source. LL+D does not propose to conduct any geospatial data development or purchase commercial data for the purposes of performing this project.

LL+D has developed a systematic and effective methodology for screening potential sites for practical development. LL+D uses its methodology in conjunction with the GIS data cited above to evaluate sites to quantify advantages and challenges and issue an opinion on the optimal project use. The site screening is conducted within the context of achieving a strict quality standard and as such, many sites that appear to be of good economic value fail to receive a recommendation for pursuing for inventory.

The ultimate goal of site screening is to identify "fatal flaws" exhibited by a site that would render the site practically undevelopable or of low attractiveness to site consultants and industry prospects. LL+D uses a basic six-factor screening methodology to identify observable fatal flaws and subjectively quantify each site's development potential based on conditions present and information gleaned through the desktop analysis. The primary site screening factors include the following:

- Parcel Assembly
- Transportation Infrastructure
- Energy Infrastructure
- Cultural Considerations
- Flood Risk
- Potential Wetlands

The scope of services for the site screening task will entail visual desktop screening and ranking in general accordance with the following tasks:

- Individual site review and screening against the six factors described above;
- Notation of observed physical site characteristics, surrounding land use, and conditions both for and against development (select sites only based on initial determination of site potential competitive value);
- Map production displaying candidate sites symbolized by project use and size;
- Review of site screening with Tallahassee-Leon County staff and member counties;
- Determination of final candidate site nomination for advance to next phases of site development; and
- Loading of SSI potential sites in the SSI Portal for Tallahassee-Leon County staff and member counties to access and track strategic sites through the comprehensive inventory development process.

Ultimate site development potential and fatal flaw analysis cannot be determined without physically visiting the site and conducting formal engineering and environmental due diligence. However, LL+D is confident that our site screening methodology is highly effective in eliminating low quality or practically undevelopable sites and presents candidate sites with a high likelihood of enduring more formal engineering and environmental due diligence.

Task 3: Site Mapping and Review

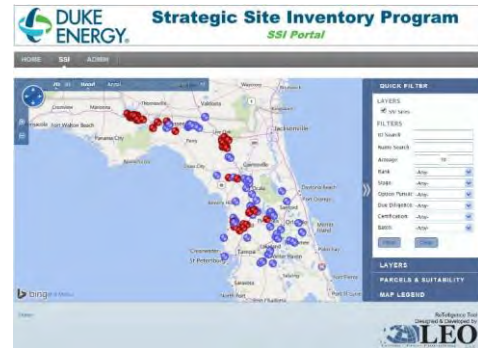
A single site map of each potential site screened will be generated and include an aerial image background. Basic reference features will include conceptual site boundary, primary transportation, major water features, population centers, and culturally significant features. The site map will be formatted 11"X17" landscape and include a vicinity inset, data source citation, and standard engineering title block reference content. All site maps will be made available electronically through the SSI Portal. No hard copy maps are to be produced by LL+D.

LEO will schedule an on-site review meeting with Tallahassee-Leon County at the chamber office in Tallahassee. The review meeting generally requires two to four hours to review and prioritize potential sites. The goal of the meeting is to collaboratively recommend from the palate of potential sites a select number of sites exhibiting the highest value and best chance for development for advancement to the next phases of site development. These sites will be recommended as candidate sites for further exploration for property owner interest and preliminary due diligence. LL+D will work directly with Tallahassee-Leon County staff to review, select, and prioritize potential site for subsequent levels of preliminary environmental and engineering due diligence to be performed outside the scope of this project.

Completion of SSI Phase I will provide significant value to Tallahassee-Leon County with the creation of a baseline of potential sites that have been initially screened for practical development. Tallahassee-Leon County will be able to consult the SSI database to identify potential sites for prioritization for subsequent due diligence. Additionally, the SSI database will provide rapid access to potential sites for response to RFI site criteria on a project-specific basis. In effect, the SSI Program Phase I provides the foundation for beginning the vetting process for full strategic sites inventory development.

SSI PORTAL

Completion of initial sites identification will provide significant value Tallahassee-Leon County with the creation of a baseline of potential sites that have been screened for practical development and ranked for project suitability. Tallahassee-Leon County staff will be able to view and track potential strategic sites via LL+D's SSI Portal and manage the advancement of the sites through the due diligence and land owner engagement steps of the SSI Program.



LEO developed the SSI Portal as a web-based interactive project portal for project team members to track progress of potential sites through the various phases of the SSI Program. The project portal is also a convenient means to display and deliver content in the form of maps, tabular summaries, and reports. LEO will provide a customized Tallahassee-Leon County SSI Project Portal which will include a secure website to track site inventory development progress on an interactive GIS map complete with high resolution aerial imagery and a complement of GIS data layers. The portal will also include access to site inventory development progress.

The SSI Project Portal would include the following basic features:

- Secure log in access;
- SSI Program site tracking indicating on an interactive map the location of
- potential sites color-coded by project type, size, and development status
- Access site maps as PDF documents for distribution or printing;
- Site search and filter capabilities by site status, project type, and size;
- Display of public domain GIS data layers pertinent to the project;
- Retrieve and print site maps and SSI Program status maps; and
- View applicable Core Suitability Models

The project portal will be a non-exclusive licensed web application for Tallahassee-Leon County use on the SSI Program implementation project. The SSI Portal required an annual licensing fee to be paid by Tallahassee-Leon County. All project data created by LL+D and any derivatives created thereof is and shall remain the exclusive property of LL+D. All data and content published through the SSI Portal shall not be available to any party external to the authorized license holders for SSI Portal use. All LL+D SSI Program data and content and derivatives thereof are LL+D proprietary business information and property and shall not be subject to public domain transfer or accessible through public records requests. LL+D will provide hosting and maintenance and warehouse all project data on our secure servers located at the VENYU Tier IV data center in Baton Rouge, Louisiana.

INTELLECTUAL PROPERTY PROTECTION AND DATA LICENSING

LL+D-developed GIS-based Core Suitability Models are the proprietary Intellectual Property of LL+D and LL+D reserves exclusive rights including, but not limited to, the design architecture and process methodology for all work product specified in this agreement. LL+D shall be unrestricted in the replication of any and all of the proposed work, scope items, and/or deliverables for like or similar uses for use by others unnamed in this proposal. LL+D considers the suitability models to be proprietary and reserves the exclusive rights to the design and architecture for all models. LL+D publishes only the analysis outputs. The electronic data representing GIS suitability model outputs is a licensed data product which may be used by the client for internal purposes as related to the proposed project. No portion of LL+D supplied suitability data may be transmitted, in whole or in part, in any format to any third party without prior written consent from LL+D.

PROJECT INVESTMENT

LL+D will provide the proposed services in accordance with the Scope of Services on a lump sum cost basis for a fee totaling **\$24,520.00**. This includes the first-year licensing to the SSI Portal. Should changes in scope occur, LL+D will not exceed the stated costs without prior written authorization from Clay County. A breakdown of project costs is as follows:

• Task I: Core Suitability Modeling	\$4,500.00
○ Data Acquisition, Model Preparation, and Execution	
○ CSM Use	
• Task II: Site Search and Screening	\$8,750.00
• Task III: Site Mapping and Review	\$3,620.00
• SSI Phase I Report Preparation	\$3,500.00
• SSI Portal License	
○ Portal Set Up (one-time fee)	\$2,500.00
○ Annual License – Year 1	INCLUDED
Meetings & Travel (includes one trip, two staff)	\$1,650.00

The actual project scope of work and scale of implementation will be determined based on availability of funding. The SSI Program is designed to be scalable for various levels of funding availability. LL+D will work with Tallahassee-Leon County to provide a project implementation approach based on funding availability. This may result in completion of the project scope over multiple budget cycles.

LL+D will provide the proposed services in accordance with the scope of services on a lump sum cost basis. This includes the first-year licensing to the SSI Portal. Should changes in scope occur, LL+D will not exceed the stated costs without prior written authorization from Tallahassee-Leon County. LL+D will bill client in two invoice cycles: 50% at project initiation and final 50% at completion of project and acceptance by client of project deliverables. Costs include all time, material, and travel expenses required to perform the scope of services. Annual SSI Portal renewal costs will be billed by LL+D on a twelve-month calendar basis from date of initial deployment. Tallahassee-Leon County may renew the SSI Portal at its sole discretion as LL+D does not require a minimum licensing term. All invoice payment terms are NET 30.

ESTIMATED PROJECT SCHEDULE

The following estimated project schedule per phase is as follows:

• Task I: Core Suitability Modeling	two weeks
• Task II: Site Search and Screening	four to six weeks
• Task III: Site Mapping and Review	one week

Project timeframes cited are intended to be estimates based on LL+D’s experience with similar projects and include calendar days. Actual completion time may be more or less depending on actual surface conditions observe through the site search and screening process. LL+D will notify Tallahassee-Leon County staff should any material issues arise during project performance that would significantly impact the delivery of task items within the estimated completion timeframes. LL+D has the capacity to begin the SSI Program implementation within thirty days of contract execution. This proposal is valid for forty-five days from data of delivery.

LL+D believes that our SSI Program will provide Tallahassee-Leon County with immediate value with the identification of quality sites that may be consulted for RFI response and proactive site development. The proposed initial SSI Program phase will set the foundation for Tallahassee-Leon County to expand the

program in the future to include more formal site due diligence and will allow unmatched value to its community stakeholders.

Communities cannot compete for quality economic development projects without quality, market-ready real estate assets. This product development program endeavors to aggressively build a strategic inventory of high quality greenfield sites to Tallahassee-Leon County has the real estate assets required to remain globally competitive for capital-intensive, quality job-creating business investments.

Leotta Location and Design appreciates the opportunity to provide economic development consulting services to the Tallahassee-Leon County Office of Economic Vitality. We look forward to continuing to build a strong working relationship and combining our resources in the best interest assisting Tallahassee-Leon County achieve economic success. Should you have any questions or need additional information, please give me a call at (225) 753-0325.

Regards,

Leotta Location and Design, LLC



Victor Leotta
Principal

#12

**Acceptance of the Capital Cascades
Trail Segment 3 Project Update and
Authorization Requests for the
Segment 3 Trail Amenities**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Acceptance of the Capital Cascades Trail Segment 3 Project Update and Authorization Requests for the Segment 3 Trail Amenities

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint Staff

Type of Item: Discussion

STATEMENT OF ISSUE

The purpose of this agenda item is to provide a Capital Cascades Trail Segment 3 (CCT3) project status update and to request Intergovernmental Agency (IA) Board approval of implementation for the following trail amenity components:

- (1) Amenity features at the proposed CCT Segment 3D-B Regional Stormwater Facility (Pond) and St. Marks Trailhead
- (2) Capital Cascades Trail Restroom
- (3) History & Culture Trail Artistic and Interpretive Installations.

The cost estimate for the remaining portions of CCT3 is \$12 million, which is comprised of \$7.9 million in previously IA-approved amenities and \$4.1 million for the amenities being sought for approval in this agenda item. A detailed cost of all remaining project components is available in Table 1 (herein). The existing CCT Segment 3 project has an unencumbered balance of \$11.6 million and the proposed FY 2019 Capital Budget allocation for the project is approximately \$4.4 million (see Agenda Item #14, part 2). The remaining funds in the project budget will be applied to the CCT Segment 4 project.

A comprehensive map for CCT3, including its respective segments, is included as Attachment #1.

BACKGROUND

At the February 29, 2016 meeting, the IA Board approved the CCT3 Concept Plan from Pinellas St. to the Central Drainage Ditch as well as implementation coordination with the City's FAMU Way project. The concept plan included:

- A new Segment 3D-B Regional Stormwater Facility (Pond) at the western end of the Capital Cascades Trail Segment 3;
- The alignment of the multi-use trail along FAMU Way;
- A trail loop with amenities around Coal Chute Pond; and
- A skateable public art feature alongside Coal Chute Pond.

On September 12, 2016, the Board approved a project budget of \$20.5M for design, construction, and right-of-way acquisition for the Pond, the multi-use trail, and the underground box culverts from Pinellas Street to the Central Drainage Ditch along Lake Bradford Road. This project budget did not include Segment 3 amenities such as the Pond landscape/hardscape and the new St. Marks Trailhead (located at the proposed Pond), the Trail Loop and Skateable Art at Coal Chute Pond, a new Restroom located near the playground along FAMU Way, and the History & Culture Trail (HCT) artistic interpretive installations.

SEGMENT 3 TRAIL COMPONENTS AND AMENITIES

The components and amenities of the Capital Cascades Trail Segment 3 project in its entirety include the following:

- CCT Segment 3D-B Regional Stormwater Facility (Pond) and box culvert system (previously approved);
- Pond landscape and hardscape amenities;
- St. Marks Trailhead at the Pond;
- Coal Chute Pond Trail Loop & Amenities (previously approved);
- Skateable Art Amenity at Coal Chute Pond (previously approved);
- Restroom at Capital Cascades Trail Segment 3C;
- History & Culture Trail artistic and interpretive installations.

Staff updates, analysis, and funding requests for these respective project components are included in the sections below. An overall CCT3 conceptual master plan is included as Attachment #2.

(1) Pond Landscape & Hardscape Amenities, the St. Marks Trailhead, and the Coal Chute Pond Trail Loop & Amenities

Project Update and Request

The proposed landscape and hardscape amenities for the Pond include a terracing of the Pond embankment, vegetation, lighting, a fountain, and decorative walls to camouflage the influent and effluent stormwater structures. The St. Marks Trailhead (Trailhead) located at the Pond will feature 15 to 25 on-site parking spaces, and the design of an open and well-lit trailhead which will promote safety and crime prevention. The Trailhead will be funded, in part, by the City Parks, Recreation & Neighborhood Affairs Department via a financial contribution of \$150,000. The conceptual design for the Pond amenities and Trailhead is included with this agenda item as Attachment #3. The current cost estimate for the proposed Pond amenities and for the new Trailhead is \$2,790,000 and is within the current project budget.

The previously IA Board approved concept plan for the Coal Chute Pond trail loop and amenities includes a multi-use trail around the perimeter of the pond, lighting, seating, landscaping and irrigation, a drinking fountain, and a pond fountain (see Attachment #4). The current cost estimate of the Coal Chute Pond trail loop and amenities is \$1,400,000 and is within the current project budget.

To maximize project efficiency, staff requests IA Board approval to advertise construction of the proposed Pond, the St. Marks Trailhead, and the Coal Chute Pond Trail Loop concurrent with the City's FAMU Way Phase 3 project later this year. As such, a construction bid solicitation is currently being prepared and is anticipated to be advertised in winter of 2018 with construction to begin in Spring of 2019. Combining the CCT3 construction with construction of the City's FAMU Way project has been beneficial through the savings of time and the economy of project scale, which produces decreased construction costs.

By way of background, Blueprint entered into an MOU with the City of Tallahassee on May 2, 2017 to provide for the simultaneous construction and joint funding of Capital Cascades Trail Segments 3B and 3C and the City's FAMU Way Project from Bronough Street to Pinellas Street. Subsequently two (2) amendments were made to the MOU between the City and Blueprint. The First Amendment, dated October 3, 2017 provided for additional design services for landscape/hardscape, electrical design and permitting along the Capital Cascades Trail Segment 3D and the FAMU Way Extension Phase 3. The Second Amendment, dated April 4, 2018, provided for the relocation of the existing sewer system along Gene Street allowing for construction of the proposed Pond 3D-B RSF which is part of the Capital Cascades Trail Segment 3D-B Project. Staff now requests IA Board approval for a Third Amendment to the existing MOU between the City and Blueprint allowing for the joint construction and funding of the Capital Cascades Trail Segment 3D Project and Phase 3 of the FAMU Way Extension Project as described above. The funding associated with Phase Capital Cascades Trail Segment 3 is within the project budget and is outlined on Table 1 herein.

Option 1: Authorize Blueprint to proceed with the procurement of the construction of the proposed Pond amenities, the St. Marks Trailhead, and the Coal Chute Pond Trail Loop in conjunction with the City of Tallahassee's FAMU Way Phase 3 project; and authorize the Intergovernmental Management Committee to execute a 3rd Amendment to the MOU by and between the City of Tallahassee and Blueprint Intergovernmental Agency, dated May 2, 2017, consistent herewith, in a form approved by legal counsel.

(2) Capital Cascades Trail Segment 3 Restroom

Background

Blueprint staff has worked with City of Tallahassee Parks, Recreation & Neighborhood Affairs to determine the need and location for a proposed restroom near the FAMU Way playground. Representatives from Railroad Square and playground goers have voiced multiple requests for restroom amenities in this frequently visited, social gathering space. Staff has reviewed the availability of public restroom facilities in the area and the closest public restroom is located in Cascades Park approximately 1 mile away.

Project Update and Request

A cost-benefit analysis was conducted, and staff has identified several possible locations for a new restroom facility, which is proposed to feature two family restroom stalls. All locations are near the existing playground and Railroad Square, on the north side of FAMU Way.

Staff requests IA Board approval to authorize the design of the proposed restroom facility near the FAMU Way playground using funds available in the approved CCT3 project budget. The current cost estimate to design and construct the proposed restroom is \$300,000 and is within the current project budget.

Option 2: Authorize Blueprint to procure the design and construction services for of the Capital Cascades Trail Segment 3 Restroom in accordance with the Blueprint Procurement Policy.
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(3) History & Culture Trail

Background

At the September 12, 2016 IA Board meeting staff presented, as information only, the concept of informational kiosks to be constructed in association with the proposed History and Culture Trail along FAMU Way and peripheral to Capital Cascades Trail Segment 3. Staff has collaborated with the FAMU History Department and a Working Group of FAMU Way Citizen's Committee members and neighborhood residents to develop the proposed History & Culture Trail (HCT) concept and content (a map for which is included as Attachment #5 and below in Figure 1). Interpretive history kiosks will display images, photographs, and historic information about the neighborhoods, businesses, and people of this area. Abstract and artistic installations are planned to complement the educational kiosks.

Figure 1 – Proposed History and Culture Trail Design Concept



There are currently five proposed locations for HCT installations near Lake Anita on the north side of the Capital Cascades Trail that were constructed during prior phases. The Working Group has identified the following five themes for each of these interpretive installations:

- Allen neighborhood business history;
- Allen neighborhood religious history;
- the life and influence of Congresswoman Carrie Meek;
- the life and culture of the Allen community;
- the relationship between the Allen neighborhood and FAMU.

There are additional installation locations programmed along the Capital Cascades Trail from MLK Boulevard to Gamble St. The themes for these installations include the importance of FAMU and the Civil Rights Movement, the economic engines that supported the surrounding neighborhood residents, and the story of the Villa Mitchell and Bond Neighborhoods.

Project Update and Request

Upon IA Board approval, staff will publish a request for proposals (RFP) for design-build firms with experience in designing and constructing outdoor interpretive elements. The firm will use the preliminary concept from DesignWorks to design, fabricate, and install the kiosks along the trail. Staff anticipates awarding a contract by winter 2018, with design starting in early 2019. Construction is anticipated to begin summer 2019.

Also upon IA Board approval, staff will publish an RFQ for sculptors with experience in designing and constructing public art. Staff has begun conversations with the Council on

Culture and Arts (COCA) to explore project feasibility. With IA Board approval, staff will partner with COCA in the publication and advertisement of the RFQ. COCA will also manage the impartial selection process. The artist(s) will collaborate with the Working Group to ensure accurate representation of each theme along the trail. The Knight Creative Communities Institute (KCCI) has also expressed a desire to work with Blueprint as part of their 2019 class project, which may include an artistic installation(s) along the trail. Staff anticipates awarding a contract by winter 2018, with design starting in early 2019. Construction is anticipated to begin summer 2019. The current estimate for the history and cultural trail amenities is \$942,000 and is within the current project budget.

Option 3: Authorize Blueprint to issue a RFP for the History & Culture Trail interpretive kiosk installations in accordance with the Blueprint Procurement Policy. Authorize staff to enter into an agreement with the Council on Culture and Arts to assist with the artist solicitation and selection of the public art component of this project, in a form approved by legal counsel and authorize the Intergovernmental Management Committee Director to execute same, in accordance with Blueprint Procurement Policies.

SEGMENT 3: PROJECT COSTS AND MAINTENANCE

The Capital Cascades Trail amenities proposed herein will largely be funded via Blueprint Capital Project funds previously approved by the IA Board. Currently, the project has an unencumbered budget of \$11.66 million and is proposed to receive an allocation of \$4.44 million in FY 2019. This allocation is detailed in the Blueprint Capital Budget Agenda Item #14. Staff has applied for and received grant funding in the amount of \$150,000 from the Knight Foundation via the Community Foundation of North Florida. Additional revenue is also anticipated from the sale of the Stearns Street Property, which has been declared surplus property.

The total design and construction cost estimate for the stormwater box culverts, Pond 3D-B Regional Stormwater Facility and the outfall connection to the Central Drainage Ditch (independent of the amenities addressed in this agenda item) is summarized in Table 1 on the following page. The table also presents the estimated costs for design and construction of the amenities as requested in this agenda item to provide a comprehensive project budget summary.

