

Table of Contents

Agenda	2
Approval of the City Commission minutes from the following meetings: March 13, 2018 and March 27, 2018.	
3-13-2017	4
3-27-2018	12
Request approval of the bid proposal from Morelli Landscaping, Inc., for Landscaping on State Road 699 (Blind Pass Road) from 75th Avenue to 82nd Avenue in the amount of \$81,345.15.	
Agenda Report	19
Services Agreement	20
Morelli Landscaping, Inc. Bid	28
Bid Tabulation.	30
Approval of ranking of Pass a Grille and Upham Beach Concession Operations proposals.	
Agenda Report	31
Request for Proposal	33
United Park Services, Inc. proposal.	53
Barry and Kelly Streib proposal	91
Michael Janecek proposal	105
Ordinance 2018-04: Final Reading and Public Hearing. An Ordinance of the City of St. Pete Beach, Florida providing for supplemental appropriations to the General Fund and Capital Improvement Projects Fund	
Agenda Report	143
Ordinance 2018-04	144
Appendix A	146



COMMISSION MEETING CITY OF ST. PETE BEACH

155 Corey Avenue
St. Pete Beach, FL 33706

Tuesday, April 24, 2018
6:00 PM

Call to Order
Pledge of Allegiance
Invocation
Roll Call

REGULAR MEETING

1. **Presentations** - Presentations shall be limited to 5 minutes for non-city government related items.
 - a. **Presentation of the City of St. Pete Beach financial audit report for the fiscal year ended September 30, 2017.**
2. **Changes to the Agenda** - Any agenda items to be added, moved, or deleted will be addressed at this time. Added items will be assigned agenda item numbers and moved items should remain with the same item numbers. Notation will be made that those items will be taken out of order. Consent items may be removed for discussion, changes, and/or anticipation of a non-unanimous vote and considered separately on the request of anyone on the Commission or by a majority vote of the City Commission upon request of an audience member.
3. **Audience Comments** - Comments shall be limited to 3 minutes per person to issues not on the agenda, 21 minutes in total.
4. **Consent**
 - a. **Approval of the City Commission minutes from the following meetings: March 13, 2018 and March 27, 2018.**

5. Action Items

- a. Request approval of the bid proposal from Morelli Landscaping, Inc., for Landscaping on State Road 699 (Blind Pass Road) from 75th Avenue to 82nd Avenue in the amount of \$81,345.15.**
- b. Approval of ranking of Pass a Grille and Upham Beach Concession Operations proposals.**

6. Ordinances

- a. Ordinance 2018-04: Final Reading and Public Hearing. An Ordinance of the City of St. Pete Beach, Florida providing for supplemental appropriations to the General Fund and Capital Improvement Projects Fund**

7. Resolutions – No items submitted at this time.

8. Items for Discussion – No items submitted at this time.

9. Audience Comments 2 - Comments shall be limited to 3 minutes per person to issues not on the agenda, 21 minutes in total.

10. City Clerk, City Manager, City Attorney and City Commission Reports

11. Adjournment

APPEAL: In accordance with 286.0105, Florida Statute (Notices of meetings and hearings must advise that a record is required to appeal), if a person decides to appeal any decision made by this committee, board, agency, or commission with respect to any matter considered at this meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

AMERICANS WITH DISABILITIES ACT (ADA): In accordance with the Americans with Disabilities Act and Florida Statutes, if any person with a disability defined by the ADA needs special accommodation to participate in this proceeding, then not later than two business days prior to the proceeding, he or she should contact City Hall at (727) 367-2735.

**The public is cordially invited to attend this meeting.
All agenda material is available for review at City Hall.**

CITY COMMISSION MEETING

MINUTES

MARCH 13, 2018

6:00 P.M.

CALL TO ORDER

Mayor Johnson called the meeting to order at 6:00 p.m.

PLEDGE OF ALLEGIANCE

INVOCATION

PRESENT:

Al Johnson, Mayor
Ward Friszolowski, Vice Mayor
Terri Finnerty, Commissioner
Rick Falkenstein, Commissioner
Melinda Pletcher, Commissioner

ALSO PRESENT:

Wayne Saunders, City Manager
Andrew Dickman, City Attorney
Rebecca C. Haynes, City Clerk
Vince Tenaglia, Administrative Services Director
Jennifer McMahon, Recreation Director
Brett Warner, City Engineer

1. Presentations

- a. Appreciation of Service Award - Sergeant Raymond Fleming

Mayor Johnson presented Sergeant Raymond Fleming, Pinellas County Sheriff's Office, with a plaque and wished him a happy retirement.

- b. St. Pete Beach Support Our Troops Proclamation

Mayor Johnson read a proclamation for Support Our Troops and presented it to Commissioner Finnerty.

- c. Support Our Troops Presentation

Commissioner Finnerty provided a Power Point presentation comprised of photographs taken of volunteers and members of the military.

2. Changes to the Agenda

Commissioner Finnerty requested to add a discussion item in regard to Pinellas Suncoast Transit Authority (PSTA).

City Manager Saunders requested to pull Consent Item 4(a) for discussion.

3. Audience Comments

4. Consent

- a. *Request authorization to approve the special event application, including street closure and wet zone, for Corey Area Business Association's St Patrick's Day Celebration on March 17, 2018. **Removed for discussion.***
- b. Request authorization to hang banners over 75th Avenue at Boca Ciega Drive for the Salute to the Military event held April 14, 2018 in Horan Park.
- c. Request authorization to approve special event application, street closures and wet zone for the 28th Annual Beach Goes Pop Event scheduled for April 21, 2018. Closures would be 9th and 10th Avenues from Pass-a-Grille Way to Gulf Way and Gulf Way from 8th Avenue to 11th Avenue on April 21, 2018 at 12:01 a.m. to midnight.

Hearing no Commissioner comments or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Pletcher moved to approve Consent Items 4(b) and 4(c) as presented. The motion was seconded by Vice Mayor Friszolowski and unanimously approved by an individual roll call vote.

Consent Item 4(a) was previously removed for discussion.

- 4(a) Request authorization to approve the special event application including street closure and wet zone for Corey Area Business Association's St Patrick's Day Celebration on March 17, 2018.

City Manager Saunders noted that special event organizers are required to hire a sufficient number of deputies to patrol the event. Currently, two deputies have been hired to cover the daytime activities.

Hearing no further Commission comments, Mayor Johnson called for audience comments.

Ruthie Buxbaum, Chill Restaurant, Corey Avenue, inquired if additional options were available.

Rob Williams, Swigwam Bar, Corey Avenue, asked if a variance could be granted to allow the event with a shortage of law enforcement coverage. Mr. Williams noted that several restaurants were involved in the St. Patrick's Day party.

An unidentified speaker discussed traffic concerns during the event.

Hearing no additional comments, Mayor Johnson called for a motion and the vote.

Commissioner Finnerty moved to approve Item 4(a), to authorize the special event application, including street closure and wet zone, for Corey Area Business Association's St. Patrick's Day celebration on March 17, 2018 subject to Sheriff deputies' availability. The motion was seconded by Commissioner Falkenstein and unanimously approved by an individual roll call vote.

5. Action Items

- a. Request approval of the parking pay station proposal from Cale America on a sole source basis, in the amount of \$67,650.

City Manager Saunders explained that this is the fourth and final phase in the replacement plan to upgrade the parking stations. The stations are programmable by remote access.

Hearing no further Commission comments or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Pletcher moved to approve Item 5(a), to approve the parking pay station proposal from Cale America on a sole source basis, in the amount of \$67,650.00. The motion was seconded by Commissioner Falkenstein and unanimously approved by an individual roll call vote.

- b. Request approval of the purchase of two (2) Ford Transit Connect Cargo Vans from Prestige Ford in the amount of \$41,278.00.

The cargo vans will be equipped with parts and supplies storage, negating multiple trips to resupply in between each location visited. The vehicles are part of the multi-year replacement program.