Table 1

COST ESTIMATE & PROJECT BUDGET COMPARISON	
CAPITAL CASCADES TRAIL SEG. 3 – COST ESTIMATE	
Pond 3DB & Box Culvert Design/Construction (Previously Approved)	\$5,100,000
3DB – RSF Amenities and Trailhead	\$2,790,000
Coal Chute Pond Trail Loop & Amenities (Previously Approved)	\$1,400,000
Skateable Art Amenity at Coal Chute Pond (Previously Approved)	\$1,500,000
Restroom at Capital Cascades Trail Segment 3C	\$300,000
History & Culture Trail Installations	\$942,000
Debit Subtotal	\$12,000,000
PROJECT FUNDING ITEMS	
Current Unencumbered Project Balance	11,664,000
COT PRNA St. Marks Trailhead Contribution	\$150,000
Grant Funding	\$150,000
Surplus & Sale of Stearns Street Properties*	\$TBD
Fiscal Year 2019 Tax Revenue Allocation	\$4,437,178
Credit Subtotal	\$16,401,000
Total Project Budget Remaining Post Construction	\$4,401,000

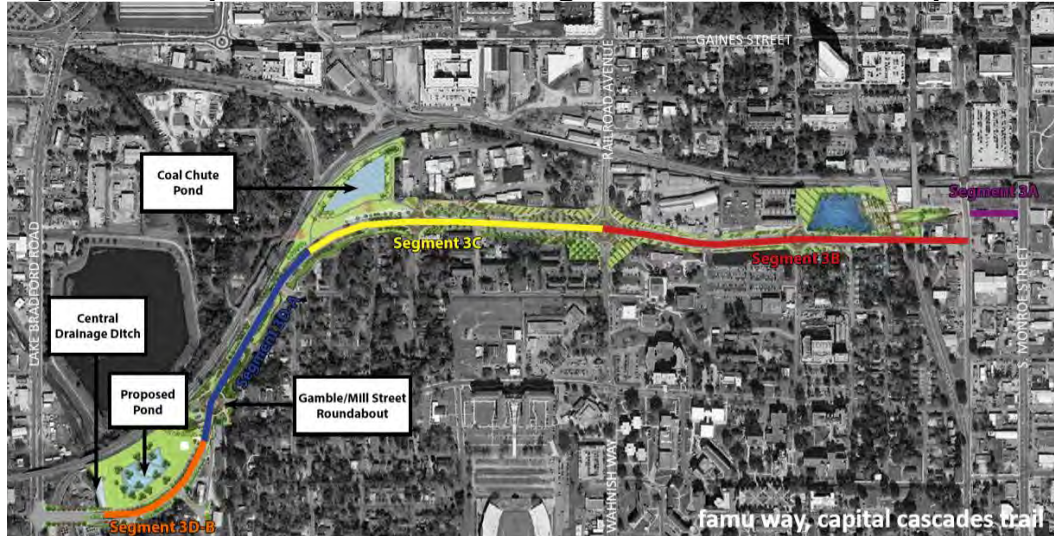
As the Capital Cascades Trail Segment 3 project is within City limits the City of Tallahassee will be providing long-term maintenance for the Trail and its amenity components. Staff has collaborated with the following City Divisions to discuss future maintenance plans and responsibilities as well as incorporating design modifications to ensure the project can be sustainable: Community Beautification & Waste Management, Underground Utilities & Public Infrastructure, and Parks, Recreation & Neighborhood Affairs.

SUPPLEMENTAL INFORMATION & PROJECT UPDATES

Construction Completed to Date

The stormwater box culverts have been completed under FAMU Way Phase 2 (Pinellas St. to Gamble St.) up to the Gamble Street Roundabout. FAMU Way Phase 2 and the CCT Segment 3D-A multi-use trail opened ahead of schedule in August of 2018. A map of the project segments is available as Attachment #1 and is also shown below in Figure 2.

Figure 2 – Capital Cascades Trail Segment 3 Delineations Map



Currently Under Design and Permitting

The remaining stormwater box culvert beneath Segment 3D-B, from the Gamble Street Roundabout is currently under design and is proposed to be constructed in conjunction with FAMU Way Phase 3 (Gamble to Lake Bradford Road).

Van Buren Street Improvements: Staff issued a Notice to Proceed on May 3, 2018 to provide design, and permitting. Design is anticipated to be complete in late 2018 and construction will begin in the Spring of 2019. Coordination with the Fitzgerald Collaborative Group along Van Buren Street in support of the Distinguished Young Gentlemen's proposed Art Incubator Building has been added to the project. A project update will be presented to the IA Board in December of 2018.

Skateable Art Amenity:

As approved by the IA Board at the February 29, 2016 meeting, the proposed CCT3 amenities also include a skateable art feature adjacent to the Capital Cascades Trail. The Skateable Art area will complement Mike Blankenship Skate Park (Blankenship). The ideal skateable art area design will follow the Blueprint mission to create a sense of place that attracts the worldwide skating community and art-appreciating public. The feature will be a signature skate park that enhances the local community, complements the surrounding area landscape, and serves as a landmark symbolizing creativity and innovation in Tallahassee. The design process will be highly collaborative with the local skating community to ensure that the design incorporates needs that are specific to the sport.

On July 3, 2018, Blueprint staff facilitated a community meeting with the local skating community. Over thirty skaters were in attendance, with ages ranging from elementary school to seasoned adult skaters. Ultimately, the group wanted to see a mix of features for a variety of skill levels, multiple runs, and a different mix of features than those that

are at Blankenship to provide greater skating variety. Staff also heard consistent and frequent requests for additional park amenities including a water fountain (potentially with a water bottle filling station), a skateboard repair station, shaded area, non-skateable seating, lighting, drainage, and a charging station.

As a part of the conceptual master plan for CCT-Segment 3D, approximately 15,000 sf has been identified as available for a linear skateable art amenity in between the multi-use trail and the overhead power utility easement alongside Coal Chute Pond. A detail of the conceptual design for the skateable art feature is included with this agenda item as Attachment #6.

Staff is currently collaborating with other communities who have recently constructed skate parks through similar procurement processes. Staff has also reached out to the Tony Hawk Foundation, a well-respected skateboard sporting advocacy organization, to gain assistance in the planning and advertising process. This approach has provided significant insight to the development of a Request for Qualifications (RFQ) that is planned for nationwide advertisement to design-build firms specializing in skate park design and construction.

Several grants are being considered to supplement and/or offset the cost. Staff anticipates awarding a contract by winter 2018, with design starting in early 2019. As shown in the "Project Costs and Maintenance Section" above, Construction is anticipated to begin summer 2019 and the current cost estimate for the amenity is \$1,500,000 and is within the project budget.

Action by TCC and CAC: **INTERGOVERNMENTAL AGENCY**

Action by TCC and CAC: This item was presented to the TCC and the CAC at their September 4, 2018 and their September 6, 2018 meetings, respectively. At the September 4, 2018 meeting, the TCC reviewed the item and concurred with staff recommendation of Options 1, 2, 3 and 4. At the September 6, 2018 meeting, the CAC reviewed the item and recommended IA Board adoption of Options 1, 2, 3 and 4.

OPTIONS

Option 1: Authorize Blueprint to proceed with the procurement of the construction of the proposed Pond amenities, the St. Marks Trailhead, and the Coal Chute Pond Trail Loop in conjunction with the City of Tallahassee's FAMU Way Phase 3 project; and authorize the Intergovernmental Management Committee to execute a 3rd Amendment to the MOU by and between the City of Tallahassee and Blueprint Intergovernmental Agency, dated May 2, 2017, consistent herewith in a form approved by legal counsel.

- Option 2: Authorize Blueprint to procure the design and construction services for of the Capital Cascades Trail Segment 3 Restroom in accordance with the Blueprint Procurement Policy.
- Option 3: Authorize Blueprint to issue a RFP for the History & Culture Trail interpretive kiosk installations in accordance with the Blueprint Procurement Policy. Authorize staff to enter into an agreement with the Council on Culture and Arts to assist with the artist solicitation and selection of the public art component of this project, in a form approved by legal counsel and authorize the Intergovernmental Management Committee to execute same, in accordance with Blueprint Procurement Policies.
- Option 4: Accept the project status report.
- Option 5: Other IA Board Direction.

RECOMMENDED ACTIONS

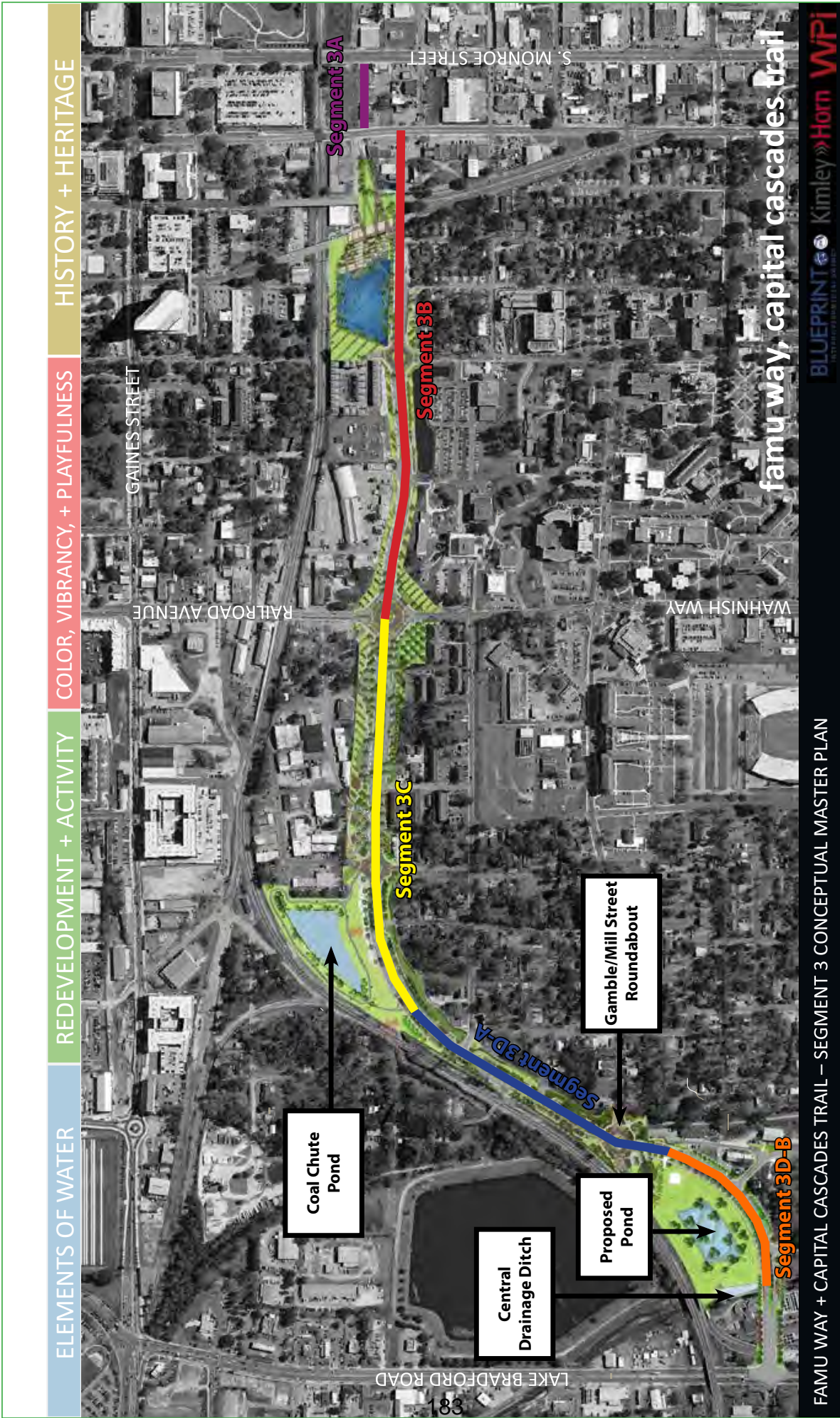
- Option 1: Authorize Blueprint to proceed with the procurement of the construction of the proposed Pond amenities, the St. Marks Trailhead, and the Coal Chute Pond Trail Loop in conjunction with the City of Tallahassee's FAMU Way Phase 3 project; and authorize the Intergovernmental Management Committee to execute a 3rd Amendment to the MOU by and between the City of Tallahassee and Blueprint Intergovernmental Agency, dated May 2, 2017, consistent herewith in a form approved by legal counsel.
- Option 2: Authorize Blueprint to procure the design and construction services for of the Capital Cascades Trail Segment 3 Restroom in accordance with the Blueprint Procurement Policy.
- Option 3: Authorize Blueprint to issue a RFP for the History & Culture Trail interpretive kiosk installations in accordance with the Blueprint Procurement Policy. Authorize staff to enter into an agreement with the Council on Culture and Arts to assist with the artist solicitation and selection of the public art component of this project, in a form approved by legal counsel and authorize the Intergovernmental Management Committee to execute same, in accordance with Blueprint Procurement Policies.
- Option 4: Accept the project status report.

Attachments

1. Capital Cascades Trail Segment 3 Comprehensive Map
2. Capital Cascades Trail Segment 3 Amenities Conceptual Master Plan
3. Pond and St. Marks Trailhead Conceptual Plan
4. Coal Chute Pond Trail Loop Conceptual Plan
5. History and Culture Trail Conceptual Plan
6. Skateable Art Site Detail



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FAMU WAY + CAPITAL CASCADES TRAIL – SEGMENT 3 CONCEPTUAL MASTER PLAN

ELEMENTS OF WATER

REDEVELOPMENT + ACTIVITY

COLOR, VIBRANCY, + PLAYFULNESS

HISTORY + HERITAGE

JUNE 2018



COAL CHUTE POND & TRAIL LOOP

SKATEABLE ART
RESTROOM

HISTORY & CULTURE TRAIL

ST. MARKS TRAILHEAD

REGIONAL STORMWATER FACILITY

FAMU WAY + CAPITAL CASCADES TRAIL – SEGMENT 3 CONCEPTUAL MASTER PLAN

DRAFT ONLY

BLUEPRINT  Kimley»Horn WPI
INTERGOVERNMENTAL AGENCY

famu way capital cascades trail



RSF, TRAILHEAD & FAMU WAY PHASE 3

AUGUST 30, 2018



BLUEPRINT
INTERGOVERNMENTAL AGENCY

ALLAHASSEE
FLORIDA





coal chute pond + skateable art conceptual master plan

FAMU WAY + CAPITAL CASCADES TRAIL – CONCEPTUAL MASTER PLAN

DRAFT ONLY

BLUEPRINT
INTERGOVERNMENTAL AGENCY

Kimley»Horn
WiPi

ELEMENTS OF WATER

REDEVELOPMENT + ACTIVITY

COLOR, VIBRANCY, + PLAYFULNESS

HISTORY + HERITAGE

HISTORY AND CULTURE TRAIL

JUNE 2018



WATER ELEMENTS

PLAYGROUND SIGNAGE

SYMBOLIC RAILROAD DEPOT

VILLA MITCHELL HILL & ECONOMIC ENGINES

- ◆ Elberta Crate Company Sculptures & Corresponding Interpretive Signage
- Fruit Trees of Villa Mitchell with Plaques

FAMU HISTORY & CIVIL RIGHTS

- ◆ Interpretive Kiosks (10'-14')
- ◆ Complementary Sculptures

ALLEN COMMUNITY

- ◆ Churches
- ◆ Businesses & Savoy Club
- ◆ Rep. Carrie Meek
- ◆ Life in Allen
- ◆ Allen & FAMU

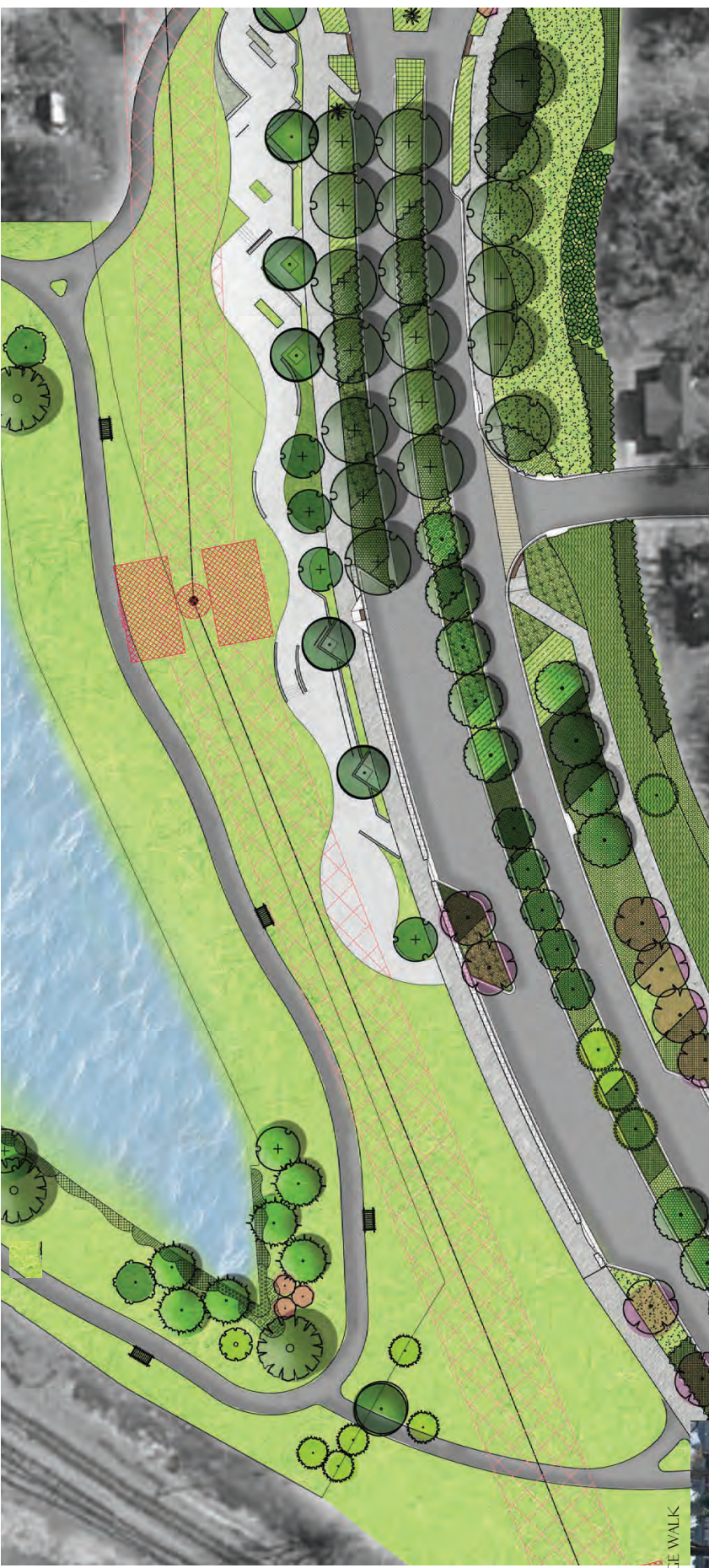
Five Interpretive Kiosks (3.5'-4')
Complementary Sculptures

famu way capital cascades trail

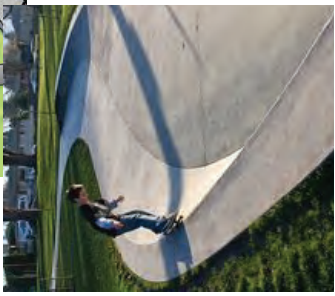
FAMU WAY + CAPITAL CASCADES TRAIL – SEGMENT 3 CONCEPTUAL MASTER PLAN

DRAFT ONLY

BLUEPRINT Kimley»Horn WPI
INTERGOVERNMENTAL AGENCY



① WAVEEDGE WALK



② SKATEABLE SCULPTURE



③ STEPS



④ PLATFORMS



⑤ SKATE FEATURE



⑥ ETCHED HISTORY PANELS



#13

**Status Update on the Blueprint 2020
Northeast Connector:
Bannerman Road Project**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Status Update and Discussion Regarding Proposed Project
Modification and Funding for the Blueprint 2020 Northeast
Connector: Bannerman Road Project

Date: September 20, 2018

Requested By: Blueprint Staff

Contact: Blueprint

Type of Item: Discussion

STATEMENT OF ISSUE:

This agenda item presents a status update on the Blueprint 2020 Northeast Connector: Bannerman Road project as requested by the Blueprint Intergovernmental Agency Board of Directors (IA Board) at their June 21, 2018 meeting. Furthermore, the item provides a project background, planned project activities for 2019, and a preliminary cost and evaluation process for expanding the Northeast Connector project to widen Bannerman Road from Tekesta to Bull Headley Road. Based on the best available information, there is an estimated minimum funding gap of \$9.9 million for this project expansion. Considerations for funding this expansion are also included. Lastly, this agenda item identifies additional analysis on stormwater and right of way needed to assess the total of cost of widening Bannerman Road from Tekesta Drive to Bull Headley Road by including this assessment in the Bannerman Road PD&E re-evaluation, scheduled for FY 2019.

SUPPLEMENTAL INFORMATION:

The Northeast Connector: Bannerman Road project is one of 27 infrastructure projects included in the Blueprint 2020 program. The project is comprised of numerous greenway, trail, and sidewalk improvements, as well improvements to Bannerman Road between Thomasville and Meridian Road, which includes widening the roadway to four lanes from Thomasville to Tekesta and constructing a multi-use trail along the entire length of the corridor. As a primary transportation corridor in northeast Tallahassee, Bannerman Road is classified by the Tallahassee-Leon County Comprehensive Plan as a major collector and provides a key connection between Thomasville Road and Meridian Road.

Bannerman Road PD&E Study (2012)

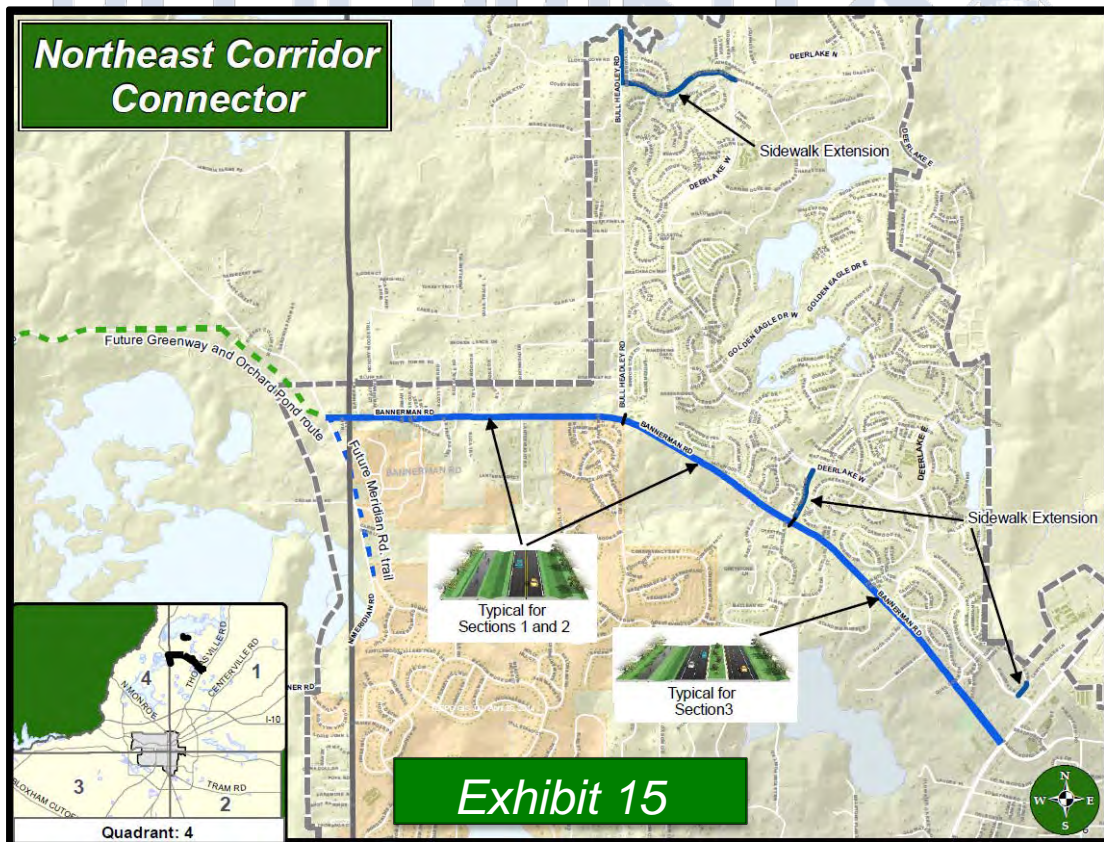
Prior to its inclusion in the 2020 Blueprint program, Leon County completed significant planning and community engagement efforts, as well as preliminary design work, on Bannerman Road. The Bannerman Road Corridor Study was initiated in 2009 by the Board of County Commissioners, and a Citizens Advisory Committee (CAC). Between 2010 and 2012, the

Bannerman Road CAC met twelve times and held three public open houses to discuss the project and options for improving the 4.4 mile corridor. In 2012, the Board of County Commissioners approved the corridor study, which included an analysis of current and future traffic impacts at that time, the preferred design for the corridor, and 30% design plans. The traffic analysis determined that, based on the current and projected traffic volumes, Bannerman Road between Thomasville Road and Tekesta Drive needed to be widened to address future traffic needs; therefore, widening this segment of Bannerman Road to four-lanes was included as part of the project. West of Tekesta Drive, projected traffic volumes did not show a need for additional traffic capacity; therefore, widening west of Tekesta was not included. The approved design also included a multi-use trail on one side and an open swale stormwater management system the entire length of the corridor.

Sales Tax Extension Project (2014)

The Northeast Connector: Bannerman Road project, shown in Figure 1, builds upon the 2012 PD&E and is intended to relieve congestion by widening Bannerman Road to four lanes from Thomasville Road to Tekesta Drive and improve bicycle and pedestrian access from Thomasville Road to Meridian Road through a multi-use trail. Additional components of the project include three sidewalk extension projects in the neighborhood surrounding Bannerman Road, and expansion of the Greenways System by constructing the Meridian Road Trail from Bannerman Road south to Lake Overstreet.

Figure 1. Northeast Connector: Bannerman Road Project Map, 2014



Bannerman Road Improvements – Leon County (2015)

In 2015, the Board of County Commissioners approved \$3.06 million in funding to complete the first segment of the Bannerman Road widening project from Thomasville Road to Quail Common Drive. The project widened approximately 0.24 miles of the 1.5 mile roadway section between Thomasville and Tekesta Drive. Because Leon County has improved this portion of the Bannerman Road project, this section of the corridor can be removed from the Blueprint 2020 project. The impact of this completed project segment and a revised estimate for the remaining project segment between Thomasville Road and Tekesta Drive will be incorporated into the PD&E re-evaluation, scheduled for FY 2019 and discussed in greater detail in the following section.

FY 2019 PROJECT ACTIVITIES

Bannerman Road PD&E Study Re-evaluation (Blueprint Intergovernmental Agency)

At the June 21, 2018 meeting, the IA Board approved the FY 2019 – 2024 Implementation Plan specifying the projects to be advance funded through the first five years of the Blueprint 2020 program. As a result, \$750,000 in funding from the City and County Significant Benefit District Funds is programmed in FY 2019 to support the PD&E re-evaluation for Bannerman Road. The PD&E and 30% design plans were completed in 2012, and this allocation will build upon the work previously completed on this project. Given the length of time since completion of the original PD&E and the changing conditions along the corridor, including residential and commercial development occurring since 2012, it is necessary to update the PD&E and associated cost estimates for this project. It is anticipated that the PD&E re-evaluation will be advertised in spring 2019 and completed within 12 – 18 months.

Bannerman Road Corridor Analysis (Capital Region Transportation Planning Agency)

Beginning in spring 2019, the CRTPA will conduct an assessment to review existing conditions along the Bannerman Road corridor between Thomasville Road and Tekesta Drive and identify potential short- and long-term improvements. The assessments would also explore potential Complete Streets applications as well as enhanced typical sections. Work anticipated to be undertaken includes: data collection, traffic and intersection level of service analysis, safety/crash data, land uses (existing and future), right-of-way cross sections, existing and future conditions, and a Prioritized Action Plan of recommended improvements. This study is expected to be completed within six months, allowing time for consideration of the recommendations and findings as part of the PD&E re-evaluation.

COST ANALYSIS AND FUNDING CONSIDERATIONS

Sales Tax Extension Project Estimate (2014)

The original Blueprint 2020 infrastructure project estimates were developed prior to the passage of the sales tax extension; for this project specifically, the cost estimates from the Bannerman Road Corridor Study (2012) were utilized for the roadway component of project. At the adoption of the sales tax extension in 2014, the Northeast Connector project total cost was estimated at \$33.3 million: \$15.8 million for the Bannerman Road corridor improvements, and \$17.5 million

for the Meridian Road Greenway, three sidewalk extension projects in neighborhoods north of Bannerman Road, and additional trail connections to the Bull Headley boat landing. It is anticipated that as the Blueprint 2020 projects are initiated, cost estimates will be updated during the project scope and design phase, and in preparation for funding construction. This process will occur for the Northeast Connector project, with updated funding estimates to be developed during the PD&E re-evaluation, scheduled for completion in mid to late 2020.

Preliminary Cost Estimate of Widening from Tekesta Drive to Bull Headley Road

Staff has developed a preliminary cost estimate for widening Bannerman Road to four lanes from Tekesta Drive to Bull Headley Road and compared it to the existing two-lane section cost estimates developed in 2012. The original cost estimate from the 2012 PD&E study for the two-lane section is \$2.3 million, while the four-lane section is estimated at \$12.2 million, for a total cost difference of \$9.9 million for this 1.1 mile segment. Based on the best available information, the preliminary cost estimate for widening Bannerman Road from Tekesta Drive to Bull Headley Road to a four-lane section was developed utilizing current Florida Department of Transportation (FDOT) construction cost estimates. However, there are several items which have the potential to impact the cost estimate. Two items that require further analysis before a final cost estimate can be determined are right-of-way needs and associated costs, and the stormwater impacts of adding two additional vehicle lanes between Tekesta Drive and Bull Headley Road. Both are presented in the section below for further information.

Additional Analysis Needs

As noted above, there are several items that may change the cost estimate for widening from Tekesta Drive to Bull Headley Road including stormwater needs, right-of-way costs, traffic analysis, and the potential public infrastructure improvements completed by current and proposed developments. All of the above can be analyzed through the PD&E re-evaluation (Option #2), scheduled to begin later this year.

Per the 2012 PD&E study, stormwater impacts for the two-lane section can be mitigated by a swale system along the roadway. However, the required stormwater mitigation for the expanded four-lane section are not known at this time and will require further analysis. Approximately half of the Bannerman Road corridor lies within the Bradfordville Study Area, which requires more stringent stormwater treatment standards compared to any area in Leon County.

The other half of the Bannerman Road corridor is within the Lake Protection zoning district, which also has stringent stormwater mitigation requirements. Additional analysis will need to be performed to determine if the four-lane option will require the purchase and construction of land for a regional stormwater facility to serve the four-lane section between Tekesta Drive and Bull Headley Road.

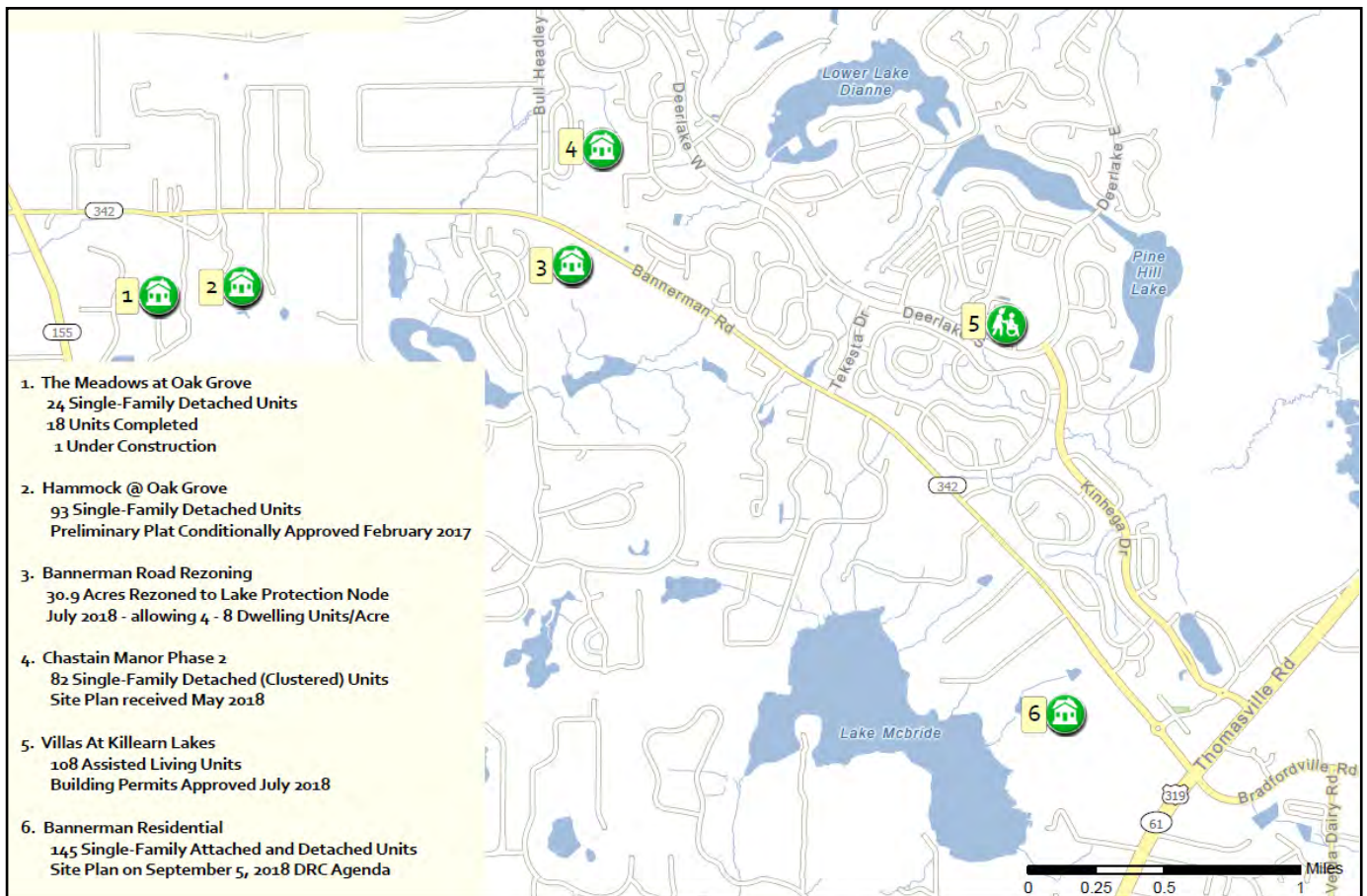
Right-of-way costs are also preliminary. Additional right-of-way for the four-lane section was estimated utilizing the typical width of the four-lane section from Thomasville Road to Tekesta Drive. However, further analysis will be necessary to determine the final right-of-way costs. It is anticipated that the analysis necessary to provide the needed information for both stormwater mitigation and right-of-way costs could be completed as part of the PD&E re-evaluation.

Lastly, an updated traffic analysis is recommended as part of the PD&E re-evaluation (Option #2) and will be presented to the IA board for their consideration. As further discussed in the following section, there are several active development projects along the Bannerman Road corridor; the current and proposed developments may require roadway and/or intersection improvements funded by the developers, which will be accounted for as a component of the expanded PD&E re-evaluation.

Current and Proposed Development

Figure 2 below illustrates current and proposed development along Bannerman Road. As of August 2018, 452 attached and detached residential units have been proposed or are under construction along the 4.5-mile Bannerman Road corridor. Commercial development is also anticipated at designated nodes throughout the corridor. Additional development information and site plans have not yet been received for Site #3 (Bannerman Road Rezoning); therefore, the total number of units associated with this development is not yet known. As a result, it is not known how proposed residential developments may affect the overall future traffic capacity on Bannerman Road. Traffic analyses will be updated for the entire corridor as a component of the Bannerman Road PD&E re-evaluation (Option #2), scheduled to begin in FY 2019.

Figure 2. Major and Ongoing Proposed Development, Bannerman Road Area, August 2018.



The developments identified in Figure 2, and any future developments, will be reviewed for their impact on public infrastructure and may require roadway and/or intersection improvements funded by the developers. Should improvements to public infrastructure be required, there is a potential for cost savings to the Blueprint project by partnering with the developer to construct infrastructure that serves both the private development and the Blueprint project. These opportunities would be analyzed by staff and presented to the IA Board for direction.

Funding Considerations

Based upon the project analysis presented in the sections above, there is an estimated minimum \$9.9 million funding gap to widen Bannerman Road from Tekesta Drive to Bull Headley Road. Once the PD&E re-evaluation has been completed and presented with updated cost estimates, should the IA Board choose to amend the project to widen to Bull Headley Road, then additional funding will be needed for the supplemental roadway widening. Below is additional information for IA Board consideration prior to making a future decision to amend the project description.

- a. **Utilize 2019 PD&E re-evaluation to analyze all project components, update cost estimates, and identify potential cost savings in the project scope.** Similar to all Blueprint 2020 infrastructure projects, the cost estimates for the Northeast Connector project will need to be updated. As part of this analysis, improvements that have been made in the interim, such as the County's 2015 Bannerman Road project, will be incorporated to the updated costs estimates. Additionally, through the PD&E re-evaluation, there will be an opportunity to assess the potential cost saving due to constructing components of the project at the same time, such as the Meridian Road Greenway and four sidewalk projects, with the construction of the Bannerman Road project.
- b. **Increase the amount of the FY 2022 bond:** Based on the preliminary cost estimates of widening Bannerman Road from Tekesta Drive to Bull Headley, the additional \$10 million (minimum estimate) in funding could be secured by increasing the bond scheduled for FY 2022. This would provide the additional funding needed to widen Bannerman Road from Tekesta Drive to Bull Headley and include the multi-use trail as included on the other two roadway segments, but would increase the cost of the annual debt service payment over the remaining 18 year of the Blueprint 2020 program. Should the IA Board direct staff to evaluate this option, Blueprint will need to bring back to the IA Board a detailed analysis including the additional costs of the debt service and an analysis of the impact this increased debt service would have on Blueprint's ability to implement all 27 infrastructure projects comprising the Blueprint 2020 program. Prior to bringing back this analysis, a comprehensive assessment of the cost of widening Bannerman Road from Tekesta to Bull Headley Road should be completed through the PD&E re-evaluation process to determine the actual bond amount to be financed, as well as the corresponding debt service payments.
- c. **Reallocate sales tax funding from another project to address funding gap for Bannerman Road and delay funding of other Blueprint 2020 projects:** The IA Board can direct staff to amend the approved FY 2019 – 2024 Implementation Plan to delay the start or completion of Blueprint 2020 projects to increase the funding available for the widening of

Bannerman Road from Tekesta Drive to Bull Headley Road. A copy of the approved FY 2019 – 2024 Implementation Plan is included as Attachment #1.

Timing and Process to Substantially Amend a Blueprint Project

Staff’s recommendation in this agenda item is to broaden the scope of the PD&E study to include a feasibility study of widening to four lanes east of Tekesta. This feasibility study will provide the traffic analysis based upon current development trends and an updated cost estimate reflecting stormwater and right of way needs. Thereafter, the IA Board would provide direction on initiating the substantial amendment process.

Including the widening of Bannerman Road to four-lanes between Tekesta Drive and Bull Headley Drive as a part of the Northeast Connector: Bannerman Road project would be a substantial amendment to the original project description. The Second Amended and Restated Interlocal Agreement dated December 9, 2015 specifies that two public hearings be held to consider proposed substantial changes to a Blueprint project. In order to substantially amend a Blueprint Intergovernmental Agency project or program, a supermajority vote of both the members who are County Commissioners and the members who are City Commissioners is required, after taking into consideration the recommendations of the Citizen Advisory Committee (CAC), the Technical Coordinating Committee (TCC), and the Intergovernmental Agency Committee.

NEXT STEPS

Based on IA Board direction to date, the Northeast Connector: Bannerman Road project will proceed as follows:

- October 2018: Advertise Bannerman Road PD&E Re-evaluation, including an updated analysis of construction and right-of-way costs. If directed by the IA Board, this PD&E Re-evaluation can also include an updated traffic analysis to determine future traffic needs between Bull Headley and Tekesta Road, as well as assess stormwater mitigation needs and right-of-way costs associated with road widening. Significant Benefit District Funds are available to fund the cost of the additional analysis included in the expanded PD&E re-evaluation.
- Spring 2019: PD&E Re-evaluation begins and will be completed within 12 – 18 months, dependent on the scope.
- Spring 2019: CRTPA Bannerman Road Corridor Study begins with an expected completion within six months. Following the completion of the corridor study, the results will be incorporated into the PD&E re-evaluation.
- Summer 2020: Anticipated completion of Bannerman Road PD&E re-evaluation and presentation of findings to the IA Board for their consideration and further direction. Staff’s recommendation in this agenda item (Option #2) is to

broaden the scope of the PD&E study to include a feasibility study of widening to four lanes east of Tekesta. This feasibility study will provide the traffic analysis based upon current development trends and an updated cost estimate reflecting stormwater and right of way needs. Thereafter, the IA Board would provide direction on initiating the substantial amendment process and funding direction for the \$9.9 million gap.

- Fall 2020: Northeast Gateway: Bannerman Road design begins.
- 2022: Bond Issuance and construction begins.

OPTIONS:

- Option 1: Accept the status update on the Blueprint 2020 Northeast Connector: Bannerman Road.
- Option 2: Authorize Blueprint to broaden the scope of the PD&E re-evaluation to include a feasibility study of widening Bannerman Road to four-lanes from east of Tekesta Drive to Bull Headley Road.
- Option 3: Direct Blueprint to initiate the process to significantly amend the Northeast Connector: Bannerman Road project.
- Option 4: IA Board Direction.

RECOMMENDED ACTION:

- Option 1: Accept the status update on the Blueprint 2020 Northeast Connector: Bannerman Road.
- Option 2: Authorize Blueprint to broaden the scope of the PD&E re-evaluation to include a feasibility study of widening Bannerman Road to four-lanes from east of Tekesta Drive to Bull Headley Road.

Attachment:

1. FY 2019 – 2024 Blueprint Infrastructure Program Implementation Plan

Blueprint FY 2019 -2024 Funding Schedule and Implementation Plan
Option C: SIB Loan (\$28.7 M) FY2022 Bond (\$100 M) | Total Debt Service (18 years): \$53.8 M