Hearing no Commission or audience comments, Mayor Johnson called for a motion and the vote.

Vice Mayor Friszolowski moved to approve Item 5(b), to approve the purchase of two (2) Ford Transit Connect Cargo Vans from Prestige Ford in the amount of \$41,278.00. The motion was seconded by Commissioner Finnerty and unanimously approved by an individual roll call vote.

- c. Request approval of the purchase of a Ford F-150 Pickup Truck from Coggin Ford in the amount of \$28,068.00.

The truck will be utilized by public works administration and is also part of the vehicle replacement plan.

Hearing no Commission or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Falkenstein moved to approve Item 5(c), to approve the purchase of a Ford F-150 pickup truck from Coggin Ford in the amount of \$28,068.00. The motion was seconded by Commissioner Finnerty and unanimously approved by an individual roll call vote.

- d. Request approval to utilize the Purchase Agreement with Rowland, Inc., dated December 12, 2016, in the amount of \$98,184.10 for the excavation of sanitary force mains for Sub-Aqueous Force Main Condition Assessment.

The sub-aqueous pipe at Pump Station 1 will be performed by divers under the previously approved task order with Kimley-Horn.

Hearing no Commission or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Finnerty moved to approve Item 5(d), to approve the utilization of the purchase agreement with Rowland, Inc. dated December 12, 2016 in the amount of \$98,184.10 for the excavation of sanitary force mains for inspection. The motion was seconded by Commissioner Falkenstein and unanimously approved by an individual roll call vote.

- e. Request approval of the services agreement with Shen-Line, LLC in an amount not to exceed the FY18 budget for Stormwater Improvements.

Linking the proposed work through the current contract that the City of St. Petersburg has with Shen-Line, LLC will allow the work to be completed within the budgeted amount contained in the FY 2018 budget for stormwater improvements.

Hearing no Commission or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Falkenstein moved to approve the services agreement with Shen-Line, LLC in an amount not to exceed the FY 2018 budget for Stormwater Improvements. The motion was seconded by Commissioner Finnerty and unanimously approved by an individual roll call vote.

6. Ordinances

- a. Ordinance 2017-27, First Reading and Public Hearing, amending the City of St. Pete Beach Code of Ordinances, Sections 26-30 Purpose and Intent, 26-31 Definitions, 26-32 Special Event Applications and Requirements and Restrictions for Special Event Permits.

After staff and Commission discussion, Item 6(a), was pulled from the agenda to allow staff and hoteliers to better define what comprises a special event.

- b. Ordinance 2018-01, First Reading and Public Hearing of an ordinance regarding amendments to the City of St. Pete Beach Flood Ordinance in an attempt to achieve a Class "5" Community Rating System (CRS).

Bruce Cooper, Building Code Administrator, provided the initiatives and potential amendments to the City's current flood control ordinance that will potentially allow residents to obtain a 25% insurance discount through a Class 5 rating.

Hearing no further Commission comments, Mayor Johnson called for a motion.

Vice Mayor Friszolowski moved to approve Item 6(b), Ordinance 2018-01, upon first reading, an ordinance of the City of St. Pete Beach, Florida, amending Chapter 98 of the City Code to adopt procedures and criteria for development in flood hazard areas and for other purposes; to format existing provisions to be consistent with the Florida Building Code; to adopt technical amendments to the Florida Building Code; providing for severability; and providing for an effective date, with the changes discussed: to include "CRD-EA" on page 94, Section 2(a), and on page 95 Section 5(a), and to strike the two sentences on page 95, Section R322.3.5, Access to enclosed areas shall be the minimum necessary to allow for permitted uses and limited to garage door and standard single exterior doors and one double entry door. No sliding doors are permitted. The motion was seconded by Commissioner Finnerty.

Hearing no audience comments, Mayor Johnson called for the vote.

The motion was unanimously approved by an individual roll call vote.

- c. Ordinance No 2018-02, First Reading and Public Hearing of an Ordinance amending the Land Development Code of the City of St. Pete Beach to ban Medical Marijuana Treatment Centers.

7. Resolutions

- a. Resolution 2018-04, opposing offshore oil drilling and exploration activities.

Hearing no Commissioner or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Finnerty moved to approve Item 7(a), Resolution 2018-04, a resolution of the City Commission of the City of St. Pete Beach, Florida, opposing offshore oil drilling and exploration activities; and providing for an effective date. The motion was seconded by Commissioner Falkenstein and unanimously approved by an individual roll call vote.

8. Items for Discussion

- a. Recognition of Appointees

Mayor Johnson announced the City Commission will sponsor an appreciation dinner for their respective board and committee appointees to show their gratitude for the volunteer service. The City Clerk's Office will provide further details once they are finalized.

- b. Pinellas Suncoast Transit Authority (PSTA)

Commissioner Finnerty provided information on the proposed Bus Rapid Transit (BRT) proposed by PSTA.

9. Audience Comments 2

Sharon Calbert, commented on the proposed PSTA project, the increased congestion and infrastructure destruction, pedestrian safety.

An unidentified speaker discussed the Corey Causeway and sidewalk repairs.

Barbara Hazelman, Snell Island, commented on the proposed PSTA project and increased routes.

10. City Clerk, City Manager, City Attorney and City Commission Reports

City Clerk Haynes reported on the following item:

- March 27, 2018 Commission meeting: Oaths of Office will be administered, appointments to the advisory boards/committees and appointments to the outside agencies will be made

City Manager Saunders reported on the following item:

- Budget Workshop is tentatively scheduled for the second week of April at the Community Center

City Attorney Dickman reported on the following item:

- Special Magistrate Hearings in regard to short-term rental advertising

Commissioner Pletcher reported on the following items:

- Update on buoys and wake laws
- Beach re-nourishment south of the Don Cesar
- Update on smoke test results

Vice Mayor Friszolowski reported on the following items:

- Lido Beach Civic Association meeting is scheduled for March 22nd at 6:00 p.m. at Lido Park
- Belle Vista Homeowners Association meeting is scheduled for April 12th at 6:00 p.m. Bill Corrotto Park
- Vacant lot near Lido Park

Commissioner Falkenstein reported on the following items:

- Blind Pass Road construction project meeting will be held on April 2nd from 4:00 p.m. to 6:00 p.m. at City Hall
- Iguana problem on 55th Avenue and 64th Avenue
- Crime report distributed by the Pinellas County Sheriff's Office

Commissioner Finnerty reported on the following items:

- Mayors' Council meeting
- Beach cleanup at 9:00 a.m. on Saturday, March 16th at Upham Beach
- Florida League of Cities Legislative Sessions have concluded for the FY 2018 session
- Air conditioning units and roof repairs at the library
- PSTA shelters
- Egan Park, Phase 2
- Tree planting on the east end of Corey Avenue
- Expressed appreciation for the Support Out Troops proclamation (Item 1b)

Mayor Johnson reported on the following items:

- Interviewed candidates through the Big C for House Districts 66 and 69
- Forward Pinellas Bike and Pedestrian Safety Committee
- The Constitution Revision Committee will meet at the SPB Library on Monday, April 30, 2018
- Volunteer project through the Neighborhood Care organization
- Vice Mayor Friszolowski attended the Mayors' Council meeting on his behalf due to a commitment to participate in the Grand Prix in St. Petersburg

11. Adjournment

There being no further business to come before the Commission, the meeting was adjourned at 9:50 p.m.

Attest:

Rebecca C. Haynes, City Clerk

Alan Johnson, Mayor

Minutes approved on: _____

CITY COMMISSION MEETING

MINUTES

MARCH 27, 2018

6:00 P.M.

CALL TO ORDER

Mayor Johnson called the meeting to order at 6:00 p.m.