Blueprint Infrastructure Program - Income ¹									
Description	FY2019	FY2020 ³	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Sales Tax Revenues ²	\$ 34,808,000	\$ 30,885,900	\$ 30,244,000	\$ 31,151,200	\$ 32,085,500	\$ 33,047,900	\$ 192,222,500		
Additional Funding									
Bond Proceeds				\$ 100,000,000			\$ 100,000,000		
Significant Benefit District Funds	\$ 750,000	\$ 1,280,000				\$ 486,000	\$ 2,516,000		
State Infrastructure Bank (SIB) Loan ⁴				\$ 14,325,000		\$ 14,325,000	\$ 28,650,000		
Other Funding Sources ⁵				\$ 3,000,000			\$ 3,000,000		
<i>Subtotal - Available Funding</i>	\$ 35,558,000	\$ 32,165,900	\$ 30,244,000	\$ 148,476,200	\$ 32,085,500	\$ 47,858,900	\$ 326,388,500		
Blueprint Infrastructure Program - Expenses									
Description	FY2019	FY2020 ³	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Debt Service - BP2000 Bond & FY2022 Bond	\$ 9,957,094	\$ 2,183,977			\$ 3,902,000	\$ 7,809,750	\$ 23,852,821		
SIB Loan Payment					\$ 2,367,612	\$ 2,367,612	\$ 4,735,224		
Infrastructure Program - Operating Expenses	\$ 3,300,000	\$ 3,600,000	\$ 3,700,000	\$ 3,800,000	\$ 3,900,000	\$ 4,000,000	\$ 22,300,000		
Contingency Funds for Infrastructure Projects			\$ 2,000,000				\$ 2,000,000		
Annual Allocations ^{6,7} - City of Tallahassee		\$ 3,365,625	\$ 4,487,500	\$ 4,487,500	\$ 4,487,500	\$ 4,487,500	\$ 21,315,625		
Annual Allocations ⁶ - Leon County		\$ 2,906,250	\$ 3,875,000	\$ 3,875,000	\$ 3,875,000	\$ 3,875,000	\$ 18,406,250		
<i>Subtotal - Expenses</i>	\$ 13,257,094	\$ 12,055,852	\$ 14,062,500	\$ 12,162,500	\$ 18,532,112	\$ 22,539,862	\$ 92,609,920		
Blueprint Infrastructure Program - Capital Improvements									
Description	FY2019	FY2020 ³	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Projected Funding - Blueprint Capital Projects	\$ 22,300,906	\$ 20,110,048	\$ 16,181,500	\$ 136,313,700	\$ 13,553,388	\$ 25,319,038	\$ 233,778,580		
Blueprint 2000 -Infrastructure Projects ⁸									
Water Quality Project/City	\$ 2,207,360	\$ 385,835					\$ 2,593,195		
Headwaters of St. Marks	\$ 2,617,303	\$ 982,831					\$ 3,600,134		
Capital Cascades Trail - Segment 2							\$ -		
Capital Cascades Trail - Segments 3 & 4	\$ 4,437,178						\$ 4,437,178		
Capital Cascades Trail - Segment 4	\$ 4,787,365	\$ 3,891,763		\$ 8,262,126			\$ 16,941,254		
Magnolia Drive Trail	\$ 2,476,700						\$ 2,476,700		
Blueprint 2020 - Infrastructure Projects								FY19-24 Total	Adjusted Project Cost ¹²
<i>Annual Allocations⁶ - Blueprint 2020</i>									
- Bike Route Network (\$750k annually)								\$ 7,615,000	\$ 30,800,000
- Greenways Plan (\$790k annually)									
Regional Mobility & Gateway Projects (listed in order per the CRTPA's Proposed Project Priority List)									
(State) Southside Gateway: Woodville Highway ^{9,10}							\$ -	\$ 36,204,134	
(State) Capital Circle Southwest (W1) ⁹					\$ 2,500,000	\$ 2,500,000	\$ 5,000,000	\$ 5,000,000	
(State) Orange Avenue: Adams to Springhill ⁸⁹							\$ -	\$ 40,348,715	
(State) Westside Student Gateway: Pensacola Street ^{9,10}							\$ -	\$ 36,492,792	
Airport Gateway	\$ 1,000,000	\$ 3,500,000	\$ 2,200,000	\$ 61,532,194			\$ 68,232,194	\$ 68,232,194	
Northwest Connector: Tharpe Street ¹⁰						\$ 486,000	\$ 486,000	\$ 64,850,503	
Northeast Connector: Bannerman Road ¹⁰	\$ 750,000	\$ 3,300,000	\$ 2,500,000	\$ 33,246,583			\$ 39,796,583	\$ 39,796,583	
Northeast Gateway: Welaunee Boulevard ⁸	\$ 1,725,000	\$ 2,394,619	\$ 2,731,889	\$ 24,185,152	\$ 7,263,388	\$ 17,119,441	\$ 55,419,489	\$ 55,419,489	
North Monroe Gateway ⁸							\$ -	\$ 11,458,548	
CCQ Projects (in rank order)									
Orange Avenue/Meridian Placemaking	\$ 1,000,000	\$ 1,500,000	\$ 2,209,611				\$ 4,709,611	\$ 4,709,611	
Market District ⁹	\$ 1,000,000	\$ 1,500,000	\$ 3,500,000	\$ 4,797,645			\$ 10,797,645	\$ 10,797,645	
Lake Lafayette and St. Marks Regional Park		\$ 500,000		\$ 750,000	\$ 500,000		\$ 1,750,000	\$ 19,260,112	
Monroe-Adams Corridor Placemaking		\$ 1,000,000	\$ 1,000,000	\$ 2,000,000	\$ 1,000,000	\$ 3,201,616	\$ 8,201,616	\$ 8,201,616	
Midtown Placemaking					\$ 750,000	\$ 471,981	\$ 1,221,981	\$ 26,817,877	
Fairgrounds Beautification & Improvement							\$ -	\$ 14,627,933	
Northeast Park							\$ -	\$ 12,189,944	
College Avenue Placemaking							\$ -	\$ 8,532,961	
Florida A&M Entry Points							\$ -	\$ 1,828,492	
Alternative Sewer Solutions							\$ -	\$ 2,838,842	
Tallahassee-Leon County Animal Service Center							\$ -	\$ 8,532,961	
DeSoto Winter Encampment ¹¹			\$ 500,000				\$ 500,000	\$ 500,000	
Total Allocated	\$ 22,300,906	\$ 20,110,048	\$ 16,181,500	\$ 136,313,700	\$ 13,553,388	\$ 25,319,038	\$ 203,730,119	\$ 507,440,950	
Remaining Funds to Be Allocated	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Total Active Blueprint-Managed Projects by Year	11 Projects	12 Projects	12 Projects	10 Projects	12 Projects	12 Projects			
Notes							Project Phases - Legend		
1/ Income includes sales tax revenues (80% for Blueprint 2000 and 66% for Blueprint 2020)							Planning /PD&E		
2/ Projections based on 3% increases for FY20-22; FY23 and 24 assume 2% increase in revenues							Design		
3/ FY20 reflects BP2000 revenue collection (Oct. 1 - Dec. 31, 2019) & BP2020 revenue collection (Jan. 1 - Sept. 30, 2020)							Right-of-Way Acquisition		
4/ SIB (State Infrastructure Bank) Loan will be applied for in FY2020 for 50% of project costs for Welaunee Boulevard							Construction		
5/ Other Funding Sources: FY2022 - \$3 million FSU contribution to Airport Gateway project							Note: Project phases are approximate and reflect projected general timeframes for these project phases. Project phases will likely overlap in adjacent years. Funding is not necessarily corresponded to the project phase identified in that year.		
6/ Annual allocations for FY2020 prorated to reflect only 9 months of revenue collection									
7/ StarMetro only difference in annual allocations between City & County; County manages LIFE (2% revenues)									
8/ Total FY 19-24 expenditures & project cost does not include all expenditures on this project prior to FY2019									
9/ Portions of these projects in progress and funded by the City, County, CRTPA, or FDOT									
10/ Significant Benefit Project; City & County funds included in first year of project - as of May 2018									
11/ Project Complete - Repayment to the City of Tallahassee									
12/ Project estimates increase 2% annually through the first year of construction for each project or FY 2024									
13/ Assume state funding for capacity projects on state roads; any remaining local improvements will be funded thru Blueprint									

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#14

**Second and Final Public Hearing to
Adopt the FY 2019 Operating Budget
and FY 2019 – 2023 Five-Year Capital
Improvement Program Budget for the
Blueprint Intergovernmental Agency**

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**Blueprint Intergovernmental Agency
Board of Directors
Agenda Item**

TITLE: Second and Final Public Hearing to Adopt the Fiscal Year 2019 Operating Budget and Fiscal Year 2019 – 2023 Five-Year Capital Improvement Program Budget for the Blueprint Intergovernmental Agency

Date: September 20, 2018

Requested By: Blueprint and OEV Staff

Contact: Blueprint and OEV

Type of Item: Public Hearing

STATEMENT OF ISSUE:

This agenda item recommends the Blueprint Intergovernmental Agency Board of Directors (IA Board) conduct the second and final public hearing to adopt the proposed Fiscal Year (FY) 2019 Operating Budget Resolution (Attachment #1) and FY 2019 – 2023 Capital Improvement Program Budget Resolution (Attachment #2).

EXECUTIVE SUMMARY:

In accordance with Section 189.016(3), Florida Statutes, the Blueprint Intergovernmental Agency (Agency), as a special district of the State of Florida, is required to adopt a budget by resolution each year. The budget shall include the total amount available from the infrastructure sales surtax and other revenues, including balances brought forward from prior fiscal years. At a minimum, the adopted budget must show for each fund, budgetary revenues and expenditures by organizational unit (Blueprint Infrastructure and Office of Economic Vitality). Section 102.07.3 of the Blueprint Budget Policy and Procedures provides that the PLACE Director shall develop a proposed budget, which is then submitted to the IMC for review. The budget is considered at an advertised public hearing during the Citizens Advisory Committee meeting, which was held on September 6, 2018. The IA Board will hold a second public hearing prior to formal adoption of the FY 2019 Operating Budget, which will appropriate funds necessary for the operation of the Office of Economic Vitality and Blueprint Infrastructure divisions of the Blueprint Intergovernmental Agency and the Blueprint FY 2019 - 2023 Capital Improvement Program budget. Each of the requested policy and statutory requirements, described above, were achieved during the budget development process.

This section provides an executive summary of the proposed FY 2019 Operating Budget for the Agency, encompassing both the Infrastructure Program and the Office of Economic Vitality (OEV), as well as the FY 2019 – 2023 Five-Year Capital Improvement Program. The existing

and proposed FY 2019 organizational chart for both divisions of the Agency is included as Attachment #3. A FY 2017 – 2019 budget summary for the Agency is included below as Table 1, which is intended to provide an overview of the proposed operating and capital expenditures for both the Infrastructure Program and the OEV.

Table 1. Blueprint Intergovernmental Agency Budget Summary, FY 2017 – 2019

	FY 2017 Actual	FY 2018 Adopted Budget	FY 2019 Proposed Budget
A. Office of Economic Vitality Operating Budget			
Total Office of Economic Vitality Operating Budget	842,087	1,281,400	1,264,541
B. Infrastructure Program Operating Budget			
Total Infrastructure Program Operating Budget	2,903,777	3,267,758	3,250,269
C. Capital Improvement Program			
Total Allocations to Capital Projects	12,766,275	14,188,106	22,164,821

A. Tallahassee-Leon County Office of Economic Vitality Proposed FY 2019 Operating Budget

Currently, the City and County jointly fund OEV operations. The proposed FY 2019 Operating Budget for the Office of Economic Vitality (OEV) is for \$1.26 million and represents a 1.3% overall decrease from the FY 2018 adopted budget. Specific details regarding the OEV budget can be found on page 4 of this item. In FY 2017, the County and the City appropriated \$1 million (\$500,000 each) to support the Business Recruitment and Incentive (BRI) Fund to leverage and maximize job creation opportunities and other opportunities related to the implementation of the strategic/work plan through FY 2020. Approximately \$837,000 has been allocated through the end of FY 2019.

B. Blueprint Infrastructure Program Proposed FY 2019 Operating Budget

Over the last three years, the IA Board has prioritized the Blueprint 2020 Infrastructure projects, approved an implementation plan that includes bonding to advance key community projects, and provided direction to expedite construction on a series of key infrastructure projects. Through this proposed FY 2019 budget, the IA Board will address the organizational capacity to effectuate the approved plan within existing budgetary resources. The proposed FY 2019 Operating Budget for the Blueprint Infrastructure Program is \$3.25 million and represents no net increase compared to the FY 2018 budget based on efficiencies proposed within this agenda item.

The proposed FY 2019 Operating Budget for the Infrastructure Program reflects the transition from using a General Engineering Consultant (GEC) for project implementation to in-house Blueprint staff. This approach was recommended as of the Blueprint Management Review (2011), and as a result, over the past several years, Blueprint has been phasing out the GEC contract in anticipation of this transition to in-house staff. The management review found that the

use of in-house staff would be a more cost effective approach to project implementation. This approach was previously presented and approved by the IA Board at the June 20, 2011 meeting. At no net increase in cost, the proposed budget adds seven new positions which replace the existing three GEC positions and an existing OPS legal position to staff projects initiated through the IA Board approved Implementation Plan, which includes the administration of 18 infrastructure projects and a total capital investment of \$274 million through FY 2024.

The proposed FY 2019 Operating Budget for the Infrastructure Program also includes recommendations to transition Information Technology (IT) services to the City of Tallahassee. Based on an evaluation conducted by Blueprint staff in conjunction with City and County IT departments, the proposed FY 2019 Operating Budget for the Infrastructure Program also reflects a transition from internal staff managing information technology infrastructure to a City IT managed system beginning FY 2020.

C. Proposed FY 2019 – 2023 Five-Year Capital Improvement Program Budget

This agenda item also includes the proposed FY 2019 – 2023 Capital Improvement Program (CIP) Budget, which is reflective of the IA Board’s project implementation plan for Blueprint 2020 Infrastructure Program approved at the June 21, 2018 meeting. The total FY 2019 Capital Projects allocation is \$22.16 million. Specific details on the CIP budget can be found on page 12.

PROPOSED FY 2019 OPERATING BUDGET:

FY 2019 Office of Economic Vitality Operating Budget Summary

The proposed FY 2019 Office of Economic Vitality budget is for \$1.26 million and represents a 1.3% overall decrease from the FY 2018 adopted budget. Funding is included for all division activities such as business vitality, research, and minority, women, and small business enterprise programs. In accordance with the terms of the First Addendum to the Second Amended and Restated Interlocal Agreement, as approved July 13, 2016, funding for the Office is split evenly between the City and County. Funding for the OEV is generated within the Leon County and City of Tallahassee annual budgets, respectively, until FY 2020 when funding shall be derived from the local option sales tax extension proceeds. The detail budget is provided in Attachment #4 and the analysis is below.

Personnel Services

Personnel Services budget is \$1.07 million. This represents a decrease of \$47,678, or 4.26%, from FY 2018 adopted budget. The decrease in salaries is a result of adjustments made for personnel changes that occurred during the current fiscal year. Pay adjustments for City or County employees will be approved consistent with the final budget of jurisdiction in which the employee’s benefits are provided. The proposed FY 2019 Operating Budget for OEV reflects an increase of 3%, but will be adjusted according to action by the City and County, respectively.

Attachment #5 provides the existing OEV staffing for the Office of Economic Vitality.

Operating Expenses

OEV's operating expense budget for FY 2019 is \$194,079 and represents an 18.8% increase over the FY 2018 adopted budget. Funding is included for all division activities such as business vitality, research, and minority, women, and small business enterprise programs. There are two reasons for this increase: \$10,000 in professional services for the Training Our Talent Series and \$22,703 in allocated costs for human resources, accounting and purchasing. The first Training Our Talent event was held on July 12, 2018 with over 60 people in attendance and received positive feedback from attendees. More information on this event can be found in Agenda Item #3 of the IA Board's September 20, 2018 meeting. Funding in the amount of \$10,000 establishes an annual training series with professional expert to help improve employee relations and talent development for business within Tallahassee-Leon County. In addition, the City has allocated costs to OEV for human resources, accounting and purchasing in the amount of \$22,703 to cover administrative overhead costs incurred by the City.

Business Recruitment and Incentive Budget

In FY 2017, the County and the City appropriated \$1 million (\$500,000 each) to support the Business Recruitment and Incentive (BRI) Fund to leverage and maximize job creation opportunities and other opportunities related to the implementation of the strategic/work plan through FY 2020. Current BRI funds are sufficient to implement these programs for the next budget year with approximately \$837,000 has been allocated through the end of FY 2019. BRI budget detail is included as Attachment #6.

Summary FY 2019 OEV Operating Budget

In summary, the proposed FY 2019 Operating Budget is \$1.26 million for the Office of Economic Vitality, a decrease of 1.3%, and accomplishes the following:

- Provides funding for health and retirement costs and merit based salary increases
- Dedicated staff to advancement the applied sciences and manufacturing targeted sectors.
- Continuous economic indicator monitoring utilizing state of the art software and establishment of the new Training Our Talent engagement program.

Staff continues to research and track industry standards and listen to business needs in order to best position all resources for promoting Tallahassee – Leon County as Florida's Capital for Business.

FY 2019 Blueprint Operating Budget, Infrastructure Program

At the June 21, 2018 meeting, the IA Board approved a FY 2019 – 2024 Implementation Plan (Implementation Plan), included as Attachment #7, and directed staff to bring back at the September 20, 2018 IA Board meeting a FY 2019 – 2023 Capital Improvement Program and FY 2019 Operating Budget reflecting the approved project implementation strategy. The proposed FY 2019 Blueprint Operating Budget for the Infrastructure Program (Attachment #8) results from an analysis of project and programmatic needs to implement the approved plan. The proposed FY 2019 Operating Budget of \$3.25 million for the Infrastructure Program reflects not only the growth in number of projects being managed, compared to prior years, but the additional staff

required to manage and implement those projects. The Budget Narrative, which provides additional information on budget items, is included as Attachment #9.

Listed below are key highlights of this budget:

- No net increase from the FY 2018 Operating Budget for the Infrastructure Program, due in part to the sunseting of the GEC program.
- Provides for a new right-of-way support position, one new planning position, and replaces all GEC project managers with four new in-house project manager positions (for a total of five project managers) to accelerate capital projects.
- Funding is included for the health and retirement costs with the final amount to be determined by the Board of County Commissioners and Tallahassee City Commission.
- Merit pay increases of 3% for employees is budgeted with final amount determined by the approved budget for the jurisdiction in which the employee's benefits are provided.
- Transition of Information Technology services, including cyber security management, to the City of Tallahassee through FY 2019.
- Continuation of key service provisions provided by the City of Tallahassee (Allocated Costs in Blueprint Operating Budget).

Blueprint Infrastructure Program FY 2019 Organizational Plan and Personnel Services

As noted above, the proposed Blueprint Intergovernmental Agency Organizational Plan to support the implementation of the Blueprint 2020 Infrastructure Program is included as Attachment #3. Upon receiving direction from the IA Board at the June 21, 2018 meeting to prepare a FY 2019 Operating Budget reflecting the approved Implementation Plan, which includes the administration of 18 infrastructure projects and a total capital investment of \$274 million through FY 2024, Blueprint has undertaken an internal assessment to determine the staffing and funding needs to best serve the community through the efficient and successful implementation of the Blueprint 2020 Infrastructure Program. Throughout FY 2019, the Blueprint Infrastructure Program will also continue the transition from the 2000 program to the 2020 program. This entails closing out the 2000 program projects (primarily Capital Cascades Trail Segments 3 and 4 and Magnolia Drive) and implementation of advance funded 2020 projects including the Northeast Gateway: Welaunee Boulevard, Airport Gateway, Bannerman Road, Orange Avenue/Meridian Road Placemaking, Market District, and two greenways projects.

Noting the above, the proposed FY 2019 Operating Budget for the Infrastructure Program currently reflects a 23.2% increase in personnel costs, primarily due to the creation of seven new positions as detailed within this agenda item. However, the increase in personnel costs is fully offset by a larger decrease in the GEC expenditure within the Operating Budget, further detailed in the following section. These proposed staffing changes support the IA Board approved Implementation Plan and provide for the advancement of 18 projects over the next five years. Attachment #10 details the existing and proposed staffing for FY 2017-2019 for the Blueprint Infrastructure Program. The following section provides detail regarding organizational changes, including the sunset of the GEC program, and new proposed positions necessary for the successful implementation of the approved Implementation Plan.

General Engineering Consultant (GEC)

The Blueprint Infrastructure Program organizational plan includes the recommendation to sunset the GEC contract, including the transition of the GEC to full-time Blueprint employee positions in FY 2019. The FY 2018 budget included funding for three full-time GEC project managers. Using the average cost of the three GEC consultants in FY 2018, each full-time GEC project manager costs the Agency approximately \$330,000 per year. In FY 2019, the savings from sunsetting the GEC is proposed to offset the cost of the seven new positions and the additional operating expenses associated with the increased number of active projects. Over the next five years, this shift from consultant project management to Blueprint employees is expected to result in greater efficiencies and cost-savings for the Blueprint Infrastructure Program. The following table reflects the approved annual budget for the GEC program since 2012:

Table 2. Summary of Blueprint Operating and GEC Budgets, FY 2012 – 2019.

Fiscal Year	Infrastructure Operating Budget	GEC Budget	Total Adopted Operating Budget
FY 2012	\$1,166,506	\$2,821,537	\$3,988,043
FY 2013	\$1,166,506	\$2,432,842	\$3,599,348
FY 2014	\$1,387,570	\$1,687,322	\$3,074,892
FY 2015	\$1,471,532	\$1,362,612	\$2,834,144
FY 2016	\$1,887,931	\$1,244,508	\$3,132,439
FY 2017	\$2,357,230	\$860,458	\$3,217,688
FY 2018	\$2,532,253	\$735,505	\$3,267,758
FY 2019	\$3,250,269	\$0	\$3,250,269

Though this agenda item recommends sunsetting the GEC program as part of the transition to the Blueprint 2020 program, it is important to acknowledge that use of a GEC for project management has been an integral component of the Blueprint 2000 program. An analysis of the project descriptions for the 2020 program has identified a need for staff with more diverse project management skill sets. Therefore, the proposed FY 2019 Operating Budget for the Infrastructure Program does not include an allocation to the GEC. Staffing turnover with the GEC consultants has resulted in one vacant position since the beginning of FY 2018 and two filled by temporary project managers. The current GEC contract expires in February 2019, and due to the aforementioned vacancies, sufficient funding remains in the GEC account to fund the GEC through the end of the contract period. Funds will be carried over from the FY 2018 budget to accommodate the FY 2019 expenditures.

New Positions to Support the Blueprint 2020 Infrastructure Program

As presented in the proposed FY 2019 Blueprint Intergovernmental Agency Organizational Chart (Attachment #3), the following new positions are required for successful implementation of the infrastructure projects. In total, seven new positions are proposed for FY 2019 at no net increase compared to the FY 2018 Operating Budget due to the proposed sunset of the GEC program. The purpose and duties of the new proposed positions are described below.

- Four Project Managers: The proposed FY 2019 Operating Budget includes funding for four new project manager positions to staff projects initiated through the IA Board approved Implementation Plan, which includes the administration of 18 infrastructure projects and a total capital investment of \$274 million through FY 2024. Responsibilities for three of the four new project manager positions are currently filled by the GEC. The costs of these positions, previously captured in the GEC budgeted amount noted in the section above, will now be included in the personnel costs section of the operating budget.
- Planner I: This new technical position will be responsible for providing planning services critical to development of a concept and design reflecting community consensus for the Blueprint Infrastructure Program and the 18 infrastructure projects initiated through the IA Board approved Implementation Plan. This position will be highly engaged with the neighborhoods and businesses impacted by the Blueprint projects from the initial stages through construction. Responsibilities also include project planning as well as consultant scope development, review of consultant work product, and agenda writing. As more projects are initiated through the implementation of the 2020 program, it is expected that the number of public meeting will increase.
- Right of Way Support: The primary responsibilities of this new position in FY 2019 will be to continue to support existing right-of-way acquisition services, currently provided through professional contracts, for the Blueprint 2000 and advance-funded Blueprint 2020 projects, including Magnolia Drive Trail, Capital Cascades Segment 3, and Capital Circle Southwest. It is anticipated that right of way services for these projects will be completed by summer 2019. Following the completion of these projects, right-of-way acquisition services will be provided in-house and this position will support those services for the Blueprint 2020 projects in FY 2019 and 2020 such as Airport Gateway and Northeast Gateway: Welaunee Boulevard as well as Capital Cascades Trail Segment 4, the final Blueprint 2000 project.
- Assistant Attorney: The proposed FY 2019 budget recommends creating an assistant attorney position in an effort to provide expanded legal services to the Blueprint Agency and correspondingly eliminates the current OPS attorney position. This staffing change will support the advancement of the Blueprint 2020 Infrastructure Implementation Plan and the growing programmatic and organizational needs of the Agency while minimizing budgetary impacts.

Additional Personnel Expenses

Pay adjustments for City or County benefit-based employees will be approved consistent with the final budget of jurisdiction in which each employee's benefits are provided. The proposed FY 2019 Operating Budget for the Infrastructure Program reflects an increase of 3%, but will be adjusted according to action by the City and County, respectively.

Allocated Costs

The City of Tallahassee provides several services to Blueprint including Technology, Human Resources, City Auditor, Records Management, and Purchasing. Blueprint provides a payment to the City of Tallahassee based on the services provided from each department. The primary change within the Allocated Costs category is that the cost for services provided by the City Attorney's office is no longer included in the City's allocated costs, as such services are presently being provided by in-house legal counsel. As a result, the proposed FY 2019 allocated costs represent a 10% decrease from the FY 2018 Operating Budget.