PLEDGE OF ALLEGIANCE

INVOCATION

PRESENT:

Al Johnson, Mayor
Ward Friszolowski, Vice Mayor
Terri Finnerty, Commissioner
Rick Falkenstein, Commissioner
Melinda Pletcher, Commissioner

ALSO PRESENT:

Wayne Saunders, City Manager
Andrew Dickman, City Attorney
Rebecca C. Haynes, City Clerk
Mike Clarke, Public Works Director
Jim Kilpatrick, Fire Chief
Jennifer McMahon, Recreation Director
Vince Tenaglia, Administrative Services Director
Betcinda Kettells, Library Administrator
Bill Palmer, Building Official

1. Installation and Oath of Office

- a. Terri Finnerty/Commissioner, District 1

Mr. Mike Finnerty administered the Oath of Office to Terri Finnerty, Commissioner of District 1.

- b. Ward Friszolowski/Commissioner, District 3

Rebecca Haynes, City Clerk, administered the Oath of Office to Ward Friszolowski, Commissioner of District 3.

Mayor Johnson summarized Commissioner Friszolowski's service to the City over the past 25 years and presented him with a plaque honoring his contributions.

2. Election of Vice Mayor

Commissioner Friszolowski nominated Commissioner Melinda Pletcher to serve as Vice Mayor.

Hearing no further nominations, Mayor Johnson called for a voice vote.

The Commissioners were in agreement to elect Commissioner Melinda Pletcher to serve as Vice Mayor.

3. Presentations

There were no presentations submitted.

4. Changes to the Agenda

City Manager Saunders requested to add a change order on the Pass-a-Grille Way Phase II reconstruction project from Gibbs & Register.

Mr. Saunders requested to pull Item 8(a), Ordinance 2018-01, from the agenda.

5. Audience Comments

Barbara Goodwin, 78th Avenue, commented on the foreclosure status of a neighborhood home.

City Attorney Dickman stated that he could not provide detailed commentary due to pending litigation.

Susan Parado, 78th Avenue, requested information on the process and stated several neighbors were interested in bidding on the property in an open auction.

John Parado, 78th Avenue, commented on the foreclosure status of a neighborhood home.

John Goodwin, 78th Avenue, commented on the foreclosure status of a neighborhood home.

6. Consent

- a. Approval of City Commission minutes from the following meetings: 02/13/2018 and 02/27/2018.
- b. Request approval of Amendment #1 to Task Order #1 from Cardno in the amount of \$23,045.00 for design and construction documents for Library Improvements.

Hearing no Commission comments or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Friszolowski moved to approve Consent Items 6(a) and (b) as submitted. The motion was seconded by Commissioner Finnerty and unanimously approved by an individual roll call vote.

7. Action Items

- a. Request approval to execute a purchase agreement with Municipal Emergency Services (MES) in the amount of \$143,762.42 for Fire Department SCBA equipment, utilizing Lake County Contract # 17-0606 and funding provided by FEMA's Assistance to Firefighters Grant Program.

Jim Kilpatrick, Fire Chief, explained the equipment will be used in situations where environmental hazards are present, such as gas fumes, and the equipment can monitor the breathing level and location of firefighters. The SCBA units are compatible with surrounding agencies and will utilize grant funds for the majority of the purchase.

Hearing no further Commission comments or audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Finnerty moved to approve Item 7(a), to execute the purchase agreement with Municipal Emergency Services (MES) for the replacement of existing SCBA units in the amount of \$143,762.42 priced using Lake County Contract #17-0606 and utilizing FEMA's Assistance to Firefighters Grant Program funds. The motion was seconded by Commissioner Falkenstein and unanimously approved by an individual roll call vote.

- b. Evaluation process for selection of Concession facilities operator.

Mr. Saunders explained the selection committee will comprise of himself, Administrative Services Director Vince Tenaglia and Recreation Director Jennifer McMahon. The committee will review the proposals submitted and return to the Commission with their top three choices.

Mayor Johnson called for audience comments.

Joanne Melodayo, Belle Vista Drive, commented that financial wherewithal and projection viability are important.

Hearing no further Commission or audience comments, Mayor Johnson called for a motion and the vote.

Vice Mayor Pletcher moved to approve Item 7(b), to approve the evaluation process guidelines as presented. The motion was seconded by Commissioner Friszolowski and unanimously approved by an individual roll call vote.

c. Appointments to Advisory Boards and Committees

There were no changes to advisory board and committee members by Commissioners.

d. Appointments to Outside Agencies and Organizations.

Commissioner Finnerty moved to approve the board appointments as listed. The motion was seconded by Commissioner Friszolowski and unanimously approved by an individual roll call vote.

Big C:	Mayor Alan Johnson, Representative Vice Mayor Pletcher, Alternate
FLC:	Commissioner Finnerty, Representative Vice Mayor Pletcher, Alternate
PMC:	Mayor Alan Johnson, Representative Vice Mayor Pletcher, Alternate
PCFIC:	Vice Mayor Pletcher, Representative Mayor Alan Johnson, Alternate
SLC:	Commissioner Finnerty, Representative Vice Mayor Pletcher, Alternate
TBRPC:	Commissioner Friszolowski, Representative Commissioner Falkenstein, Alternate

e. Approve Change Order #6 to the purchase agreement with Gibbs & Register, Inc., for the Pass-a-Grille Way Reconstruction from 1st Avenue to 19th Avenue project in the amount of \$162,212.68

The change order covers the additional scope of work necessary to install utility conduit west from Pass-a-Grille Way on the east-west avenues from 1st Avenue to 19th Avenue.

Hearing no further Commission comments or audience comments, Mayor Johnson called for a motion and the vote.

8. Ordinances

- a. ~~Ordinance 2018-01. Final Reading and Public Hearing of an ordinance regarding amendments to the City of St. Pete Beach Flood Ordinance in an attempt to achieve a Class "5" Community Rating System (CRS).~~

Item 8(a), Ordinance 2018-01, was removed from the agenda.

- b. Ordinance 2018-04: First Reading and Public Hearing, an ordinance of the City of St. Pete Beach, Florida, providing for supplemental appropriations to the General Fund and Capital Improvement Fund.

Mr. Saunders noted the budget amendment reflects the Municipal Emergency Services grant from FEMA and landscape funding from the Florida Department of Transportation.

Hearing no further Commission comments, Mayor Johnson called for audience comments.

Randy Ray, 73rd Street, St. Petersburg, speaking on behalf of his studies through the Public Policy Administration Program at St. Petersburg College, spoke in support of the proposed ordinance.

Hearing no further audience comments, Mayor Johnson called for a motion and the vote.

Commissioner Friszolowski moved to approve Item 8(b), Ordinance 2018-04, upon first reading, an ordinance of the City of St. Pete Beach, Florida, providing for supplemental appropriations to the General Fund and Capital Improvement Projects Fund; providing for conflicts, severability, construction, publication, and an effective date. The motion was seconded by Commissioner Finnerty and unanimously approved by an individual roll call vote.

9. Resolutions

There were no resolutions submitted.

10. Items for Discussion

There were no items for discussion submitted.

11. Audience Comments

There were no audience comments.

12. City Clerk, City Manager, City Attorney and City Commission Reports

City Clerk Haynes did not submit a report.

City Manager Saunders reported on the following items:

- Pinellas County Solid Waste Department will sponsor a hazardous waste disposal at various locations within City limits in May, locations yet to be determined.
- A shorebird workshop is scheduled for 9:00 a.m. on Thursday, April 12, 2018 in the Commission Chambers.
- Pass-a-Grille Way Phase I Ribbon Cutting Ceremony is scheduled for 10:30 a.m. on Tuesday, April 24, 2018, between Cabrillo and Maritana.