Information Technology (IT) Transition

Since its inception, Blueprint has managed and serviced the provision of the information technology infrastructure including all hardware, software and telephones for the Agency. Currently, two part-time OPS positions (IT Manager and web support positions) serve the Blueprint program. While this model has served the Agency, transition to the 2020 program provided an opportunity to evaluate the Agency's IT needs to determine if a more efficient model exists. Staff evaluated and identified the following overall needs for the Agency: security, 24-hour reliability in service, adaptation in response to changing technologies, and cost. This evaluation also included an analysis of whether opportunities exist to better meet the needs of the Agency and that included a review of the provision of IT management and services by the City of Tallahassee and Leon County. It was identified that the City and County would be able to provide greater system security and reliability, including a backup generator for their data center providing additional power if power is lost whereas Blueprint does not. In addition, the City and County have more resources and dedicated staff available to monitor security threats on a continual basis than currently available to Blueprint. However, upon review and coordination with both partners, it was determined that the capacity to take on the Blueprint program exists within the City of Tallahassee Technology and Innovations Department. Given this information and that City provides many other services to Blueprint through the allocated costs categories, staff is recommending that the IT management and services for the Blueprint Agency transition to the City of Tallahassee Technology and Innovations Department.

Should the IA Board approve the transition of Blueprint's information technology infrastructure and management to the City of Tallahassee, staff will begin the coordination of this in FY 2019. It is anticipated that the transition will be complete by the end of FY 2019 with full implementation in FY 2020. The proposed FY 2019 Operating Budget includes funding in the amount of \$50,000 to support the transition. These funds will be used for replacement of equipment currently rented from a private contractor, coordination with City IT services and staff hours to facilitate and set-up the transition, set-up of Blueprint servers on the City network, and physical network connection to the Blueprint offices.

Summary – Proposed FY 2019 Blueprint Operating Budget, Infrastructure Program

In summary, the proposed FY 2019 Operating Budget for the Blueprint Infrastructure Program accomplishes the following:

- Increases Blueprint staff by seven positions to provide for the implementation of 14 Blueprint 2000 and 2020 Infrastructure Projects through FY 2019, representing an almost 200% increase compared to number of active projects in FY 2018.
- Expands the project management and implementation capacity of the Blueprint Infrastructure Program without a corresponding increase in operating expenses.
- Transitions IT Services to the City of Tallahassee to increase system reliability and security heading into the Blueprint 2020 program.

Given the capital project schedules and the sunset of the GEC program, it is anticipated that three of the positions (two project managers and the Planner I) will be advertised in fall 2018 with anticipation of hiring early 2019. The remaining two project managers will be advertised spring 2019 with hiring to follow in summer. The Assistant Attorney position and the ROW Support positions will be advertised in fall 2018. Through the next year, staff will continue to evaluate the needs to efficiently effectuate the continued implementation of the Blueprint 2020 infrastructure program.

Option 1: Conduct the Public Hearing to adopt the FY 2019 Blueprint Intergovernmental Agency Operating Budget as presented and approve the FY 2019 Operating Budget Resolution (Resolution No. 2018-XX).

PROPOSED FY 2019 - 2023 FIVE-YEAR CAPITAL IMPROVEMENT PROGRAM:

The following section presents the proposed FY 2019 – 2023 Five Year Capital Improvement Program (CIP) budget for the Blueprint Infrastructure Program. The FY 2019-2023 CIP allocates net sales tax and other sources of funds to infrastructure project implementation based on the IA Board direction for the Blueprint 2020 Infrastructure Program at the June 21, 2018 for the implementation of 18 infrastructure projects and capital investment totaling \$274 million over the next five years. The proposed CIP includes advance funding of several Blueprint 2020 infrastructure projects as directed by IA Board at the June 21, 2018 meeting; all advance funding of the Blueprint 2020 infrastructure projects will be paid back to the Blueprint 2000 program.

Accounting Summary and Existing and Estimated Net Sales Tax Revenues

The Accounting Summary Budget is included as Attachment #11 and provides up to date (as of June 30, 2018) information regarding funding sources, IA Board allocations to date, Agency encumbrances and expenditures for all Blueprint projects, and remaining fund balances. Existing and Estimated Net Sales Tax Revenues are included as Attachment #12 and provides an up to date (as of June 30, 2018) accounting of sales tax revenues as well as the estimated net revenues through the remainder of the Blueprint 2000 program.

Proposed FY 2019-2023 Capital Improvement Plan (CIP)

The proposed FY 2019 – 2023 CIP is included as Attachment #13 and serves as the basis for project funding allocations for the next five years. The CIP is based on projected sales tax revenues through the remaining 15 months of the Blueprint 2000 program and the first three years and nine months of the Blueprint 2020 program. If approved, the CIP will allocate funding for Blueprint capital infrastructure projects for FY 2019. Table 5 shows the proposed capital funding allocations/deallocations for the capital projects in FY 2019:

Table 3. Proposed FY 2019 Capital Improvement Program Allocations

Allocations	FY 2019
Blueprint 2000 Projects	
Water Quality & Stormwater Improvements/City	\$2,207,360
Water Quality & Stormwater Improvements/County	\$1,000,000
Headwaters of St. Marks	\$2,617,303
Capital Cascade Segments 3 & 4	\$4,687,178
Capital Cascade Segment 4	\$3,651,280
Magnolia Drive Multi-use Trail	\$2,476,700
Blueprint 2020 Projects	
Welaunee Boulevard: Design*	\$1,725,000
2020 Sales Tax Project Planning*	\$300,000
Airport Gateway*	\$1,000,000
Northeast Connector: Bannerman Road*	\$750,000
Orange Avenue/Meridian Road Placemaking*	\$1,000,000
Market District*	\$1,000,000
Deallocations	
Cascades Park	(-\$250,000)
Total FY 2019 Capital Projects Allocations	\$22,164,821

*Advance funding from Blueprint 2000 program; will be paid back with Blueprint 2020 funds

Option 2: Conduct the public hearing to approve and adopt the Fiscal Year 2019 – 2023 Capital Improvement Program as presented and approve the FY 2019 Capital Improvement Program Budget Resolution (Resolution No. 2018-XX).

FY 2019 Capital Improvement Program Allocations by Project

Blueprint Intergovernmental Agency Board of Directors Meeting

Item Title: Second and Final Public Hearing to Adopt the Fiscal Year 2019 Operating Budget and Fiscal Year 2019 – 2023 Five-Year Capital Budget for the Blueprint Intergovernmental Agency

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- Water Quality (City) – The Blueprint 2000 program includes a \$25,000,000 project for the City to implement water quality enhancement projects. The proposed FY 2019 allocation of \$2,207,360 is the programmed annual allocation.
- Water Quality (County) – The Blueprint 2000 program includes a \$25,000,000 project for the County to implement water quality enhancement projects. To date, \$22,790,579 has been allocated to Leon County for this project. The proposed FY 2019 allocation is \$1,000,000, with the remaining \$1,209,421 to be allocated in FY 2020. In 2004, the IA Board approved the condition that should funds be requested early by either the City or County, an interest rate would be applied. Due to this condition, the total allocation to the County was reduced due to interest charged for advanced appropriations. However, Blueprint did not incur any direct costs related to the early payment, and in order to fulfill the Intergovernmental Agency’s commitment to the environment and more specifically preserving our community’s water quality, this agenda item recommends a funding approach to bring the Leon County Water Quality project up to the designated \$25 million.
- Headwaters of St. Marks – This project is administered by Leon County and the proposed FY 2019 allocation is \$2,617,303. The properties purchased in the St. Marks Headwaters Floodplain were funded by Blueprint using a Florida Communities Trust (FCT) grant funding as match; a requirement of the grant was the implementation of an FCT approved management plan. Leon County has been working towards the fulfillment of the FCT Management Plan commitments utilizing Blueprint funds previously allocated in 2012. Consistent with previous Board direction, the FY 2019-2020 Blueprint 2000 funds identified in Attachment #11 are anticipated to be used for the remaining tasks in the management plan. Blueprint will continue to work with Leon County staff to refine the budget needs based on the cost estimates and schedule for the improvements at St. Marks Headwaters. After cost estimates are complete, funds will be applied to the Fred George Basin project, another previously funded Blueprint and FCT grant sensitive lands project. The funds would be used to complete the management plan and support infrastructure that will ensure that stormwater entering the sink complex has been treated to significantly reduce any potential impacts to groundwater, which is consistent with the project definitions in the original Blueprint 2000 Project Definitions Report. The allocation of the remaining funds will complete these projects, ensure compliance with the FCT management plans, and fully open these environmentally significant properties to the public.
- Cascades Park – Per the direction of the IA Board at the September 28, 2015 meeting, the FY 2016 Blueprint capital budget included an allocation of \$475,420 to fund the construction of a sound wall on City property near Cascades Park. The purpose of this sound was to mitigate noise from ticketed events at the Capital City Amphitheater at Cascades Park. This project was placed on hold by the IA Board at their June 2016 meeting, pending the City’s decision on the use of their property. At the September 27, 2017 meeting, the City Commission voted unanimously to direct staff to “formulate a plan and determine cost to implement Phases 2 & 3 of the five-phase Plan [proposed by Friends of Parks & Recreation], creating a family-friendly area with views of Cascades Park.” Based on the City Commission’s action to no longer pursue a sound wall, the FY 2019 Blueprint capital budget proposes to reallocate the \$475,420 for the construction of the skateable art amenity along

Capital Cascades Trail Segment 3 (\$250,000). The remaining \$225,420 is proposed to be reallocated to fund the construction of an extension of the trellis at Imagination Fountain and complete the modifications to the alum distribution system in the park stormwater facilities prior to turnover to the City.

Option 3: Authorize the deallocation of \$250,000 from the Cascades Park project to fund the construction of the Capital Cascades Trail Segment 3 skateable art amenity, in lieu of the sound wall.

- Capital Cascades Segments (3 and 4) – The proposed allocation of \$4,687,178 will be used to design and construct the final phases of Capital Cascades Trail Segment 3. For FY 2019, this project will include construction of the Segment 3D Pond, as well as complete approved amenities throughout the Segment 3 corridor, including the History and Culture Trail, Coal Chute Pond, and skateable art features. Additional details about the Segment 3 amenities, as well as a status update on the regional stormwater facility, are included in Agenda Item #12.
- Capital Cascades Trail Segment 4 – The proposed allocation of \$3,651,280 for this project begins to build the fund for the final segment of the Capital Cascades trail. In FY 2019, Blueprint will initiate a planning effort to determine the stormwater and trail needs along this corridor prior to moving in design in FY 2020.
- Magnolia Drive Trail – At the December 5, 2017 meeting, the IA Board approved a design modification for the Magnolia Drive Trail and directed staff to evaluate opportunities to underground utilities throughout the corridor. Per the approval of the IA Board at the March 1, 2018 meeting, Blueprint is coordinating with Leon County and City Electric Utilities to plan and design for undergrounding electric utility lines throughout the entire project corridor. The proposed FY 2019 allocation of \$2,476,700 will fully fund the cost of undergrounding utilities and will complete Blueprint funding for this project.
- Northeast Gateway: Welaunee Boulevard – The proposed \$1,725,000 will be used to fund the design of Welaunee Boulevard Phase 1 following the conclusion of the PD&E, which is currently underway. The design will include the roadway from the eastern edge of the Canopy Development area to the proposed Shamrock Way extension ending at Centerville Road. Advance funds will be paid back to the Blueprint 2000 program using Blueprint 2020 sales tax revenues.
- 2020 Sales Tax Extension - The “2020 Sales Tax Extension” was added to the Capital Budget in FY 2017 with annual allocations of \$300,000 in FY 2017, 18 and 19. As directed by the Board in the April 1, 2015 meeting, the project will be used to fund professional fees to design and permit the Bike Route System and Greenways Master Plan 2020 projects. This strategy will position Blueprint to have “shovel ready” projects once the 2020 program commences. Advance funds will be paid back to the Blueprint 2000 program using Blueprint 2020 sales tax revenues.
- Airport Gateway - The proposed allocation of \$1,000,000 will fund preliminary planning and environmental studies for the Airport Gateway project in FY 2019. Following the conclusion of the Southwest Area Plan (SATP) in spring 2019, and the consideration of the final report

by the CRTPA and IA Boards, Blueprint will proceed with scope development and procurement services for the planning and environmental studies portions of the Airport Gateway project.

- Northeast Corridor: Bannerman Road – The proposed allocation of \$750,000 for this project comes from the County and City Significant Benefit District accounts. The allocation will fund the PD&E re-evaluation for Bannerman Road. The PD&E was completed in 2012 and this allocation will build upon the work previously completed on this project. Bannerman Road is a “Significant Benefit Project” and following approval of the proposed FY 2019 Capital Improvement Plan, Blueprint will first work with County to access the balance of the funds in the County’s account, approximately \$370,000, then acquire the remaining \$380,000 to fund this portion of the project from the City’s account.

Option 4: Direct Blueprint staff to request significant benefit project funding from Leon County (\$370,000) and the City of Tallahassee (\$380,000) toward the Northeast Corridor project.

- Orange Avenue/Meridian Road Placemaking – The proposed allocation of \$1,000,000 for this project will fund planning and design services for two components of the placemaking project: the East Drainage Ditch and Orange Avenue stormwater facility amenities. Once 2020 sales tax revenues are collected, this money will be paid back to the Blueprint 2000 program.
- Market District – The proposed allocation of \$1,000,000 will fund planning and design services for this placemaking project. Blueprint will coordinate with the City regarding the public space component to determine if efficiencies can be achieved with consolidating this project with the city’s Market District Stormwater project. Once 2020 sales tax revenues are collected, this money will be paid back to the Blueprint 2000 program.

Estimated 2019-2023 Capital Infrastructure Project Expenditures

The estimated 2019-2023 Capital Infrastructure Project Expenditures is included as Attachment #14 and reflects the projected expenditures for the remaining 15 months of the Blueprint 2000 program and the first three years and nine months of the Blueprint 2020 program. These project expenditures detail the projected expenses of each capital infrastructure project. More specifically, during the upcoming fiscal year, the Agency is projecting to infuse \$34 million into the local economy for the planning, design, construction, and project close out of 14 infrastructure projects.

Action by TCC and CAC: This item was presented to the TCC at their meeting on September 4, 2018. The first public hearing for the proposed FY 2019 Blueprint Intergovernmental Agency Operating Budget was held at the September 6, 2018 CAC meeting and the CAC made no recommendations concerning the item.

OPTIONS:

- Option 1: Conduct the Public Hearing to adopt the FY 2019 Blueprint Intergovernmental Agency Operating Budget as presented and approve the FY 2019 Operating Budget Resolution (Resolution No. 2018-07).
- Option 2: Conduct the public hearing to approve and adopt the Fiscal Year 2019 – 2023 Capital Improvement Program as presented and approve the FY 2019 Capital Improvement Program Budget Resolution (Resolution No. 2018-08).
- Option 3: Authorize the deallocation of \$250,000 from the Cascades Park project to fund the construction of the Capital Cascades Trail Segment 3 skateable art amenity, in lieu of the sound wall.
- Option 4: Direct Blueprint staff to request significant benefit project funding from Leon County (\$370,000) and the City of Tallahassee (\$380,000) toward the Northeast Corridor project.
- Option 5: IA Board Direction.

RECOMMENDED ACTIONS:

- Option 1: Conduct the Public Hearing to adopt the FY 2019 Blueprint Intergovernmental Agency Operating Budget as presented and approve the FY 2019 Operating Budget Resolution (Resolution No. 2018-07).
- Option 2: Conduct the public hearing to approve and adopt the Fiscal Year 2019 – 2023 Capital Improvement Program as presented and approve the FY 2019 Capital Improvement Program Budget Resolution (Resolution No. 2018-08).
- Option 3: Authorize the deallocation of \$250,000 from the Cascades Park project to fund the construction of the Capital Cascades Trail Segment 3 skateable art amenity, in lieu of the sound wall.
- Option 4: Direct Blueprint staff to request significant benefit project funding from Leon County (\$370,000) and the City of Tallahassee (\$380,000) toward the Northeast Corridor project.

Attachments

1. FY 2019 Operating Budget Resolution (Resolution No. 2018-07)
2. FY 2019 Capital Improvement Program Budget Resolution (Resolution No. 2018-08)
3. Existing and Proposed FY 2019 Blueprint Intergovernmental Agency Organizational Chart

Blueprint Intergovernmental Agency Board of Directors Meeting

Item Title: Second and Final Public Hearing to Adopt the Fiscal Year 2019 Operating Budget and Fiscal Year 2019 – 2023 Five-Year Capital Budget for the Blueprint Intergovernmental Agency

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4. Proposed FY 2019 Office of Economic Vitality Operating Budget
5. Office of Economic Vitality, Existing and Proposed Staffing, FY 2017 – 2019
6. Business Recruitment and Incentive (BRI) Fund Summary
7. Approved Blueprint Infrastructure Program FY 2019 – 2024 Implementation Plan
8. Proposed FY 2019 Blueprint Infrastructure Program Operating Budget
9. FY 2019 Blueprint Intergovernmental Agency Budget Narrative
10. Existing and Proposed Blueprint Infrastructure Program Staffing, FY 2017 – 2019
11. Accounting Summary for Blueprint 2000 Program as of June 30, 2018
12. Existing and Estimated Net Sales Tax Revenues for the Blueprint 2000 Program
13. Proposed FY 2019-2023 Capital Improvement Plan
14. Estimated 2019-2023 Capital Infrastructure Project Expenditures



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**Blueprint Intergovernmental Agency
FY 2018 Operating Budget
RESOLUTION NO. 2018-07**

WHEREAS, the Blueprint Intergovernmental Agency's Budget Policy 102.06.B.2., and Section 189.016(3), Florida Statutes, requires the Board of Directors ("Board") to adopt an annual operating budget and appropriate funding for the upcoming year by resolution; and

WHEREAS, the Board has acknowledged the receipt of sales tax revenue and other sources of revenue to fund operating expenses for the Fiscal Year 2019 beginning October 1, 2018, and ending September 30, 2019.

NOW, THEREFORE, BE IT RESOLVED, that the Leon County-City of Tallahassee Blueprint Intergovernmental Agency Board, hereby adopts the Operating Budget for Fiscal Year 2019 as set forth in "Exhibit A", which is attached hereto and incorporated herein, and authorizes the carryover of any fund balance, including all operating fund balances, requisitions, and encumbrances from prior years which will automatically be re-appropriated.

Adopted this 20th day of September, 2018.

Leon County-City of Tallahassee
Blueprint Intergovernmental Agency

Attest:

By: _____
Commissioner Curtis Richardson
Chair, Board of Directors

By: _____
James O. Cooke, Treasurer-Clerk
City of Tallahassee

Approved as to Form:

By: _____
Patrick T. Kinni
Attorney for the Agency

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"EXHIBIT A"
Tallahassee - Leon County Office of Economic Vitality
FY 2019 Proposed Budget

Account	Account Description	FY 2017 Actual Budget	FY 2018 Adopted Budget	FY 2019 Proposed Budget	Percent Change
Sources of Funds					
City of Tallahassee		\$ 421,044	\$ 640,700	\$ 632,270	
Leon County Government		421,044	640,700	632,270	
Total Sources of Funds		842,087	1,281,400	1,264,541	-1.32%
Personnel Services					
511000	Salaries	539,145	697,898	717,662	
511200	Capitalized Wages	(1,358)			
511300	Salary Enhancements	--	11,708	21,530	
511500	Temporary Wages	13,008	21,000	14,000	
512400	Other Salary Items	15,205	3,840	21,372	
514100	Unemployment Compensation	--	95,721	--	
515000	Pension- Current	58,277	137,346	136,242	
515100	Pension- MAP	21,514	39,361	34,777	
515500	Social Security	8,877	--	--	
515600	Mandatory Medicare	7,259	10,120	8,941	
516000	Health Benefits	66,651	98,358	102,161	
516100	Flex Benefits	8,069	2,788	13,777	
Total Personnel Services		736,647	1,118,140	1,070,462	-4.26%
Operating Expenses					
521010	Advertising	7,500	9,700	8,000	
521030	Reproduction	4,313	15,000	15,000	
521040	Unclassified Professional Fees	500	--	10,000	
521180	Unclassified Contractual Svcs	8,272	32,950	31,450	
521190	Computer Software	17,617	45,560	44,360	
522080	Telephone	652	1,000	2,880	
523020	Food	1,675	--	1,000	
523030	Gasoline	620	300	300	
523050	Postage	67	600	600	
523060	Office Supplies	3,592	2,500	2,000	
523080	Unclassified Supplies	7,921	--	--	
523100	Vehicle- Non-Garage	7	--	--	
524010	Travel & Training	37,137	25,600	35,600	
524020	Journals & Books	191	550	--	
524030	Memberships	1,913	7,000	7,100	
524078	Unclassified Charges	9,625	19,500	11,066	
540040	Liability Insurance Premium	791	--	800	
541040	Insurance	1,217	3,000	1,220	
Total Operating Expenses		103,609	163,260	171,376	4.97%
Allocated Costs					
560010	Human Resources Expense	557	--	7,000	
560020	Accounting Expense	578	--	7,073	
560030	Purchasing Expense	696	--	8,630	
560070	Revenue Collection	0	--	--	
Total Allocated Costs		1,831	--	22,703	NA
Total Operating Budget		842,087	1,281,400	1,264,541	-1.32%