City Attorney Dickman reported on the following items:

- Introduced his associate, Matthew McConnell, Esq.
- Update on the foreclosure process of the Birmingham property

Commissioner Finnerty reported on the following items:

- St. Patrick's Day celebration on Corey Avenue
- The collection process for trash and recycled items
- Egan Park
- Consideration of hiring a lobbyist

Vice Mayor Pletcher reported on the following items:

- Traffic study at the four-way intersection of Pass-a-Grille Way and 21st Avenue
- Consideration of underground utilities on a city-wide basis

Commissioner Friszolowski reported on the following items:

- Belle Vista Civic Association meeting is scheduled for 6:00 p.m. on April 12th
- Lido Beach Homeowners Association's annual picnic is scheduled for April 14th
- Lights at the Lido Park pavilion
- Public parking behind Gigi's Restaurant
- Trash collection

Commissioner Falkenstein reported on the following items:

- Street sweeper schedule
- Seabird Workshop sponsored by Pinellas County is scheduled for 9:00 a.m. to 11:00 a.m. on Thursday, April 12th, in the Commission Chambers
- Three-year anniversary of the completion of the Pinellas Bayway Bridge
- Medal of Honor recipient Gary Littrell was invited to a Washington D.C. ceremony
- Lights along the Honor Walk
- Pinellas County Animal Services pet adoption services
- Pedestrian crosswalks

Mayor Johnson reported on the following items:

- Attended a community event at the Zamora Hotel
- Met with Senator Brandes to discuss changes with Tourist Development Tax
- Member of Bicycle-Pedestrian Committee and monthly meetings
- Appointed as Secretary-Treasurer with the Big C
- News article by Josh Rojas in regard to Pass-a-Grille Way road construction

13. Adjournment

There being no further business to come before the Commission, the meeting was adjourned at 7:50 p.m.

Attest:

Rebecca C. Haynes, City Clerk

Alan Johnson, Mayor

Minutes approved on: _____

**St. Pete Beach City Commission
Agenda Report**

Issue Considered: Request authorization to approve the proposal from Morelli Landscaping, Inc., for Landscaping on State Road 699 (Blind Pass Road) from 75th Avenue to 82nd Avenue in the amount of \$81,345.15.

Date: April 24, 2018

Prepared By: Mike Clarke, Public Works Director

Through: Wayne Saunders, City Manager

Summary of Issue: The Florida Department of Transportation (FDOT) is providing funding under a Highway Landscaping Reimbursement Memorandum of Agreement (HLRMOA) from FY17 to add additional landscaping to State Roads within the City. State Road 699 (Blind Pass Road) between 75th Avenue and 82nd Avenue was identified based on staff determined need, in addition to a previous design performed by GGI, LLC (Genesis Group).

The City received sealed bids from two contractors on January 19, 2018. After a review of the prices provided and the required bid submittals, Morelli Landscaping, Inc. was determined to be the lowest responsible bidder.

This contract shall be reimbursed by FDOT under the HLRMOA described above, which was approved and signed by the City in FY17.

Funding: CIP – FDOT Landscaping

Requested Motion: “I move to approve the proposal from Morelli Landscaping, Inc., for Landscaping on State Road 699 (Blind Pass Road) from 75th Avenue to 82nd Avenue in the amount of \$81,345.15, and authorize the City manager to execute the corresponding agreement.”

Attachment: Services Agreement
Morelli Landscaping, Inc. Bid
Bid Tabulation

**Reviewed by the
City Manager:** 

CITY OF ST. PETE BEACH, FLORIDA
SERVICES AGREEMENT

Landscaping of Blind Pass Road (SR699)
from 75th Avenue to 82nd Avenue

This is an Agreement (the "Agreement") entered into by and between the City of St. Pete Beach (hereinafter "City") and Morelli Landscaping, Inc. (hereinafter "Contractor"). The City and Contractor together shall be referred to as the "Parties."

WHEREAS, the City properly issued a Request for Bids, attached and incorporated hereto as Exhibit "A", and the City Commission authorized the selection of Contractor at its April 24, 2018 public hearing; and

WHEREAS, City desires to purchase from Contractor the services described in this Agreement; and

WHEREAS, Contractor is in the business of providing the services described herein, and has submitted an appropriate proposal to the City to provide the same; and

WHEREAS, this Agreement has been properly approved by the appropriate authority of the City and the Contractor.

NOW, THEREFORE, upon the mutual covenants contained herein, and other good and valuable consideration in the sum of Eighty One Thousand Three Hundred Forty Five Dollars and Fifteen Cents (\$81,345.15) to be paid by the City to Contractor as herein provided, the sufficiency of which is hereby acknowledged, the Parties hereto hereby agree to the following:

1. The foregoing recitals are true and correct, and incorporated herein by reference.
2. Public Records: Contractor shall abide by the legal requirements set forth in Florida Statutes, Section 119.0701 and incorporated herein as Exhibit "B". **IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTORS' DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (CITY CLERK, CITY OF ST. PETE BEACH, FLORIDA, 727-363-9220, CITYCLERK@STPETEBEACH.ORG, 155 CORRY AVENUE, ST. PETE BEACH, FLORIDA 33706).**
3. City hereby agrees to purchase, and Contractor hereby agrees to provide, the services described in the proposal attached hereto and incorporated herein as Exhibit "C".
4. Contractor shall start providing the services, described herein no later than 60 days from Notice to Proceed.

5. Time is of the essence in the performance of this Agreement. City shall be entitled to liquidated damages in the amount of \$500 per day, for each day after the date set forth in paragraph 4 herein that Contractor has failed to properly and completely provide all of the services specified herein. Contractor specifically acknowledges that the foregoing sum is reasonable and does not constitute a penalty.

6. Upon Contractor's full performance of the services, or in accordance with the payment schedule provided in the attached proposal, City shall pay Contractor as per the Unit Prices listed in the Bid Schedule, as full consideration for services provided in this Agreement and more specifically in Exhibit "C."

7. Contractor agrees to procure and maintain all permits and licenses which may be required by law in connection with the prosecution of the services contemplated hereunder, except for those permits obtained by the City. Notwithstanding the provisions above, the Contractor shall be responsible for non-compliance of all permit requirements, including all fines resulting from Contractor's non-compliance of said requirements.

8. Contractor agrees to permit any representative(s) of the City, at all reasonable times, to inspect the work in progress or any of the materials used or to be used in connection therewith, whether such work is located on or off the project site, and to furnish promptly, without additional charge, all reasonable facilities, labor and materials deemed necessary by the City's personnel, to conduct such inspections and tests as it may require.

9. Contractor fully warrants that all services provided herein have been provided in a good and workmanlike manner. Contractor guarantees said services for a period of 18 months from the date of final performance. Contractor shall provide all labor and materials necessary to repair any defective workmanship reported to Contractor within said guarantee period.

10. To the extent that this Agreement requires Contractor to provide any services of any kind, Contractor and all of Contractor's subcontractors shall maintain public liability insurance in a combined single limit for bodily injury and property damage in the amount of not less than \$1,000,000.00, satisfactory to the City Manager, naming the City as an additional insured and providing coverage up through and including the final performance of any services provided herein. Contractor and all of Contractor's subcontractors shall maintain in full force and effect a policy of worker's compensation insurance for all of Contractor's employees in accordance with applicable state and federal law. Said insurance coverage shall include employer's liability with a single limit of \$100,000.00 per accident or occurrence. Contractor shall present City with a certificate for all of the foregoing insurance, at the time of executing this Agreement and at such other times requested by the City. The Contractor waives all rights against the City, the City's consultants, separate contractors, if any, and any of its subcontractors, agents and employees, for any and all damages caused to the extent covered by insurance described herein and obtained pursuant to this Section or other property insurance applicable to the services and product provided under this Agreement. The City shall require of the Contractor, Contractor's consultants, separate contractors, if any, and the subcontractors, sub-subcontractors, agents and employees of any of them, by appropriate agreements, written where legally required for validity, similar waivers each in favor of other Parties enumerated herein. The policies shall provide such waiver of subrogation by endorsement other otherwise. A waiver of subrogation

shall be effective as to a person or entity even though that person or entity would otherwise have a duty of indemnification, contractual or otherwise, did not pay the insurance premium directly or indirectly, and whether or not the person or entity had an insurable interest in the property damaged.