BLUEPRINT INFRASTRUCTURE PROGRAM
Proposed FY 2019 GENERAL FUND OPERATING BUDGET

	FY 2017 Actual	FY 2018 Adopted Budget	FY 2019 Proposed	Percent Change
Sources of Funds				
General Fund Revenues				
Sales Tax Proceeds	\$ 34,226,948	\$ 32,440,086	\$ 34,808,000	
City, County, State & Federal Revenues	600,983	-	-	
Miscellaneous	112,553	-	825,000	
Unallocated Sales Tax Revenues	687,715	3,650,000		
Total Revenues	35,628,199	36,090,086	35,633,000	
Transfer in from Debt Service Reserve	-	-	8,417,675	
Total Sources of Funds	\$ 35,628,199	\$ 36,090,086	\$ 44,050,675	18.07%
Uses of Funds				
Debt Service Transfers				
611300 Sales Tax Revenue Bonds	\$ 14,692,725	\$ 14,692,537	\$ 14,693,900	
611300 State Infrastructure Bank Loan	3,941,685	3,941,685	3,941,685	
Total Debt Service Transfers	18,634,410	18,634,222	18,635,585	
Personnel Services				
511000 Salaries	858,653	1,061,297	1,509,241	
511300 Salaries Enhancements	-	13,000	13,000	
511500 Temp Wages	147,001	213,810	174,637	
512000 Overtime	17	3,000	3,000	
512400 Other Salary Items	4,380	15,000	15,000	
515000 Pension-current	114,807	208,863	299,184	
515100 Pension-MAP	42,012	59,857	83,383	
515500 Social Security	7,588	7,000	7,000	
515600 Mandatory Medicare	14,020	15,389	21,439	
FICA	-	-	-	
516000 Health Benefits & Life	88,016	131,250	135,867	
516100 Health Benefits Retirees	18,500	19,425	20,396	
516020 Health Benefits OPEB	-	-	-	
516100 Flex Benefits	16,976	30,000	34,198	
512000 County's Worker Comp	-	-	-	
Total Personnel Services	1,311,970	1,777,891	2,316,345	23.25%
Operating Expenses				
521010 Advertising	64	10,000	15,000	
521030 Reproduction	7,043	6,350	12,000	
521040 Uncl. Professional Fees	96,139	154,000	134,150	
521100 Equipment Repairs	449	1,500	1,500	
521160 Legal Services	25,237	30,000	45,000	
521180 Uncl. Contractual Services	9,600	37,500	100,600	
521190 Computer Software	28,610	47,455	55,280	
522080 Telephone	37,693	39,840	48,000	
523020 Food	2,976	3,500	4,000	
523030 Gasoline	1,212	2,000	2,000	
523050 Postage	256	800	1,000	
523060 Office Supplies	17,497	17,900	17,900	
523080 Uncl. Supplies	8,254	5,500	5,500	
523100 Vehicle Non-Garage	1,429	4,000	4,000	
524010 Travel and Training	30,279	48,000	50,500	
524020 Journals and Books	1,882	4,600	3,450	
524030 Membership Dues	3,721	7,278	10,050	
524040 Certificates and Licenses	99	2,000	750	
524050 Rental of Office Space	235,980	198,594	200,979	
524070 Rental of Office Machines	3,981	4,000	8,500	
524080 Uncl. charges	8,953	10,000	10,000	
Total Misc. Operating Expenses	521,354	634,817	730,159	13.06%

BLUEPRINT INFRASTRUCTURE PROGRAM
Proposed FY 2019 GENERAL FUND OPERATING BUDGET

	FY 2017 Actual	FY 2018 Adopted Budget	FY 2019 Proposed	Percent Change
Other Services/Charges				
540040 Liability Insurance Premium	27,609	32,800	42,800	
Total Other Services/Charges	27,609	32,800	42,800	
Capital Outlay				
550030 Office Equipment	-	-	25,000	
550040 Computer Equipment	13,146	2,000	59,000	
550050 Vehicle Equipment	32,635	-	-	
Total Capital Outlay	45,781	2,000	84,000	
Allocated Costs				
560010 Human Resource Expense	9,501	13,368	13,368	
560020 Accounting Expense	39,677	-	-	
560030 Purchasing Expense	35,673	28,947	28,947	
560040 Information Systems Exp.	5,074	5,307	5,307	
560120 Indirect Costs	46,680	37,123	29,343	
Total Allocated Costs	136,605	84,745	76,965	-10.11%
General Engineering Consultant				
612400 General Engineering Consultant	860,458	735,505	-	
Total General Engineering Consultant	860,458	735,505	-	
Total Operating Budget	2,903,777	3,267,758	3,250,269	-0.54%
Transfers to Capital Projects Funds				
612400 Transfer to Capital Projects	12,766,275	14,188,106	22,164,821	
Total Transfers to Capital Projects	12,766,275	14,188,106	22,164,821	
Total Uses of Funds	\$ 34,304,462	\$ 36,090,086	\$ 44,050,675	
Sources of Funds Less Uses of Funds	\$ 1,323,737	\$ -	\$ -	

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**Blueprint Intergovernmental Agency
FY 2019 Capital Budget
RESOLUTION NO. 2018-08**

WHEREAS, the Blueprint Intergovernmental Agency’s Budget Policy 102.06.B.2, and Section 189.016(3), Florida Statutes, requires the Board of Directors (“Board”) to adopt an annual capital budget and appropriate funding for the upcoming year by resolution; and

WHEREAS, the Board has acknowledged the receipt of bond proceeds, sales tax revenue and other sources of revenue to fund capital expenses for the Fiscal Year 2019 beginning October 1, 2018, and ending September 30, 2019; and

WHEREAS, the Board hereby approves the five-year Capital Improvement Program for Fiscal Year 2019 through Fiscal Year 2023, in accordance with Budget Policy 102.07.3; and

NOW, THEREFORE, BE IT RESOLVED, that the Leon County-City of Tallahassee Blueprint Intergovernmental Agency Board, hereby adopts the Capital Budget for Fiscal Year 2019 as set forth in “Exhibit A”, which is attached hereto and incorporated herein, and authorizes the carryover of any capital fund balance, including all capital fund balances, requisitions, and encumbrances from prior years which will automatically be re-appropriated.

Adopted this 20th day of September, 2018.

Leon County-City of Tallahassee
Blueprint Intergovernmental Agency

By: _____
Commissioner Curtis Richardson
Chair, Board of Directors

Attest:

By: _____
James O. Cooke, Treasurer-Clerk
City of Tallahassee

Approved as to Form:

By: _____
Patrick T. Kinni
Attorney for the Agency

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"EXHIBIT A"
BLUEPRINT INFRASTRUCTURE PROGRAM
Proposed FY 2019 CAPITAL BUDGET

	Actual FY 2017	Adopted FY 2018	Budget FY2019	Planned FY 2020	Planned FY 2021	Planned FY 2022	Planned FY 2023
Net Sales Tax Allocation	\$ 11,477,577	\$ 10,538,106	\$ 12,922,146	\$ 25,101,923	\$ 24,544,000	\$ 27,351,200	\$ 21,915,888
Bond Proceeds	-	-	-	-	-	100,000,000	-
SIB Loans	-	-	-	-	-	14,325,000	-
Debt Service Reserve	-	-	8,417,675	-	-	-	-
City, County, State, and Federal Revenues	600,983		750,000	1,280,000		3,000,000	
Miscellaneous Revenues¹		-	75,000				
Unallocated Sales Tax Revenues	687,715	3,650,000	-	-	-	-	-
Total for Allocation to Capital Projects	\$ 12,766,275	\$ 14,188,106	\$ 22,164,821	\$ 26,381,923	\$ 24,544,000	\$ 144,676,200	\$ 21,915,888
Blueprint 2000 Capital Project Allocations							
Water Quality Project (City)	\$ 2,021,346	\$ 2,112,306	\$ 2,207,360	\$ 385,835	\$ -	\$ -	\$ -
Water Quality Project (County)	-	-	1,000,000	1,209,421	-	-	-
Headwaters of St. Marks	-	832,697	2,617,303	982,831	-	-	-
Lake Lafayette Floodplain	46,948	253,052	-	-	-	-	-
Capital Circle Northwest	-	2,650,000	-	-	-	-	-
Capital Circle Southwest ROW	1,226,668	-	-	-	-	-	-
Capital Circle Southwest Stormwater Plan	2,150,000	-	-	-	-	-	-
Capital Circle Southwest Crawfordville to Orange	14,417	-	-	-	-	-	-
Capital Cascades Trail Segment 1	118,426	-	-	-	-	-	-
Capital Cascades Trail Segment 2	651,522	62,877	(250,000)	-	-	-	-
Capital Cascades Trail Segments 3 & 4	3,338,695	4,660,524	4,687,178	-	-	-	-
Capital Cascades Trail Segment 4	-	-	3,651,280	2,682,342	-	8,262,126	-
Capital Cascades Crossing	89,744	-	-	-	-	-	-
FAMU Way Right of Way	500,000	-	-	-	-	-	-
Magnolia Drive Trail	-	916,650	2,476,700	-	-	-	-
Orange Avenue Corridor Study	175,000	175,000	-	-	-	-	-
Comprehensive Wastewater Treatment Plan	500,000	-	-	-	-	-	-
Total, Blueprint 2000 Projects	\$ 10,832,766	\$ 11,663,106	\$ 16,389,821	\$ 5,260,429	\$ -	\$ 8,262,126	\$ -

"EXHIBIT A"
BLUEPRINT INFRASTRUCTURE PROGRAM
Proposed FY 2019 CAPITAL BUDGET

Blueprint 2020 Capital Project Allocations

Greenways Master Plan	\$ -	\$ -	\$ -	\$ 600,600	\$ 750,000	\$ 750,000	\$ 750,000
Bike Route System	-	-	-	554,400	790,000	790,000	790,000
Water Quality and Stormwater Improvements/County				1,593,750	2,125,000	2,125,000	2,125,000
Water Quality and Stormwater Improvements/City				1,593,750	2,125,000	2,125,000	2,125,000
Sidewalks/County				937,500	1,250,000	1,250,000	1,250,000
Sidewalks/City				937,500	1,250,000	1,250,000	1,250,000
Operating Costs - Sales Tax Funded Parks/County				375,000	500,000	500,000	500,000
Operating Costs - Sales Tax Funded Parks/County				375,000	500,000	500,000	500,000
StarMetro Enhancements/City				459,375	612,500	612,500	612,500
2020 Sales Tax Extension	300,000	300,000	300,000	-	-	-	-
Northeast Gateway (Welaunee)	750,000	2,225,000	1,725,000	2,394,619	2,731,889	24,185,152	7,263,388
Capital Circle Southwest (W1)	-	-	-	-	-	-	2,500,000
Airport Gateway	-	-	1,000,000	3,500,000	2,200,000	61,532,194	-
Northwest Connector: Tharpe Street	-	-	-	-	-	-	-
Northeast Connector (Bannerman Road)	-	-	750,000	3,300,000	2,500,000	33,246,583	-
Orange Avenue/Meridian Placemaking	-	-	1,000,000	1,500,000	2,209,611	-	-
Market District Placemaking	-	-	1,000,000	1,500,000	3,500,000	4,797,645	-
Lake Lafayette and St. Marks Regional Park	-	-	-	500,000	-	750,000	500,000
Monroe-Adams Corridor Placemaking	-	-	-	1,000,000	1,000,000	2,000,000	1,000,000
Midtown Placemaking	-	-	-	-	-	-	750,000
Desoto Winter Encampment	-	-	-	-	500,000	-	-
Total, Blueprint 2020 Projects	\$ 1,050,000	\$ 2,525,000	\$ 5,775,000	\$ 21,121,494	\$ 24,544,000	\$ 136,414,074	\$ 21,915,888
Total, Infrastructure Program Capital Projects	\$ 11,882,766	\$ 14,188,106	\$ 22,164,821	\$ 26,381,923	\$ 24,544,000	\$ 144,676,200	\$ 21,915,888



IA Board of Directors
Board of County Commissioners and Tallahassee City Commission

Intergovernmental Management Committee
Leon County Administrator and Tallahassee City Manager

PLACE Director

OEV Director

Attorney

Blueprint Director

Deputy Director Engagement and Operations Division

Deputy Director Research and Business Analytic Division

Deputy Director Minority Women and Small Business Enterprise Division

Legal Assistant

Planning Manager

Design & Construction Manager

Administrative Supervisor

IT Manager (OPS)

Public Info Manager

Senior Accountant

Coordinator Engagement & Operations Division

Manager Engagement & Operations Division

Coordinator Research and Business Analytic Division

Senior Analyst Minority Women & Small Business Enterprise Division

Senior Analyst Minority Women & Small Business Enterprise

Principal Planner

Project Manager

Executive Assistant

Web Support (OPS)

Management Intern

OnBase Support (OPS)

<u>FY 2018 Staffing</u>	<u>FTES</u>
Intergovernmental Agency	22.5
Office of Economic Vitality	10
Infrastructure Program <i>(includes Shared Positions)</i>	11
OPS Positions <i>(Three temporary positons)</i>	1.5

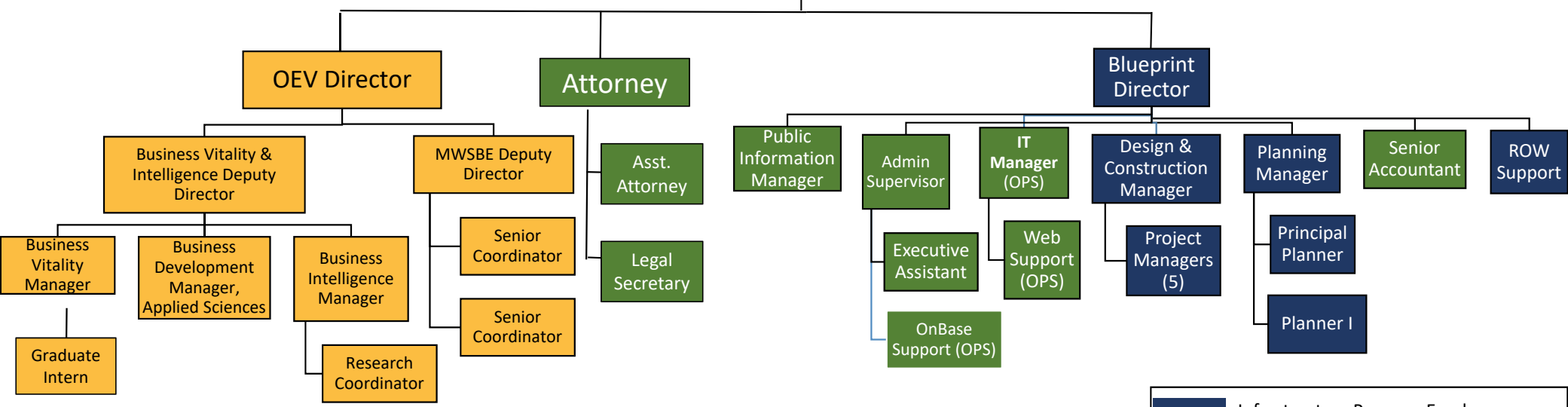
 Infrastructure Program Employees
 Office of Economic Vitality Employees
 Shared Blueprint + Office of Economic Vitality Employees

FY 2018 Organizational Chart

Does not include three GEC staff



<u>Proposed FY 2019 Staffing</u>	<u>FTES</u>
Intergovernmental Agency	29.5
Office of Economic Vitality	10
Infrastructure Program <i>(includes Shared Positions)</i>	18
OPS Positions <i>(Three temporary positons)</i>	1.5



	Infrastructure Program Employees
	Office of Economic Vitality Employees
	Shared Blueprint + Office of Economic Vitality Employees

Proposed FY 2019 Organizational Plan

Tallahassee - Leon County Office of Economic Vitality
FY 2019 Proposed Budget

Account	Account Description	FY 2017 Actual Budget	FY 2018 Adopted Budget	FY 2019 Proposed Budget	Percent Change
Sources of Funds					
	City of Tallahassee	\$ 421,044	\$ 640,700	\$ 632,270	
	Leon County Government	421,044	640,700	632,270	
Total Sources of Funds		842,087	1,281,400	1,264,541	-1.32%
Personnel Services					
511000	Salaries	539,145	697,898	717,662	
511200	Capitalized Wages	(1,358)			
511300	Salary Enhancements	--	11,708	21,530	
511500	Temporary Wages	13,008	21,000	14,000	
512400	Other Salary Items	15,205	3,840	21,372	
514100	Unemployment Compensation	--	95,721	--	
515000	Pension- Current	58,277	137,346	136,242	
515100	Pension- MAP	21,514	39,361	34,777	
515500	Social Security	8,877	--	--	
515600	Mandatory Medicare	7,259	10,120	8,941	
516000	Health Benefits	66,651	98,358	102,161	
516100	Flex Benefits	8,069	2,788	13,777	
Total Personnel Services		736,647	1,118,140	1,070,462	-4.26%
Operating Expenses					
521010	Advertising	7,500	9,700	8,000	
521030	Reproduction	4,313	15,000	15,000	
521040	Unclassified Professional Fees	500	--	10,000	
521180	Unclassified Contractual Svcs	8,272	32,950	31,450	
521190	Computer Software	17,617	45,560	44,360	
522080	Telephone	652	1,000	2,880	
523020	Food	1,675	--	1,000	
523030	Gasoline	620	300	300	
523050	Postage	67	600	600	
523060	Office Supplies	3,592	2,500	2,000	
523080	Unclassified Supplies	7,921	--	--	
523100	Vehicle- Non-Garage	7	--	--	
524010	Travel & Training	37,137	25,600	35,600	
524020	Journals & Books	191	550	--	
524030	Memberships	1,913	7,000	7,100	
524078	Unclassified Charges	9,625	19,500	11,066	
540040	Liability Insurance Premium	791	--	800	
541040	Insurance	1,217	3,000	1,220	
Total Operating Expenses		103,609	163,260	171,376	4.97%
Allocated Costs					
560010	Human Resources Expense	557	--	7,000	
560020	Accounting Expense	578	--	7,073	
560030	Purchasing Expense	696	--	8,630	
560070	Revenue Collection	0	--	--	
Total Allocated Costs		1,831	--	22,703	NA
Total Operating Budget		842,087	1,281,400	1,264,541	-1.32%

Office of Economic Vitality, Existing and Proposed Staffing, FY 2017 – 2019

Staffing Summary	FY 2017 Actual	FY 2018 Adopted	FY 2019 Budget	# of In/Decrease
Director	1.0	1.0	1.0	0.0
Deputy Director, Engagement & Operations	1.0	1.0	1.0	0.0
Deputy Director, Research and Business Analytics	1.0	1.0	1.0	0.0
Deputy Director, Minority Women Small Business	1.0	1.0	1.0	0.0
Engagement and Operations Manager	1.0	1.0	1.0	0.0
Engagement and Operations Coordinator	1.0	1.0	0.0	-1.0
Business Development Applied Science, Manager*	0.0	0.0	1.0	1.0
Research Coordinator	1.0	1.0	1.0	0.0
Senior Coordinator	1.0	1.0	1.0	0.0
Senior Coordinator	1.0	1.0	1.0	0.0
Graduate Intern	1.0	1.0	1.0	0.0
Total	10.00	10.00	10.00	0.0

*The Business Development Manager for Applied Sciences was reclassified from the Engagement and Operations Coordinator during the FY 2018 as previously approved by the IA Board on March 1, 2018. This position supports the applied sciences and manufacturing target industries.

Tallahassee-Leon County Office of Economic Vitality
Business Recruitment and Incentive Fund
Status: As of August 28, 2018

Revenue	Entity	FY 2017	FY 2018	FY 2019	FY 2020*
	Leon County	500,000	-	-	-
	City of Tallahassee	500,000	-	-	-
	Reserves		820,757	379,405	163,206
	Subtotal	1,000,000	820,757	379,405	163,206

Approval Date	Incentive Program	FY 2017	FY 2018	FY 2019	FY 2020*
	Qualified Target Industry Tax Refund				
	Project Gold: Danfoss Expansion I		3,500	3,500	3,500
Previously approved by County and City Commissions 6/13/2017	Project Presidential: One Loan Place	-	-	-	-
	Project Campus: Danfoss Expansion II	-	-	-	10,500
	Subtotal	-	3,500	3,500	14,000
	Targeted Business Program*				
	Red Hills Surgical Center	19,972	20,610	-	-
Previously approved by County and City Commissions 6/13/2017	Project Gold: Danfoss Expansion I	-	57,242	62,699	69,263
2/28/2018	Project Campus: Danfoss Expansion II	-	-	-	107,240
	Project Fox: Proof Expansion				18,202
	Subtotal	19,972	77,852	62,699	194,705
9/19/2017	Urban Vitality: Promise Zone Job Creation Pilot Program	-	-	25,000	25,000
	Incentive Program Totals	39,943	81,352	91,199	233,705

For the incentive program it is important to note that Target Business Program and Qualified Target Industry Tax Refund reimbursements are typically dispursed in spring. In FY 2020, these reimbursements will be paid out othe economic development portion of sales tax proceeds.

Approval Date	Elevate Florida's Capital Grant Programs	FY 2017	FY 2018	FY 2019	FY 2020*
3/1/2018	Workforce Development		-	100,000	100,000
6/21/2018	Sponsorship/Programmatic Support		-	25,000	25,000
			-	-	-
	Elevate Florida's Capital Grant Totals	-	-	125,000	125,000

Approval Date	Business Attraction Programs	FY 2017	FY 2018	FY 2019	FY 2020*
2/20/2017	Target Industry Plan	139,300	-	-	-
3/1/2018	Magnetic Technologies Attraction/Expansion Services		200,000	-	-
6/21/2018	Strategic Marketing Implementation		160,000	-	-
	Business Attraction Program Totals	139,300	360,000	-	-

	Capital and Investment Budget Total	179,243	441,352	216,199	358,705
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Revenue - Expenditures	820,757	379,405	163,206	(195,499)
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See note about regarding incentive payments

Blueprint FY 2019 -2024 Funding Schedule and Implementation Plan
Option C: SIB Loan (\$28.7 M) FY2022 Bond (\$100 M) | Total Debt Service (18 years): \$53.8 M

Blueprint Infrastructure Program - Income ¹									
Description	FY2019	FY2020 ³	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Sales Tax Revenues ²	\$ 34,808,000	\$ 30,885,900	\$ 30,244,000	\$ 31,151,200	\$ 32,085,500	\$ 33,047,900	\$ 192,222,500		
Additional Funding									
Bond Proceeds				\$ 100,000,000			\$ 100,000,000		
Significant Benefit District Funds	\$ 750,000	\$ 1,280,000				\$ 486,000	\$ 2,516,000		
State Infrastructure Bank (SIB) Loan ⁴				\$ 14,325,000		\$ 14,325,000	\$ 28,650,000		
Other Funding Sources ⁵				\$ 3,000,000			\$ 3,000,000		
<i>Subtotal - Available Funding</i>	\$ 35,558,000	\$ 32,165,900	\$ 30,244,000	\$ 148,476,200	\$ 32,085,500	\$ 47,858,900	\$ 326,388,500		
Blueprint Infrastructure Program - Expenses									
Description	FY2019	FY2020 ³	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Debt Service - BP2000 Bond & FY2022 Bond	\$ 9,957,094	\$ 2,183,977			\$ 3,902,000	\$ 7,809,750	\$ 23,852,821		
SIB Loan Payment					\$ 2,367,612	\$ 2,367,612	\$ 4,735,224		
Infrastructure Program - Operating Expenses	\$ 3,300,000	\$ 3,600,000	\$ 3,700,000	\$ 3,800,000	\$ 3,900,000	\$ 4,000,000	\$ 22,300,000		
Contingency Funds for Infrastructure Projects			\$ 2,000,000				\$ 2,000,000		
Annual Allocations ^{6,7} - City of Tallahassee		\$ 3,365,625	\$ 4,487,500	\$ 4,487,500	\$ 4,487,500	\$ 4,487,500	\$ 21,315,625		
Annual Allocations ⁶ - Leon County		\$ 2,906,250	\$ 3,875,000	\$ 3,875,000	\$ 3,875,000	\$ 3,875,000	\$ 18,406,250		
<i>Subtotal - Expenses</i>	\$ 13,257,094	\$ 12,055,852	\$ 14,062,500	\$ 12,162,500	\$ 18,532,112	\$ 22,539,862	\$ 92,609,920		
Blueprint Infrastructure Program - Capital Improvements									
Description	FY2019	FY2020 ³	FY 2021	FY 2022	FY 2023	FY2024	FY19-24 Total		
Projected Funding - Blueprint Capital Projects	\$ 22,300,906	\$ 20,110,048	\$ 16,181,500	\$ 136,313,700	\$ 13,553,388	\$ 25,319,038	\$ 233,778,580		
Blueprint 2000 -Infrastructure Projects ⁸									
Water Quality Project/City	\$ 2,207,360	\$ 385,835					\$ 2,593,195		
Headwaters of St. Marks	\$ 2,617,303	\$ 982,831					\$ 3,600,134		
Capital Cascades Trail - Segment 2							\$ -		
Capital Cascades Trail - Segments 3 & 4	\$ 4,437,178						\$ 4,437,178		
Capital Cascades Trail - Segment 4	\$ 4,787,365	\$ 3,891,763		\$ 8,262,126			\$ 16,941,254		
Magnolia Drive Trail	\$ 2,476,700						\$ 2,476,700		
Blueprint 2020 - Infrastructure Projects								FY19-24 Total	Adjusted Project Cost ¹²
<i>Annual Allocations⁶ - Blueprint 2020</i>									
- Bike Route Network (\$750k annually)								\$ 7,615,000	\$ 30,800,000
- Greenways Plan (\$790k annually)									
Regional Mobility & Gateway Projects (listed in order per the CRTPA's Proposed Project Priority List)									
(State) Southside Gateway: Woodville Highway ^{9,10}							\$ -	\$ 36,204,134	
(State) Capital Circle Southwest (W1) ⁹					\$ 2,500,000	\$ 2,500,000	\$ 5,000,000	\$ 5,000,000	
(State) Orange Avenue: Adams to Springhill ⁸⁹							\$ -	\$ 40,348,715	
(State) Westside Student Gateway: Pensacola Street ^{9,10}							\$ -	\$ 36,492,792	
Airport Gateway	\$ 1,000,000	\$ 3,500,000	\$ 2,200,000	\$ 61,532,194			\$ 68,232,194	\$ 68,232,194	
Northwest Connector: Tharpe Street ¹⁰						\$ 486,000	\$ 486,000	\$ 64,850,503	
Northeast Connector: Bannerman Road ¹⁰	\$ 750,000	\$ 3,300,000	\$ 2,500,000	\$ 33,246,583			\$ 39,796,583	\$ 39,796,583	
Northeast Gateway: Welaunee Boulevard ⁸	\$ 1,725,000	\$ 2,394,619	\$ 2,731,889	\$ 24,185,152	\$ 7,263,388	\$ 17,119,441	\$ 55,419,489	\$ 55,419,489	
North Monroe Gateway ⁸							\$ -	\$ 11,458,548	
CCQ Projects (in rank order)									
Orange Avenue/Meridian Placemaking	\$ 1,000,000	\$ 1,500,000	\$ 2,209,611				\$ 4,709,611	\$ 4,709,611	
Market District ⁹	\$ 1,000,000	\$ 1,500,000	\$ 3,500,000	\$ 4,797,645			\$ 10,797,645	\$ 10,797,645	
Lake Lafayette and St. Marks Regional Park		\$ 500,000		\$ 750,000	\$ 500,000		\$ 1,750,000	\$ 19,260,112	
Monroe-Adams Corridor Placemaking		\$ 1,000,000	\$ 1,000,000	\$ 2,000,000	\$ 1,000,000	\$ 3,201,616	\$ 8,201,616	\$ 8,201,616	
Midtown Placemaking					\$ 750,000	\$ 471,981	\$ 1,221,981	\$ 26,817,877	
Fairgrounds Beautification & Improvement							\$ -	\$ 14,627,933	
Northeast Park							\$ -	\$ 12,189,944	
College Avenue Placemaking							\$ -	\$ 8,532,961	
Florida A&M Entry Points							\$ -	\$ 1,828,492	
Alternative Sewer Solutions							\$ -	\$ 2,838,842	
Tallahassee-Leon County Animal Service Center							\$ -	\$ 8,532,961	
DeSoto Winter Encampment ¹¹			\$ 500,000				\$ 500,000	\$ 500,000	
Total Allocated	\$ 22,300,906	\$ 20,110,048	\$ 16,181,500	\$ 136,313,700	\$ 13,553,388	\$ 25,319,038	\$ 203,730,119	\$ 507,440,950	
Remaining Funds to Be Allocated	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Total Active Blueprint-Managed Projects by Year	11 Projects	12 Projects	12 Projects	10 Projects	12 Projects	12 Projects			
Notes							Project Phases - Legend		
1/ Income includes sales tax revenues (80% for Blueprint 2000 and 66% for Blueprint 2020)							Planning /PD&E		
2/ Projections based on 3% increases for FY20-22; FY23 and 24 assume 2% increase in revenues							Design		
3/ FY20 reflects BP2000 revenue collection (Oct. 1 - Dec. 31, 2019) & BP2020 revenue collection (Jan. 1 - Sept. 30, 2020)							Right-of-Way Acquisition		
4/ SIB (State Infrastructure Bank) Loan will be applied for in FY2020 for 50% of project costs for Welaunee Boulevard							Construction		
5/ Other Funding Sources: FY2022 - \$3 million FSU contribution to Airport Gateway project							Note: Project phases are approximate and reflect projected general timeframes for these project phases. Project phases will likely overlap in adjacent years. Funding is not necessarily corresponded to the project phase identified in that year.		
6/ Annual allocations for FY2020 prorated to reflect only 9 months of revenue collection									
7/ StarMetro only difference in annual allocations between City & County; County manages LIFE (2% revenues)									
8/ Total FY 19-24 expenditures & project cost does not include all expenditures on this project prior to FY2019									
9/ Portions of these projects in progress and funded by the City, County, CRTPA, or FDOT									
10/ Significant Benefit Project; City & County funds included in first year of project - as of May 2018									
11/ Project Complete - Repayment to the City of Tallahassee									
12/ Project estimates increase 2% annually through the first year of construction for each project or FY 2024									
13/ Assume state funding for capacity projects on state roads; any remaining local improvements will be funded thru Bluperint									

BLUEPRINT INFRASTRUCTURE PROGRAM
Proposed FY 2019 GENERAL FUND OPERATING BUDGET

	FY 2017 Actual	FY 2018 Adopted Budget	FY 2019 Proposed	Percent Change
Sources of Funds				
General Fund Revenues				
Sales Tax Proceeds	\$ 34,226,948	\$ 32,440,086	\$ 34,808,000	
City, County, State & Federal Revenues	600,983	-	-	
Miscellaneous	112,553	-	825,000	
Unallocated Sales Tax Revenues	687,715	3,650,000		
Total Revenues	35,628,199	36,090,086	35,633,000	
Transfer in from Debt Service Reserve	-	-	8,417,675	
Total Sources of Funds	\$ 35,628,199	\$ 36,090,086	\$ 44,050,675	18.07%
Uses of Funds				
Debt Service Transfers				
611300 Sales Tax Revenue Bonds	\$ 14,692,725	\$ 14,692,537	\$ 14,693,900	
611300 State Infrastructure Bank Loan	3,941,685	3,941,685	3,941,685	
Total Debt Service Transfers	18,634,410	18,634,222	18,635,585	
Personnel Services				
511000 Salaries	858,653	1,061,297	1,509,241	
511300 Salaries Enhancements	-	13,000	13,000	
511500 Temp Wages	147,001	213,810	174,637	
512000 Overtime	17	3,000	3,000	
512400 Other Salary Items	4,380	15,000	15,000	
515000 Pension-current	114,807	208,863	299,184	
515100 Pension-MAP	42,012	59,857	83,383	
515500 Social Security	7,588	7,000	7,000	
515600 Mandatory Medicare	14,020	15,389	21,439	
FICA	-	-	-	
516000 Health Benefits & Life	88,016	131,250	135,867	
516100 Health Benefits Retirees	18,500	19,425	20,396	
516020 Health Benefits OPEB	-	-	-	
516100 Flex Benefits	16,976	30,000	34,198	
512000 County's Worker Comp	-	-	-	
Total Personnel Services	1,311,970	1,777,891	2,316,345	23.25%
Operating Expenses				
521010 Advertising	64	10,000	15,000	
521030 Reproduction	7,043	6,350	12,000	
521040 Uncl. Professional Fees	96,139	154,000	134,150	
521100 Equipment Repairs	449	1,500	1,500	
521160 Legal Services	25,237	30,000	45,000	
521180 Uncl. Contractual Services	9,600	37,500	100,600	
521190 Computer Software	28,610	47,455	55,280	
522080 Telephone	37,693	39,840	48,000	
523020 Food	2,976	3,500	4,000	
523030 Gasoline	1,212	2,000	2,000	
523050 Postage	256	800	1,000	
523060 Office Supplies	17,497	17,900	17,900	
523080 Uncl. Supplies	8,254	5,500	5,500	
523100 Vehicle Non-Garage	1,429	4,000	4,000	
524010 Travel and Training	30,279	48,000	50,500	
524020 Journals and Books	1,882	4,600	3,450	
524030 Membership Dues	3,721	7,278	10,050	
524040 Certificates and Licenses	99	2,000	750	
524050 Rental of Office Space	235,980	198,594	200,979	
524070 Rental of Office Machines	3,981	4,000	8,500	
524080 Uncl. charges	8,953	10,000	10,000	
Total Misc. Operating Expenses	521,354	634,817	730,159	13.06%

BLUEPRINT INFRASTRUCTURE PROGRAM
Proposed FY 2019 GENERAL FUND OPERATING BUDGET

	FY 2017 Actual	FY 2018 Adopted Budget	FY 2019 Proposed	Percent Change
Other Services/Charges				
540040 Liability Insurance Premium	27,609	32,800	42,800	
Total Other Services/Charges	27,609	32,800	42,800	
Capital Outlay				
550030 Office Equipment	-	-	25,000	
550040 Computer Equipment	13,146	2,000	59,000	
550050 Vehicle Equipment	32,635	-	-	
Total Capital Outlay	45,781	2,000	84,000	
Allocated Costs				
560010 Human Resource Expense	9,501	13,368	13,368	
560020 Accounting Expense	39,677	-	-	
560030 Purchasing Expense	35,673	28,947	28,947	
560040 Information Systems Exp.	5,074	5,307	5,307	
560120 Indirect Costs	46,680	37,123	29,343	
Total Allocated Costs	136,605	84,745	76,965	-10.11%
General Engineering Consultant				
612400 General Engineering Consultant	860,458	735,505	-	
Total General Engineering Consultant	860,458	735,505	-	
Total Operating Budget	2,903,777	3,267,758	3,250,269	-0.54%
Transfers to Capital Projects Funds				
612400 Transfer to Capital Projects	12,766,275	14,188,106	22,164,821	
Total Transfers to Capital Projects	12,766,275	14,188,106	22,164,821	
Total Uses of Funds	\$ 34,304,462	\$ 36,090,086	\$ 44,050,675	
Sources of Funds Less Uses of Funds	\$ 1,323,737	\$ -	\$ -	

Fiscal Year 2019 Budget Narrative

Sources of Revenues

Sales Tax Revenues - Revenues collected for the local option surtax.

Interest Revenues – Interest collected on the sales tax revenues.

Miscellaneous – Additional revenues, such as grants, community partnerships, and City of Tallahassee or Leon County funds for Blueprint Intergovernmental Agency projects and programs.

Personnel Services

- 511000 **Salaries**- Includes all permanent, full time positions. Changes from the previous year include the seven new positions as outlined in the agenda item and pay increases as determined by the jurisdiction in which the employee's benefits are provided (i.e., if the employee receives City benefits, then City salary adjustments would control).
- 511300 **Salary Enhancements**- This cost is related to pay increases for employees relating to promotions during the fiscal year.
- 511500 **Temp Wages**- Wages for temporary employees: Two part-time IT support staff members, EDMS Technician, Graduate Intern during the school breaks, Summer Youth Intern, Summer law clerk, and Communications Intern.
- 512000 **Overtime**- Administrative staff and para-professional overtime compensation.
- 512400 **Other Salary Items**- These costs are determined by the City and County to cover the cost of their respective senior management fringe benefit packages.
- 516100 **Flex Benefits**- Benefits for all full time, permanent City of Tallahassee employees to offset healthcare and insurance expenditures.

Operating Expenses

- 521010 **Advertising**- Public hearing notices, news releases, and neighborhood outreach materials.
- 521030 **Reproduction**- Printing of Annual Financial Reports, letterhead, agenda items, copies, etc.
- 521040 **Unclassified Professional Fees** –Annual Financial Audit, Performance Audit, Bond Services and Counsel, strategic communications services, and misc.
- 521100 **Equipment Repairs** - Recording equipment, Office equipment repairs and maintenance.
- 521160 **Legal Services** – Contract attorney services for Blueprint
- 521180 **Unclassified Contract Services** –FSU Graduate Intern contract, Westlaw, development of a new Blueprint website, and misc. services.
- 521190 **Computer Software** - Annual software maintenance and licenses, including records retention software for emails and text messages.
- 522080 **Telephone**- Blueprint office telephone / internet services, telephone equipment maintenance, and cell phone.
- 523020 **Food** - Five CAC meetings, workgroup meetings, lunch meetings, and one evening IA Board meeting.
- 523060 **Office supplies** – Office supplies, printer toner, paper, and general office needs.

- 523080 **Unclassified Supplies-** Office space supplies (lights, kitchen supplies, etc.), service awards, computer peripherals, and safety supplies such as work boots and vests.
- 523100 **Vehicle - Non Garage** - Repairs and service on three vehicles.
- 524010 **Travel and Training** –Continuing education training to maintain professional planning and engineering certification, professional development of staff, and professional association conferences, including conferences where staff are asked to present on Blueprint projects and best practices.
- 524020 **Journals and Books** – Professional books and subscriptions to support staff development and access to relevant information.
- 524030 **Membership Dues** – Legal, engineering, planning, and other professional association dues for 15 staff members.
- 524040 **Certifications and Licenses-** Cost for professional certifications and engineering license renewals.
- 524050 **Rental of Office Space-** The amount reflected is based on lease with Leon County for 315 South Calhoun Street Suite 450, including parking.
- 524070 **Rent Expense of Office Machines-** Lease for two copiers.
- 524080 **Unclassified Charges** – Office photographs, promotional items, office events.
- 540040 **Liability Insurance** - Workers Compensation and General Liability premiums.
- 550060 **Unclassified Equipment-** Office assets (equipment and Furniture above \$1,000)
- 550640 **Computer Equipment** – Cost of new computers associated with new positions as outlined in the agenda item, as well as the costs of transitioning IT services to the City of Tallahassee throughout FY 2019.
- 560010-40
and 560120 **Blueprint’s share of Allocated Costs to the City of Tallahassee** for services provided by the City.
- 612400 **General Engineering Consultant (GEC)** and transfer of sales tax revenue to Capital Projects Budget.

Existing and Proposed Blueprint Infrastructure Program Staffing, FY 2017 – 2019

Table A. Staffing Summary - Full-Time Employees (FTE)

Staffing Summary (FTE)	FY 2017 Actual	FY 2018 Adopted	FY 2019 Budget	# of In/Decrease
Director	1.0	1.0	1.0	0.0
Attorney	1.0	1.0	1.0	0.0
Planning Manager	1.0	1.0	1.0	0.0
Design and Construction Manager	1.0	1.0	1.0	0.0
Administration Supervisor	1.0	1.0	1.0	0.0
Public Information Officer	1.0	1.0	1.0	0.0
Project Manager	1.0	1.0	5.0	4.0
Senior Accountant	0.0	1.0	1.0	0.0
Principal Planner	1.0	1.0	1.0	0.0
Planner I	0.0	0.0	1.0	1.0
Assistant Attorney	0.0	0.0	1.0	1.0
Legal Secretary	1.0	1.0	1.0	0.0
Right-of-Way Support	0.0	0.0	1.0	1.0
Executive Assistant	1.0	1.0	1.0	0.0
Total	10.00	11.00	18.00	7.00

Table B. Staffing Summary – OPS/Temporary Positions

Staffing Summary OPS/Temporary Staff	FY 2017 Actual	FY 2018 Adopted	FY 2019 Budget	# of In/Decrease
IT Manager	0.5	0.5	0.5	0.0
Web Support	0.5	0.5	0.5	0.0
Administrative Support	0.5	0.5	0.5	0.0
Communications Intern	0.0	0.5	0.5	0.0
Planning Intern	0.5	0.5	0.5	0.0
Attorney	1.0	1.0	0.0	-1.0
Certified Legal Extern (volunteer)	0.0	0.5	0.5	0.0
Total	3.00	4.00	3.00	-1.0

Notes: FY 2017 and 2018 budgeted for three General Engineering Consultant staff.

*Shared positions are included above and indicate those employees shared between Blueprint Infrastructure and the Office of Economic Vitality, including Administration, Public Information, IT, and Legal.

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	Project	Description	Bonds, Loans, & Adv. Repayments	Grants & Donations	Sales Tax, Interest, and Other sources	Allocated to Date	Pre Encumbrances	Encumbrances	Expenses to date	Balance
1	Water Quality/Sensitive Lands & Misc.									
2	0100234	Water Quality Project City	10,135,592.44	-	12,271,212.56	22,406,805.00	-	-	11,929,751.96	10,477,053.04
3	0100235	Water Quality project/County	12,770,767.00	-	10,019,812.00	22,790,579.00	-	-	17,557,250.62	5,233,328.38
4	03754	NWFWMD Partnership	478,641.50	116,287.35	180,071.15	775,000.00	-	-	697,419.76	77,580.24
5	0100228	Headwaters of St. Marks	1,395,000.71	1,581,435.00	1,510,954.00	4,487,389.71	-	-	4,487,389.71	-
6	0100309	Lake Lafayette Floodplain	-	-	2,800,000.00	2,800,000.00	-	-	1,496,948.00	1,303,052.00
7	03758	Blueprint 2000 Land Bank	722,880.79	-	1,177,153.21	1,900,034.00	-	-	1,320,262.53	579,771.47
8	1800504	Comp Wastewater Treatment Plan	-	-	500,000.00	500,000.00	-	-	-	500,000.00
9	1800508	Headwaters of St. Marks	-	-	832,697.00	832,697.00	-	-	-	832,697.00
10	Capital Projects									
11	03760	CCNW/SW US90 to Orange Ave (N-2)	12,276,120.59	69,803,702.40	44,302,502.41	126,382,325.40	-	63,257.17	123,953,006.04	2,366,062.19
12	0100225, 1300401, 130402, 1300403	CCSE Tram Rd to Woodville HWY + Subprojects (E-2)	14,379,585.20	16,650,531.86	6,010,338.21	37,040,455.27	-	-	37,040,455.27	-
13	0100227	CCSW Crawfordville Rd to Orange Ave	2,070,191.17	-	2,484,703.83	4,554,895.00	-	4,845.18	4,243,623.99	306,425.83
14	1600595	CCSW Right of Way Acquisition	-	8,539,400.00	-	8,539,400.00	-	258,835.66	907,655.00	7,372,909.34
15	1600360	CCSW Stormwater Plan & Constru	-	-	2,800,000.00	2,800,000.00	-	-	-	2,800,000.00
16	03747, 1300391, 1400348	CCT Seg 1 (Franklin Blvd.) + Subprojects	4,529,484.07	5,166,082.00	9,553,044.22	19,248,610.29	-	31,983.35	19,039,674.00	176,952.94
17	1400341, 1400343, 1400346, 1400349, 1400350, 1400362, 1400476, 1400578, 1400579	CCT Seg 2 (Cascades Park) + Subprojects	16,729,357.29	6,174,228.62	28,046,966.75	50,950,552.66	-	52,437.98	49,898,455.78	999,658.90
18	0100978	Capital Cascade Segment 3 & 4	6,231,330.51	2,540,878.24	50,391,712.45	59,163,921.20	-	1,145,247.70	46,320,944.22	11,697,729.28
19	1200266	FAMU ROW Services to City	-	1,972,500.00	1,153,018.00	3,175,518.00	-	297,679.18	2,828,829.90	49,008.92
20	1000612, 1400455, 1600378	Capital Cascades Crossing + Subprojects	2,795,019.17	1,552,000.00	4,179,916.53	8,526,935.70	-	5,622.44	8,506,583.67	14,729.59
21	0800402	Capital Cascades Segment 4	-	-	3,208,476.00	3,208,476.00	-	129,945.07	11,857.25	3,066,673.68
22	03757	LPA Group Engineering Services (Cascades Trail 1-4)	3,378,319.63	-	6,078,154.16	9,456,473.79	-	41,226.24	8,439,630.35	975,617.20
23	1500478, 1718570, 1718571, 1718575	Magnolia Drive Trail	-	39,719.00	8,928,901.73	8,928,901.73	-	232,058.47	1,694,286.81	7,002,556.45
24	1718338	Orange Avenue Corridor Study	-	-	350,000.00	350,000.00	-	-	268.82	349,731.18
25	1718336	Northeast Gateway (Welaunee)	-	-	3,457,242.00	3,457,242.00	-	94,463.56	2,090,398.79	1,272,379.65
26	1718339	2020 Sales Tax Extension	-	-	600,000.00	600,000.00	-	-	18,940.00	581,060.00
27	Open Projects Total		87,892,290.07	114,136,764.47	200,836,876.21	402,876,211.75	-	2,357,602.00	342,483,632.47	58,034,977.28
28	Closed Projects									
29	02842	BP2K Booth Property Purchase	(1.50)	-	584,755.25	584,753.75	-	-	584,753.75	-
30	3745	Blueprint 2000 Lidar	-	-	349,817.00	349,817.00	-	-	349,817.00	-
31	3746	BP2000-Building Renovations	-	-	48,180.36	48,180.36	-	-	48,180.36	-
32	101438	Mahan Drive	4,825,730.88	-	-	4,825,730.88	-	-	4,825,730.88	-
33	1100644	Capital Cascades Maintenance Building	-	-	297,013.50	297,013.50	-	-	297,013.50	-
34	1300328	Lafayette Heritage Bridge	-	-	500,000.00	500,000.00	-	-	500,000.00	-
35	03721	CCNW I10 to US90 (N-1)	67,892,882.67	1,337,280.20	-	69,230,162.87	-	-	69,230,162.87	-
36	0101437	Fred George Basin	1,682,226.00	-	1,087,774.00	2,770,000.00	-	-	2,770,000.00	-
37	04771	Sensitive Lands - Project Mgmt	373,041.05	-	21,657.70	394,698.75	-	-	394,698.75	-
38	03755	CCSE Connie Dr to Tram Rd (E-1)	30,316,666.89	-	8,312,108.15	38,628,775.04	-	-	38,628,775.04	-
39	0100226	CCSE Woodville Hwy to Crawford Rd (E-3)	1,152,849.42	8,951,599.43	1,482,780.60	11,587,229.45	-	-	11,587,229.45	-
40	0100229	Lake Jackson Basin/Ford's Arm	174.66	-	272,254.34	272,429.00	-	-	272,429.00	-
41	Grand Total		194,135,860.14	124,425,644.10	213,793,217.11	532,365,002.35	-	2,357,602.00	471,972,423.07	58,034,977.28

NOTE: The Accounting Summary Budget provides up to date (as of June 30, 2018) information regarding funding sources, IA Board allocations to date, Agency encumbrances and expenditures for all Blueprint projects and remaining fund balances.