11. In consideration of the payment of ten dollars as part of the above purchase price, Contractor shall indemnify, defend and hold the City harmless for itself, its employees, agents and assigns, from and against any and all losses, claims, damages, suits, actions, or demands, including attorneys' fees and costs of litigation through all appellate proceedings, arising from the performance or non-performance of this Agreement, whether caused in part by the City or not.

12. This Agreement shall be binding upon the Parties, their successors, assigns, and legal representatives. Contractor shall not assign or otherwise transfer any of the rights or duties under this Agreement, without the express written consent of the City.

13. The prevailing party in any action to enforce or interpret this Agreement shall be entitled to reasonable attorney fees incurred through all appellate proceedings.

14. Contractor hereby acknowledges that the person executing this Agreement on behalf of Contractor has the full authority to do so and to bind Contractor to the terms hereof.

15. Any and all notices sent pursuant to this Agreement shall be given in writing via certified mail or overnight courier and shall be delivered to the following addresses:

As to Contractor:
Morelli Landscaping, Inc.
Attn.: Joe Morelli
6370 146th Avenue North
Clearwater, FL 33760

As to City:
City Manager
City of St. Pete Beach
155 Corey Avenue
St. Pete Beach, FL 33706

16. To the extent that any terms in the attached proposal conflict with the terms of this Agreement, the terms of this Agreement shall control and supersede such conflicting terms in the attached proposal, to the extent of such conflict.

17. This Agreement may be amended or modified only in writing signed by all Parties hereto. This Agreement shall not be modified by any oral statement, communication, agreement, course of conduct, or by anything other than a writing signed by the Parties.

18. Neither party to this Agreement shall be responsible for any delays or failure to perform any provisions of this Agreement if such delay or failure is caused by reason of force majeure. The term "force majeure" as used herein shall mean, but shall not be restricted to, acts of God or of the public enemy, insurrection, riots, strikes, epidemics, quarantine restrictions, embargoes, acts of government authorities, fires, floods and severe weather. This provision does not automatically entitle the contractor or vendor to any cost increase change orders related to costs of materials. All change orders will be reviewed on a case-by-case basis.

19. This document and exhibits embody the entire Agreement of the Parties. There are no

promises, terms, conditions, or representations binding on either party hereto, other than those contained herein; and this document shall supersede all previous communications, representations, and/or agreements between the Parties hereto, whether written or oral. This Agreement may be modified only in writing executed by all Parties. This Agreement shall be construed according to the laws of Florida, and venue for any action arising herefrom shall be held in a court of competent jurisdiction located in Pinellas County, Florida.

20. The following Exhibits shall be attached, incorporated and made a part of this Agreement:

- a. Request for Bid (Exhibit "A").
- b. Florida public records law (Exhibit "B").
- c. Contractor proposal (Exhibit "C")

21. This Agreement may be executed by the Parties in counterpart originals with the same force and effect as if fully and simultaneously executed as a single original document. The "Effective Date" of this Agreement shall be the date this Agreement has been executed by all Parties.

[The remainder of this page is intentionally left blank]

IN WITNESS WHEREOF, the Parties have executed this Agreement on the day and year set forth below.

Morelli Landscaping, Inc.

City of St. Pete Beach:

Signature: _____

Signature: _____

By: _____

By: _____

Its: _____

Its: _____

Date: _____

Date: _____

APPROVED AS TO FORM
AND LEGAL CORRECTNESS:

ATTEST:

Andrew Dickman
City Attorney

Rebecca C. Haynes
City Clerk

EXHIBIT “A”

[Place City’s Request for Bids (RFB) behind this page]

EXHIBIT “B”

Florida Public Records Law

119.0701 Contracts; public records; request for contractor records; civil action. —

(1) DEFINITIONS. —For purposes of this section, the term:

(a) “Contractor” means an individual, partnership, corporation, or business entity that enters into a contract for services with a public agency and is acting on behalf of the public agency as provided under s. 119.011(2).

(b) “Public agency” means a state, county, district, authority, or municipal officer, or department, division, board, bureau, commission, or other separate unit of government created or established by law.

(2) CONTRACT REQUIREMENTS. —In addition to other contract requirements provided by law, each public agency contract for services entered into or amended on or after July 1, 2016, must include:

(a) The following statement, in substantially the following form, identifying the contact information of the public agency’s custodian of public records in at least 14-point boldfaced type:

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR’S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (telephone number, e-mail address, and mailing address).

(b) A provision that requires the contractor to comply with public records laws, specifically to:

1. Keep and maintain public records required by the public agency to perform the service.
2. Upon request from the public agency’s custodian of public records, provide the public agency with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in this chapter or as otherwise provided by law.
3. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of the contract if the contractor does not transfer the records to the public agency.
4. Upon completion of the contract, transfer, at no cost, to the public agency all public records in possession of the contractor or keep and maintain public records required by the public agency to perform the service. If the contractor transfers all public records to the public agency upon completion of the contract, the contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the contractor keeps and maintains public records upon completion of the contract, the contractor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the public agency, upon request from the public agency’s custodian of public records, in a format that is compatible with the information technology systems of the public agency.

EXHIBIT “C”

[Place Contractor’s Bid Proposal behind this page]

Item I. CONTRACTOR'S BID SUBMITTAL

The company that is submitting a bid declares that he/she has extensive experience in landscaping and is also licensed, in the State of Florida and Pinellas County, to do so.

The undersigned, as Bidder, hereby declares that the only person or persons interested in the Bid as principal or principals are named herein, and that no other person than herein mentioned has any interest in the Bid or in the Contract to be entered into; that this Bid or Contract is made without connection with any other person, company, or parties making a Bid; and that it is in all respects fair and in good faith without collusion or fraud.

The Bidder further declares that he/she has examined the site of the work and informed himself/herself fully in regard to all conditions pertaining to the place where the work is to be done; that he/she has examined the RFB, Plans, and Specifications for the work and Contract Documents relative thereto, and has read all special provisions furnished prior to the opening of bids; and that he/she has satisfied himself/herself relative to the materials to be supplied and work to be performed.

The bidder certifies that the information and responses provided within this bid are true, accurate, and complete. The City or its designated representatives may contact any entity or references listed in the response and investigate the company as defined in References & Qualifications to verify the bidder's abilities and quality of work. The contractor hereby grants permission for each entity or reference listed in the bidder's response may make any information concerning the Contractor available to the City.

The Bidder proposes and agrees, if the Bid is accepted, to contract with the City of St. Pete Beach, Florida, in the form of Contract/Agreement specified for: **"LANDSCAPING OF BLIND PASS ROAD (SR699) FROM 75th Avenue to 82ND Avenue."**

In St. Pete Beach, Florida, in full and complete accordance with the shown, noted, described, and reasonably intended requirements of the RFB, Plans, Specifications, Contract Documents, and Addenda to the full and entire satisfaction of the City of St. Pete Beach, Florida, the Bidder proposes to furnish all materials, equipment, labor, and perform the work submitted in their bid schedule for the City of St. Pete Beach's project: **"LANDSCAPING OF BLIND PASS ROAD (SR699) FROM 75th Avenue to 82ND Avenue"**.

COMPANY: Morelli Landscaping, Inc. DATE: 1/12/2018
ADDRESS: 6370 146th Avenue North PHONE: 727-535-6263
Clearwater, Florida 33760
BY: [Signature]
(SIGNATURE)
NAME: Vincent J. Morelli, Jr., President
(PRINT NAME & TITLE)

Sworn to and subscribed before me on this 12th day
of Jan, 2018

[Signature]
(Notary Public)
(My Commission Expires) 

Submit the "BID SCHEDULE" and Form "A" with your submittal to:

CITY OF ST. PETE BEACH

BLIND PASS ROAD (SR 699) FROM 75th AVE TO 82nd AVE

Landscape Furnish and Install

FPID: 440202-1-58-01

Total Costs Form "A"

Prepared by: MORELLI LANDSCAPING, INC. - Vincent J. Morelli, Jr., President

Date: January 12, 2018

ITEM	UNIT	QUANTITY	WHOLESALE COST	MULTIPLIER	INSTALLED COST	TOTAL COST	SIZE/SPECIFICATIONS
SHRUBS/GROUNDCOVER							
Variegated Flax Lily / Dianella tasmanica 'Variegated'	EA	1,457	2.50	1.9	4.75	6,920.75	1 Gal. 15" HT. 15" SPD, FULL, 24" OC. MAINTAINED HEIGHT SHALL NOT EXCEED 18"
Dwarf Indian Hawthorn / Rephoteopsis indica 'Alba'	EA	80	5.50	1.9	10.45	836.00	3 Gal, 12" HT X 15" Spd, FULL 30" OC, MAINTAINED HEIGHT SHALL NOT EXCEED 18"
Gold Dust Croton / Codiaeum variegatum 'Gold Cust'	EA	43	5.50	1.9	10.45	449.35	3 Gal, 18"-20" HT X 1" SPD, 36" OC
Dwarf Green Island Ficus / Ficus microcarpa 'Green Island'	EA	27	85.00	1.9	161.50	4,360.50	15 Gal, 26"-28" HT X 36" SPD, FULL FOLIAGE 36" OC
Shore Juniper / Juniperus conferta 'Blue Pacific'	EA	124	3.00	1.9	5.70	706.8	1 Gal, 4" HT X 8" SPD, FULL DENSE FOLIAGE 18" OC
Asiatic Jasmine / Trachelospermum asiaticum	EA	463	2.50	1.9	4.75	2,199.25	1 GAL. FIVE-10" RUNNERS, FULL DENSE FOLIAGE, 18" OC
PALMS							
Sabal Palm "Regenerated Roots" / Sabal palmetto	EA	4	285.00	1.75	498.75	1,995.00	FG, WITH FOLIAGE, STRAIGHT TRUNK, 16' CLEAR TRUNK
BLENDED SOIL AMENDMENT							
Trees/Shrubs/Groundcover	CY	130			50.00	6,500.00	ALL PLANT PITS (EXCEPT SABAL PALM) AND SOIL REPLACEMENT AREAS, SEE NOTES/DETAILS
COARSE SAND							
Trees/Shrubs/Groundcover/Palms	CY	131			55.00	7,205.00	ALL PLANT PITS AND SOIL REPLACEMENT, SEE NOTES/DETAILS
TOPSOIL							
	CY	155			45.00	6,975.00	COMPONENT OF PLANTING BACKFILL SOIL REPLACEMENT IN AREAS OF ASPHALT REMOVAL
MULCH							
Small Washed Shell	SY	570			5.25	2,992.50	2" DEPTH, AS INDICATED ON PLANS, SEE NOTES & DETAILS
Hardwood Mulch	SY	428			5.00	2,140.00	3" DEPTH, AS INDICATED ON PLANS, SEE NOTES & DETAILS
FERTILIZER							
	TN	0.012			25,000.00	300.00	
STAKING & BRACING							
Palms	EA	4			35.00	140.00	
DEMOLITION							
Asphalt Removal	SF	1,385			2.50	3,462.50	
Clear and Grub, Plant Removal and Bed Preparation	LS					9,000.00	
SUBTOTAL						56,182.65	Per the "Establishment Period Notes" provided on Sheet LS-05, "Cost of Establishment Period Activities / Materials are not included in the lump sum cost of the project."
MOBILIZATION (3%)						4,500.00	Should a 90 day Establishment Period be required
MAINTENANCE OF TRAFFIC (10%)						7,500.00	(in lieu of an immediate Annual Maintenance Period)
							ADD \$2,250.00 to the TOTAL provided.
TOTAL						68,182.65	
TOTAL *							
* Reimbursable amount is capped at \$90,000.							
NOTE: Cost of concrete work shown in plans is not included in this cost estimate. Please provide a cost as a possible supplement to the contract							
ANNUAL MAINTENANCE							
Litter pickup, other maintenance activities (8%)	LS				7,200.00	7,200.00	
CONCRETE							
Ribbed Curb	LF	135			27.50	3,712.50	8" WIDTH X 10" DEPTH, SEE NOTES AND DETAILS

\$81,345.15



Bid Results - Landscaping of Blind Pass Road (SR699)
from 75th Avenue to 82nd Avenue

1/22/2018

Streets	Morelli Landscaping, Inc.	Green Construction Technologies, Inc.
Base Bid	\$ 81,345.15	\$ 88,363.65

Bid Package Review

<u>Items Required to Be Submitted with Bid</u>	Morelli Landscaping, Inc.	Green Construction Technologies, Inc.
Bidder's Contract Proposal Form	Yes	Yes
3 References (within past 5 years)	Yes	Yes
Firm's History & Personnel Experience	Yes	Yes
No Claims/Disputes	Yes	Yes
Bonding Capacity	Yes	Yes
Certificate of Insurance	Yes	Yes
Bid Bond	N/A	N/A
Contractor Proof of License	Yes	Yes
Contractor's Education and Training	Yes	Yes
Addendum Acknowledgment	N/A	N/A

**St. Pete Beach City Commission
Agenda Report**

Issue Considered: Approval of ranking of Pass a Grille and Upham Beach Concession Operations proposals.

Date: April, 24, 2018

Prepared By: Wayne Saunders, City Manager

Summary of Issue: Six responses to our Request for Proposals for the lease of the Upham Beach and Pass a Grille concession facilities were received from the following:

Bill and Nicole Hepsoe
Barry and Kelly Streib
Michael Janecek, Paradise Grille
Amanda and Clint Graham, Surfside Grille
United Park Services, Inc.
Anna Silvestri, Nicola Scotto de Petra, Berman Fiorenza

The Silvestri proposal was rejected for not meeting minimum proposal requirements.

The committee reviewed the remaining proposals and met with all five of the proposers. The committee considered qualifications, experience, scope of service, operational plan and rent proposal as outlined in the Request for Proposals and recommends the following ranking of the top three proposals:

1. United Park Services, Inc.
2. Barry and Kelly Streib
3. Michael Janecek

The committee was unanimous in concluding that the United Park Services, Inc. proposal was by far the best proposal.

Funding: N/A

Requested Motion: “I move to approve the ranking of the proposals for Beach Concession Operations as follows: 1. United Park Services, Inc., 2. Barry and Kelly Streib, 3. Michael Janecek and authorize the City Manager to negotiate an agreement with the top ranked proposer for Commission consideration and approval.”

Attachments: Request for Proposals

United Park Services, Inc. proposal
Barry and Kelly Streib proposal
Michael Janecek proposal

**Reviewed by the
City Manager:**

WS

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations



SUBJECT: Beach Concession Operations

SERVICE LOCATIONS: Upham Beach and Pass-a-Grille Beach

ISSUED: February 23, 2018

MANDATORY FACILITY TOURS: March 13, 2018, 10:00 a.m. from St. Pete Beach City Hall located at 155 Corey Avenue, St. Pete Beach, FL 33706

SEALED PROPOSALS DUE: March 27, 2018, 10:00 a.m.

MAIL OR DELIVER PROPOSALS TO:
Office of the City Clerk
City of St. Pete Beach
155 Corey Avenue
St. Pete Beach, FL 33706

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

A. BACKGROUND

The City of St. Pete Beach is frequently recognized as a top beach destination and received a Travelers' Choice award in 2017 from TripAdvisor as the third-ranked beach in the United States. The City's beaches, hotels, and historic resources attract tourists and visitors from all over the world.