Existing and Estimated Net Sales Tax Revenues

As of June 30, 2018

Year	2013	2014	2015	2016	2017	2018	Total Thru June 2018	remaining budget for 2018	2019	2020	Total 7/1/2018-12/31/2020	Total
Actual/Estimated Sales Tax Revenues (80% of total Revenues)	29,574,498.32	30,736,030.64	32,490,925.24	33,570,103.90	34,299,304.18	26,509,825.41	414,326,965.83	5,930,260.59	34,808,000.00	8,702,000.00	49,440,260.59	463,767,226.42
Miscellaneous Revenues	46,357.07	63,690.96	28,800.00	28,800.00	28,800.00	21,600.00	556,051.51		825,000.00	1,355,000.00	2,180,000.00	2,736,051.51
Transfer from Other funds							278,985.95			-	-	278,985.95
306 Interest thru 04/30/17	192,960.91	165,443.75	180,127.39	185,506.88	83,753.49	123,890.11	9,095,811.54			-	-	9,095,811.54
Bond/Loan Proceeds							9,027,642.79			-	-	9,027,642.79
Operating Reserve				1,191,040.00	(1,191,040.00)		(2,000,000.00)				-	(2,000,000.00)
Debt Service reserve							-		8,417,675.27		8,417,675.27	8,417,675.27
Operating Expenses	(1,121,906.20)	(1,304,671.02)	(1,523,702.39)	(1,726,501.75)	(1,945,149.11)	(1,285,125.86)	(18,008,926.07)	(1,247,126.14)	(3,250,269.00)	(836,944.27)	(5,334,339.41)	(23,343,265.48)
Total Debt Service	(19,280,237.63)	(19,277,484.96)	(19,279,235.04)	(19,150,187.17)	(18,634,410.00)	(13,975,807.50)	(233,857,789.57)	(4,658,415.50)	(18,635,585.00)	(2,183,976.92)	(25,477,977.42)	(259,335,766.99)
Net revenues available from operating fund	9,411,672.47	10,383,009.37	11,896,915.20	14,098,761.86	12,641,258.56	11,394,382.16	179,418,741.98	24,718.95	22,164,821.27	7,036,078.81	29,225,619.03	208,644,361.01
Projects funds											-	-
Loan Proceeds											-	-
FDOT Advance Repayment	5,000,000.00	3,000,000.00	777,229.00				24,048,002.00				-	24,048,002.00
Appropriation of Advance Repayments	(3,000,000.00)	(3,000,000.00)	(777,229.00)				(6,777,229.00)				-	(6,777,229.00)
Admin. Fees		164,462.62	-				164,462.62				-	164,462.62
miscellaneous revenues			6.65	5.12			11.77				-	11.77
Nonbudgeted expenses	(2,115.26)						(813,337.38)				-	(813,337.38)
305/308 Interest thru 4/30/17	1,043,837.25	741,768.12	823,596.73	825,122.67	865,582.41	501,413.71	17,831,592.11				-	17,831,592.11
309 interest thru 04/30/17	24,460.56	83,956.27	117,069.53	124,789.41	115,857.62	102,849.94	568,983.33				-	568,983.33
Net revenues available from projects funds	3,066,182.55	990,187.01	940,672.91	949,917.20	981,440.03	604,263.65	35,022,485.45	-	-	-	-	34,453,502.12
Net Available for all projects	12,477,855.02	11,373,196.38	12,837,588.11	15,048,679.06	13,622,698.59	11,998,645.81	214,441,227.43	24,718.95	22,164,821.27	7,036,078.81	29,225,619.03	243,097,863.13
Needed for already appropriated projects							213,793,217.11				-	213,793,217.11
Net Available from sales tax revenues							648,010.32	24,718.95	22,164,821.27	7,036,078.81	29,225,619.03	29,304,646.02
Net Available from sales tax revenues including estimated income/loss for remaining year of 2016							672,729.27					

Does not include future interest earnings
Does not include any future grants

NOTE: Existing and Estimated Net Sales Tax Revenues provides an up to date (as of June 30, 2018) accounting of sales tax revenues as well as the estimated net revenues through the remainder of the Blueprint 2000 program.

				Blueprint 2000 Program		Blueprint 2020 Program				Total
1 Sources of Funds				FY 2019	FY 2020	FY 2020	FY 2021	FY 2022	FY 2023	FY 2019 - 2023
2 Allocation of Net Sales Tax Revenues				21,339,821	7,036,078	19,841,494	24,544,000	27,351,200	21,915,888	122,028,481
3 City, County, State, and Federal Funding ¹				750,000		1,280,000		3,000,000		5,030,000
4 Bond Proceeds								100,000,000		100,000,000
5 State Infrastructure Bank Loan								14,325,000		14,325,000
6 Miscellaneous Revenues ²				75,000						75,000
7 Total Allocations to Capital Infrastructure Projects				22,164,821	7,036,078	21,121,494	24,544,000	144,676,200	21,915,888	241,458,481
8 Uses of Funds				Blueprint 2000 Program		Blueprint 2020 Program				Total
9 Project	Description	Project Expenses through June 30, 2018	Project Balance as of June 30, 2018	Proposed 2019 Sales Tax Allocations	Sales Tax Allocations (3 Months BP 2000)	2020 Projected Sales Tax Allocations (9 Months BP 2020)	2021 Projected Sales Tax Allocations	2022 Projected Sales Tax Allocations	2023 Projected Sales Tax Allocations	Total Allocated to Date and FY19-FY23 Allocations
10 Blueprint 2000 Program Funding										
11 Water Quality/Sensitive Lands & Misc.										
12 0100234	Water Quality Project City	11,929,751.96	10,477,053.04	2,207,360.00	385,835.00	-	-	-	-	2,593,195.00
13 0100235	Water Quality project/County	17,557,250.62	5,233,328.38	1,000,000.00	1,209,421.00	-	-	-	-	2,209,421.00
14 03754	NWFWMD Partnership	697,419.76	77,580.24	-	-	-	-	-	-	-
15 0100228	Headwaters of St. Marks	4,487,389.71	-	2,617,303.00	982,831.00	-	-	-	-	3,600,134.00
16 0100309	Lake Lafayette Floodplain	1,496,948.00	1,303,052.00	-	-	-	-	-	-	-
17 03758	Blueprint 2000 Land Bank	1,320,262.53	579,771.47	-	-	-	-	-	-	-
18 1800504	Comp Wastewater Treatment Plan	-	500,000.00	-	-	-	-	-	-	-
19 1800508	Headwaters of St. Marks	-	832,697.00	-	-	-	-	-	-	-
20 Capital Projects Currently Funded										
21 03760	CCNW/SW US90 to Orange Ave (N-2)	123,953,006.04	2,366,062.19	-	-	-	-	-	-	-
22 0100225, 1300401, 130402, 1300403	CCSE Tram Rd to Woodville HWY + Subprojects (E-2)	37,040,455.27	-	-	-	-	-	-	-	-
23 0100227	CCSW Crawfordville Rd to Orange Ave	4,243,623.99	306,425.83	-	-	-	-	-	-	-
24 1600595	CCSW Right of Way Acquisition	907,655.00	7,372,909.34	-	-	-	-	-	-	-
25 1600360	CCSW Stormwater Plan & Constr	-	2,800,000.00	-	-	-	-	-	-	-
26 03747, 1300391, 1400348	CCT Seg 1 (Franklin Blvd.) + Subprojects	19,039,674.00	176,952.94	-	-	-	-	-	-	-
27 0100306, 1300468, 1300467, 1400340, 1400341, 1400343, 1400346, 1400349, 1400350, 1400362, 1400476, 1400578, 1400579	CCT Seg 2 (Cascades Park) + Subprojects	49,898,455.78	999,658.90	(250,000.00)	-	-	-	-	-	(250,000.00)
28 0100978	Capital Cascade Segment 3 & 4	46,320,944.22	11,697,729.28	4,687,178.10	-	-	-	-	-	4,687,178.10
29 1200266	FAMU ROW Services to City	2,828,829.90	49,008.92	-	-	-	-	-	-	-
30 1000612, 1400455, 1600378	Capital Cascades Crossing + Subprojects	8,506,583.67	14,729.59	-	-	-	-	-	-	-
31 0800402	Capital Cascades Segment 4	11,857.25	3,066,673.68	3,651,280.00	4,457,991.00	-	-	8,262,126.00	-	16,371,397.00
32 03757	LPA Group Engineering Services (Cascades Trail 1-4)	8,439,630.35	975,617.20	-	-	-	-	-	-	-
33 1500478, 1718570, 1718571, 1718575	Magnolia Drive Trail	1,694,286.81	7,002,556.45	2,476,700.00	-	-	-	-	-	2,476,700.00
34 1718338	Orange Avenue Corridor Study	268.82	349,731.18	-	-	-	-	-	-	-
35 1718336	Northeast Gateway (Welaunee)	2,090,398.79	1,272,379.65	1,725,000.00	-	2,394,619.00	2,731,889.00	24,185,152.00	7,263,388.00	38,300,048.00
36 1718339	2020 Sales Tax Extension	18,940.00	581,060.00	300,000.00	-	-	-	-	-	300,000.00
37 Blueprint 2020 Programs to be Funded										
38 xxx	Greenways Master Plan	-	-	-	-	600,600.00	750,000.00	750,000.00	750,000.00	2,850,600.00
39 xxx	Bike Route System	-	-	-	-	554,400.00	790,000.00	790,000.00	790,000.00	2,924,400.00
40 xxx	StarMetro Enhancements/City	-	-	-	-	459,375.00	612,500.00	612,500.00	612,500.00	2,296,875.00
41 xxx	Water Quality and Stormwater Improvs/City	-	-	-	-	1,593,750.00	2,125,000.00	2,125,000.00	2,125,000.00	7,968,750.00
42 xxx	Water Quality and Stormwater Improvs/County	-	-	-	-	1,593,750.00	2,125,000.00	2,125,000.00	2,125,000.00	7,968,750.00
43 xxx	Sidewalks/City	-	-	-	-	937,500.00	1,250,000.00	1,250,000.00	1,250,000.00	4,687,500.00
44 xxx	Sidewalks/County	-	-	-	-	937,500.00	1,250,000.00	1,250,000.00	1,250,000.00	4,687,500.00
45 xxx	Operating Costs - Sales Tax Funded Parks/City	-	-	-	-	375,000.00	500,000.00	500,000.00	500,000.00	1,875,000.00
46 xxx	Operating Costs - Sales Tax Funded Parks/County	-	-	-	-	375,000.00	500,000.00	500,000.00	500,000.00	1,875,000.00
47 Regional Mobility & Gateway Projects (listed in order per the CRTPA's Proposed Project Priority List)										
48 xxx	Capital Circle Southwest (W1)	-	-	-	-	-	-	-	2,500,000.00	2,500,000.00
49 xxx	Airport Gateway	-	-	1,000,000.00	-	3,500,000.00	2,200,000.00	61,532,194.00	-	68,232,194.00
50 xxx	Northwest Connector: Tharpe Street	-	-	-	-	-	-	-	-	-
51 xxx	Northeast Connector: Bannerman Road	-	-	750,000.00	-	3,300,000.00	2,500,000.00	33,246,583.00	-	39,796,583.00
52 CCQ Projects (in rank order)										
53 xxx	Orange Avenue/Meridian Placemaking	-	-	1,000,000.00	-	1,500,000.00	2,209,611.00	-	-	4,709,611.00
54 xxx	Market District	-	-	1,000,000.00	-	1,500,000.00	3,500,000.00	4,797,645.00	-	10,797,645.00
55 xxx	Lake Lafayette and St. Marks Regional Park	-	-	-	-	500,000.00	-	750,000.00	500,000.00	1,750,000.00
56 xxx	Monroe-Adams Corridor Placemaking	-	-	-	-	1,000,000.00	1,000,000.00	2,000,000.00	1,000,000.00	5,000,000.00
57 xxx	Midtown Placemaking	-	-	-	-	-	-	-	750,000.00	750,000.00
58 xxx	Desoto Winter Encampment	-	-	-	-	-	500,000.00	-	-	500,000.00
59 Grand Total		342,483,632.47	58,034,977.28	22,164,821.10	7,036,078.00	21,121,494.00	24,544,000.00	144,676,200.00	21,915,888.00	241,458,481.10
1. City, County, State, and Federal Revenues include significant benefit district funds and a project contribution from Florida State										
2. Miscellaneous Revenues include grants and community partnerships.										
NOTE: The Capital Improvemtn Program allocates net sales tax and other sources of funds to capital infrastructure projects; only funding identified in FY 2019 will be allocated towards any projects. Funding identified in the outlying years (2020-2023) is based on current estimates of future net sales tax revenues for capital projects and other anticipated funding sources.										

Project	Description	Allocated to Date	FY 2018 Balance (as of June 30)	Proposed FY 2019 Allocation	Estimated FY 2019 Balance	Estimated Project Expenditures					FY 19-23 Total Estimated Expenditures	
						2019	2020	2021	2022	2023		
1	Water Quality/Sensitive Lands & Misc.											
2	0100234	Water Quality Project City	22,406,805.00	10,477,053.04	2,207,360.00	12,684,413.04	2,207,360.00	385,835.00	-	-	-	2,593,195.00
3	0100235	Water Quality project/County	22,790,579.00	5,233,328.38	1,000,000.00	6,233,328.38	1,000,000.00	1,209,421.00	-	-	-	2,209,421.00
4	03754	NWFWMD Partnership	775,000.00	77,580.24	-	77,580.24	-	-	-	-	-	-
5	0100228	Headwaters of St. Marks	4,487,389.71	-	2,617,303.00	2,617,303.00	3,450,000.00	982,831.00	-	-	-	4,432,831.00
6	0100309	Lake Lafayette Floodplain	2,800,000.00	1,303,052.00	-	1,303,052.00	-	-	-	-	-	-
7	03758	Blueprint 2000 Land Bank	1,900,034.00	579,771.47	-	579,771.47	-	-	-	-	-	-
8	1800504	Comp Wastewater Treatment Plan	500,000.00	500,000.00	-	500,000.00	-	-	-	-	-	-
9	1800508	Headwaters of St. Marks	832,697.00	832,697.00	-	832,697.00	-	-	-	-	-	-
10	Capital Projects Currently Funded											
11	03760	CCNW/SW US90 to Orange Ave (N-2)	126,382,325.40	2,366,062.19	-	2,366,062.19	-	-	-	-	-	-
12	0100225, 1300401, 130402, 1300403	CCSE Tram Rd to Woodville HWY + Subprojects (E-2)	37,040,455.27	-	-	-	-	-	-	-	-	-
13	0100227	CCSW Crawfordville Rd to Orange Ave	4,554,895.00	306,425.83	-	306,425.83	-	-	-	-	-	-
14	1600595	CCSW Right of Way Acquisition	8,539,400.00	7,372,909.34	-	7,372,909.34	4,154,450.00	-	-	-	-	4,154,450.00
15	1600360	CCSW Stormwater Plan & Constru	2,800,000.00	2,800,000.00	-	2,800,000.00	-	-	-	-	-	-
16	03747, 1300391, 1400348	CCT Seg 1 (Franklin Blvd.) + Subprojects	19,248,610.29	176,952.94	-	176,952.94	-	-	-	-	-	-
17	0100306, 1300468, 1300467, 1400340, 1400341, 1400343, 1400346, 1400349, 1400350, 1400362, 1400476, 1400578, 1400579	CCT Seg 2 (Cascades Park) + Subprojects	50,950,552.66	999,658.90	(250,000.00)	749,658.90	225,000.00	-	-	-	-	225,000.00
18	0100978	Capital Cascade Segment 3 & 4	59,163,921.20	11,697,729.28	4,687,178.10	16,384,907.38	12,000,000.00	-	-	-	-	12,000,000.00
19	1200266	FAMU ROW Services to City	3,175,518.00	49,008.92	-	49,008.92	-	-	-	-	-	-
20	1000612, 1400455, 1600378	Capital Cascades Crossing + Subprojects	8,526,935.00	14,729.59	-	14,729.59	-	-	-	-	-	-
21	0800402	Capital Cascades Segment 4	3,208,476.00	3,066,673.68	3,651,280.00	6,717,953.68	750,000.00	5,000,000.00	7,500,000.00	6,000,000.00	-	19,250,000.00
22	03757	LPA Group Engineering Services (Cascades Trail 1-4)	9,456,473.79	975,617.20	-	975,617.20	-	-	-	-	-	-
23	1500478, 1718570, 1718571, 1718575	Magnolia Drive Trail	8,928,901.73	7,002,556.45	2,476,700.00	9,479,256.45	5,400,000.00	2,800,000.00	1,300,000.00	-	-	9,500,000.00
24	1718338	Orange Avenue Corridor Study	350,000.00	349,731.18	-	349,731.18	-	-	-	-	-	-
25	1718336	Northeast Gateway (Welaunee)	3,457,242.00	1,272,379.65	1,725,000.00	2,997,379.65	2,225,000.00	2,000,000.00	3,000,000.00	24,000,000.00	7,000,000.00	38,225,000.00
26	1718339	2020 Sales Tax Extension	600,000.00	581,060.00	300,000.00	881,060.00	600,000.00	-	-	-	-	600,000.00
27	Blueprint 2020 Programs to be Funded											
28	xxx	Greenways Master Plan	-	-	-	-	-	600,600.00	750,000.00	750,000.00	750,000.00	2,850,600.00
29	xxx	Bike Route System	-	-	-	-	-	554,400.00	790,000.00	790,000.00	790,000.00	2,924,400.00
30	xxx	StarMetro Enhancements/City	-	-	-	-	-	459,375.00	612,500.00	612,500.00	612,500.00	2,296,875.00
31	xxx	Water Quality and Stormwater Improvs/City	-	-	-	-	-	1,593,750.00	2,125,000.00	2,125,000.00	2,125,000.00	7,968,750.00
32	xxx	Water Quality and Stormwater Improvs/County	-	-	-	-	-	1,593,750.00	2,125,000.00	2,125,000.00	2,125,000.00	7,968,750.00
33	xxx	Sidewalks/City	-	-	-	-	-	937,500.00	1,250,000.00	1,250,000.00	1,250,000.00	4,687,500.00
34	xxx	Sidewalks/County	-	-	-	-	-	937,500.00	1,250,000.00	1,250,000.00	1,250,000.00	4,687,500.00
35	xxx	Operating Costs - Sales Tax Funded Parks/City	-	-	-	-	-	375,000.00	500,000.00	500,000.00	500,000.00	1,875,000.00
36	xxx	Operating Costs - Sales Tax Funded Parks/County	-	-	-	-	-	375,000.00	500,000.00	500,000.00	500,000.00	1,875,000.00
37	Regional Mobility & Gateway Projects (listed in order per the CRTPA's Proposed Project Priority List)											
38	xxx	Capital Circle Southwest (W1)	-	-	-	-	-	3,000,000.00	-	-	2,500,000.00	5,500,000.00
39	xxx	Airport Gateway	-	-	1,000,000.00	1,000,000.00	1,000,000.00	3,500,000.00	2,200,000.00	35,000,000.00	15,000,000.00	56,700,000.00
40	xxx	Northwest Connector: Tharpe Street	-	-	-	-	-	-	-	-	-	-
41	xxx	Northeast Connector: Bannerman Road	-	-	750,000.00	750,000.00	750,000.00	3,300,000.00	2,500,000.00	25,000,000.00	4,250,000.00	35,800,000.00
42	CCQ Projects (in rank order)											
43	xxx	Orange Avenue/Meridian Placemaking	-	-	1,000,000.00	1,000,000.00	750,000.00	1,500,000.00	2,209,611.00	-	-	4,459,611.00
44	xxx	Market District	-	-	1,000,000.00	1,000,000.00	500,000.00	1,500,000.00	3,500,000.00	3,500,000.00	1,297,000.00	10,297,000.00
45	xxx	Lake Lafayette and St. Marks Regional Park	-	-	-	-	-	500,000.00	-	250,000.00	500,000.00	1,250,000.00
46	xxx	Monroe-Adams Corridor Placemaking	-	-	-	-	-	1,000,000.00	1,000,000.00	2,000,000.00	1,000,000.00	5,000,000.00
47	xxx	Midtown Placemaking	-	-	-	-	-	-	-	-	250,000.00	250,000.00
48	xxx	Desoto Winter Encampment	-	-	-	-	-	-	500,000.00	-	-	500,000.00
49	Grand Total		402,876,211.05	58,034,977.28	22,164,821.10	56,261,932.10	34,011,810.00	32,895,541.00	33,612,111.00	105,652,500.00	41,699,500.00	242,832,583.00
NOTE: The Capital Infrastructure Project Expenditures reflects projected expenditures for each capital infrastructure project from FY 2019 - 2023.												