The City is soliciting proposals for the lease and operation of two concession facilities located at Upham Beach and Pass-a-Grille Beach. The successful proposal will recognize the unique character and desirability of these locations and tailor their proposals accordingly. This RFP is for both facilities under one lease agreement.

The concessions cater to the City's local residents and visitors to our award-winning beaches. The City desires to provide a positive experience at the concession locations. Proposals must include a detailed explanation of the proposed operation. Successful proposers must demonstrate their qualifications and ability to successfully operate and manage concession facilities. The City expects a varied selection of quality food and drink to be offered at a reasonable price. Employees must be courteous and maintain a presentable appearance. Facilities must be well maintained, clean and inviting to the public at all times. Strict control of alcohol use must be maintained at all times. Concession operations will be expected to be open seven days per week until thirty (30) minutes past sunset, unless otherwise approved by the City of St. Pete Beach.

All equipment as may be necessary to provide the concession service must be supplied by the proposer.

B. Description of Leased Property

Pass-A-Grille Beach Concession is located at 900 Gulf Way. The concession facility includes a food concession area, public restrooms, changing rooms and storage areas. It is located adjacent to the sandy beach, and includes an outdoor eating area. The seating and restaurant equipment are to be provided by the lessee. **Note: The current operation includes a gift shop on the east side of the building. This area will not be part of the lease. The City plans to use this area to expand the restrooms.**

Upham Beach Concession is located at 6850 Beach Plaza. The concession contains a restroom and storage area. It is located adjacent to the sand dunes, and is on a boardwalk that includes an outdoor eating area. The seating and restaurant are to be provided by the lessee.

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

Exhibits A & B indicate the general areas to be included in the lease. The facilities and general areas associated with the facilities shall be referred to as the "premises."

C. PROCEDURES

The City of St. Pete Beach, Florida is soliciting proposals from qualified proposers to operate and manage the two concession facilities describe above and located at Upham Beach and Pass-a-Grille Beach for an initial term of five (5) years. Lease agreement – The lease agreement may be renewed for a period that does not exceed the initial five (5) year term, and all renewals after the initial term will be awarded subject to the mutual satisfaction of the City and lessee. The negotiated lease agreement may have multiple renewal terms but in no case shall exceed five (5) years.

Five (5) copies of a proposal must be submitted in a sealed package clearly identified as **"BEACH CONCESSION OPERATIONS"** and mailed or delivered to:

Office of the City Clerk
City of St. Pete Beach
155 Corey Avenue
St. Pete Beach, FL 33706

Proposals must be received by 10:00 a.m., March 27, 2018

The City reserves the right to accept or reject any and/or all proposals and to waive any minor irregularities and technicalities. There is no obligation on the part of the City to award a lease agreement based solely on proposed fee(s), charge(s), or rent(s). The City shall be the sole judge of the proposal(s) determined to be in its best interest.

Interested parties must attend the mandatory facilities tours scheduled for March 13, 2018 at 10:00 a.m. from St. Pete Beach City Hall located at 155 Corey Avenue, St. Pete Beach, FL 33706.

No proposal may be withdrawn for a period of seven (7) calendar days after the scheduled time for receiving submissions. After submissions are opened, but prior to award of the contract, the City Manager may allow the withdrawal of a proposal because of a mistake by the proposer in preparation of the proposal document. Withdrawal will only be allowed if the City Manager finds evidence that the following four requirements are met:

- 1. The proposer acted in good faith in submitting their proposal; and**
- 2. The mistake in response preparation is of such magnitude that to enforce**

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

- compliance would cause severe hardship on the proposer; and
3. The mistake was not the result of gross negligence or willful inattention by the proposer; and
 4. The mistake was found and communicated to the City prior to the City having formally awarded the contract/agreement.

Withdrawal requests must be made in writing to the City Manager who may approve or disapprove the request made on the above.

D. RESPONSE CONTENT – INFORMATION TO BE INCLUDED IN PROPOSAL

Proposals will be evaluated on, but not limited to, the following criteria:

1. Experience and Qualifications

Identify the owner(s), employee(s), or agent(s) who will manage or perform the concession service and provide a summary of all relevant training, experience, similar engagements, concurrent engagements, and related information to demonstrate competency in the management and provision of beach concession services.

2. Scope of Service and Extent of Business Operations

Clearly describe the scope of services to be offered and extent of intended business operations. Such services and operations must comply with the lessee responsibilities summarized in this document and as may be further specified in the negotiated Lease agreement. **Scope of services must include a sample menu and anticipated pricing of food, beverages, and any other items anticipated to be sold.**

3. Rent Proposal

Proposals must specify the monthly rent to be paid to the City of St. Pete Beach as lessor. A single dollar amount should be proposed, representing the combined rent at both locations. All rent payments shall be paid in equal monthly installments on or before the first day of the month corresponding to the occupation of the facilities.

Effective one year from date of lease and for each successive year through the remaining term of the lease, annual rent shall increase a minimum of 3% **OR** the cost of living increase as measured by CPI and defined in the Lease agreement and will be negotiated in the Lease agreement.

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

E. USE OF PREMISES BY PROPOSER AS LESSEE:

1. **Required Uses.** The Lessee is required to maintain full restroom facilities, including hot water and they shall be open to the public each day of the year from 6:00 a.m. until thirty (30) minutes after sunset regardless of weather conditions.
2. **Permitted Uses.** The Lessee shall remain open until thirty (30) minutes after sunset with the following permitted uses and requirements unless otherwise approved by the City:
 - a. Sale of food products, prepared on the premises and/or packaged; planned sales of any items other than food or beverages must be indicated in the proposal.
 - b. The Lessee shall cooperate with Lessor in all civic and special events including patio rentals which are conducted on or in the vicinity of leased premises, e.g., Beach Fest, Concerts, Weddings, Non-Profit Events, etc.
 - c. City provided Beach wheelchair and Hoyer lift shall be made available upon request, cleaned and secured by the Lessee.
 - d. Sale of beer and wine subject to: (i) Lessee's compliance with all Federal, State and Local laws, codes and regulations for the sale of beer and wine; and, (ii) upon Lessee obtaining all valid licenses, permits and liquor liability insurance for the sale of beer and wine.
 - e. All beer and wine served at the Premises shall only be served in single disposable "biodegradable" containers, as that term is commonly used in the food and beverage industry, and not in any glass, metal cans, or other non-biodegradable materials, whether such materials are recyclable or not, and in no event as package sales. All beer and wine served at the premises shall be served for consumption on premises only and may only be served prior to thirty minutes after sunset. All cups must be identifiable as a drink purchased by the Lessee's establishment (i.e., logo, name on cup, etc.).
 - f. Any activity outside normal business operations (i.e., music, grand opening, additional or supplemental food vending, etc.) must be approved by the City of St. Pete Beach via the special event application process.
3. **Prohibited Uses.** The Lessee shall not:
 - a. Engage in any unlawful, improper or offensive uses.
 - b. Engage in any residential use on the property.
 - c. Use the premises in any manner which would cause damage or injury to

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

- the leased premises.
- d. Conduct any use or activity, which the City determines is not consistent with the character of the permitted uses as set forth above. If the Lessor determines a use or activity is inconsistent with the permitted uses and activities, the Lessor shall issue a written notice to the Lessee to discontinue the use or activity and the Lessee shall have thirty (30) days from the receipt of said notice to discontinue the use or activity.
 - e. Amplify any music without prior approval via the City of St. Pete Beach special event application process.
 - f. Store materials or equipment outdoors without prior written approval of Lessor.
 - g. Accept deliveries at unreasonable hours as determined by Lessor.
 - h. Construct, add, or modify any exterior signage without prior written approval of Lessor.
 - i. Advertise the sale of alcohol except on the menu or signs on premises.
 - j. Provide happy hour or other alcohol specials.
 - k. Allow alcohol consumption outside premises.

F. RESPONSIBILITIES OF PROPOSER AS LESSEE:

1. Operation. The Lessee shall provide all equipment and merchandise necessary for the operation of the concession facilities. The Lessee shall be responsible for keeping the leased premises free of all trash, garbage, and other debris and shall be responsible for picking it up and depositing it in trash containers. The Lessee understands that the Lessor expects the premises and concession to be maintained and operated as a first class facility with modern/working equipment; and in that regard, throughout the term of this Lease, the Lessee is expected to operate the facility in a manner consistent with said expectations and objective of the Lessor. The City Manager or his/her designee shall be responsible for determining whether the Lessee has met the standards set by this paragraph.
2. Responsible Lessee Staffing or Agents. Lessee shall provide Lessor with a written list of responsible employee(s) or agent(s) and provide contact information if requested by Lessor. The employee(s) or agent(s) shall have proof of being employed (e.g., name tag, ID, uniform, etc.) with full authority to act for the Lessee in all cases and to carry out any instructions relative to the Lease, which may be given, by Lessor or its agent.
3. Lessor Access. Lessor, its agents, employees, or any person duly authorized by the City of St. Pete Beach shall be given free access to the leased premises for the purposes of making inspections to ascertain whether the premises are maintained

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

and operated to the standards heretofore specified.

4. **Public Restrooms.** Restrooms will be open to the public, using automated timed door locks, from 6:00 a.m. until thirty (30) minutes after sunset every day regardless of the hours of concession operation or weather conditions. Lessor, its agents, or employees shall closely monitor the maintenance of the restroom facilities. Daily cleaning is required as well as hourly checks for cleanliness. Paper goods and restroom supplies are to be furnished by the Lessee. Lessee shall also be responsible to lock the restroom doors each evening thirty (30) minutes after sunset. Restroom facilities must be maintained in accordance with conditions required by any City, County, State and/or Federal law. Plumbing repairs to these public restroom facilities and outside showers shall be the responsibility of the Lessor.
5. **Additional Obligations of Lessee.**
 - a. Lessee shall purchase any Business Tax or licenses required by the City of St Pete Beach.
 - b. Lessee shall pay any applicable taxes which may be levied on the Lessor's property and its contents, when due.
 - c. Lessee shall not assign this lease or sublet the premises or any part thereof. The Lessee may enter into management agreements with third parties, provided any such agreements are disclosed in the RFP response and Lease agreement. In the event the Lessee enters into such management agreements, it is agreed that such third parties do not have any rights or privileges under this Lease.
 - d. Lessee shall quit the leased premises at the end of the term or any renewal thereof, in as good condition as at the start of lease.
 - e. Before Lessee can make any change in the appearance of the buildings or improvements located on the premises, including a change in the color of the paint and/or stain used on said improvements, Lessee shall obtain the written approval of the Lessor.
 - f. Lessee and Lessor mutually understand and agree that nothing contained in this Lease is intended, or shall be construed, as creating or establishing the relationship of joint venture partners, agents, or representatives of the Lessor for any purpose or in any manner whatsoever.
 - g. Lessee agrees to use its best efforts in every proper manner to maintain and develop the business conducted by it under the lease and increase same, and not to divert or cause, or allow to be diverted any business from the concession.
 - h. Lessee shall assume all risks incident to or in connection with its business to be conducted hereunder and shall be solely responsible for all accidents or injuries of whatever nature or kind to persons or

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

property caused by its operations at leased premises and shall indemnify, defend and save harmless the Lessor, its authorized agents and representatives, from any penalties for violation of any law, ordinance or regulation affecting its operations, and from any and all claims, suits, losses, damages or injuries to persons or property of whatsoever kind or nature arising directly or indirectly out of the operation of such business, or resulting from the carelessness, negligence, or improper conduct of the Lessee or any of its agents or employees.

G. MAINTENANCE OF LEASED PREMISES:

1. Lessor Maintenance Responsibilities. The City of St. Pete Beach as Lessor shall continually maintain and be responsible for:
 - a. All exterior and structural repairs to the concession facilities other than repairs specifically expressed in the lease agreement.
 - b. All exterior designation signs will be supplied by the Lessor
 - c. Water service, drainage and waste pipes in connection with the public restrooms.
 - d. Lights, wires, and conduits, ventilating fans associated with the restrooms facilities.
 - e. Exterior decorative security pole lights.
 - f. All seawall repairs and maintenance.
 - g. City of St. Pete Beach as lessor shall provide two (2) parking spaces that are reserved for the lessee. Additional parking permits may be purchased at the customary rate.
2. Lessee Maintenance Responsibilities. Maintenance shall be at the Lessee's sole expense and shall be subject to general inspection by the Lessor to ensure a continuing quality of maintenance and appearance and physical condition of the leased premises, including the area of the dumpsters.
 - a. The Lessee shall provide the necessary management, labor and materials, for janitorial and custodian services, trash and garbage removal services and for any and all other related services necessary to maintain the leased premises in a clean sanitary condition and safe throughout the term of this Lease.
 - b. Waste pipes and grease traps providing and leading from the premises, which are located both interior and exterior of the facility and those portions of all utility lines supplying said premises which are located outside the premises unless such utility lines are maintained or repaired

Beach Concession Operations

- by utility companies.
- c. Compliance and servicing as necessary to comply with the City of St. Pete Beach's Fats, Oils, and Grease (FOG) program (Ordinance 2017-23), grease trap program, and/or any other applicable City ordinances.
 - d. All repair and maintenance for air conditioning, ventilating and exhaust equipment, including wiring, pipes, conduits and other associated equipment with the concession and gift shop business.
 - e. Maintain hot and cold water services to the concession business.
 - f. Maintain and repair concession serving windows, screens, doors and shutters.
 - g. Pest exterminating services needed to keep premises clean and sanitary.
3. **Property Damages.** The Lessee shall be responsible for all damage or injury to property caused by the use of the leased premises, not caused by ordinary wear and use. Lessee shall be responsible for repairs to plumbing, electrical and the food serving shutters in concession area.
4. **Miscellaneous.** Lessee shall keep all equipment and fixtures, furnishings and other property installed by it in good operating condition and repair.

H. LEASE AGREEMENT

Upon selection of the proposal that the City determines to be in the best interest of the City, the City and Proposer will negotiate a Lease agreement. All applicable laws and regulations of the State of Florida and ordinances and regulations of the City of St. Pete Beach will apply to any resulting agreement. Award of the lease agreement is contingent upon full execution of the Lease agreement. If the City and Proposer cannot agree to terms of an lease agreement, the City, at its sole discretion, may cease negotiations and select another Proposer to commence negotiations. The term of lease agreement shall include terms in this RFP.

1. Insurance Requirements

An affirmative statement should be included indicating that the proposer can and will comply with the insurance requirements set forth in Appendix A and as may be further specified in the Lease agreement.

2. Supplemental Requirements.

Proposal must include a signed copy of the Public Entity Crime Statement (Appendix B).

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

3. Questions and Additional Information.

Written inquiries concerning this proposal may be made to:

Vincent Tenaglia, Administrative Services Director
vtenaglia@stpetebeach.org
City of St. Pete Beach
155 Corey Avenue, St. Pete Beach, FL 33706

Responses will be in writing and copied to all known interested parties.

[The remainder of this page is intentionally left blank]

Beach Concession Operations

APPENDIX A – INSURANCE REQUIREMENTS

INDEMNIFICATION AND INSURANCE REQUIREMENTS

1. Indemnification

The Proposer shall hold harmless, indemnify, and defend the City, its members, officers, and employees against any claim, action, loss, damage, injury (whether mental or physical and including death to persons or damage to property), liability, cost, and expenses of whatsoever kind or nature including, but not by way of limitation, attorneys' fees, and court costs caused by the negligent acts or omissions of the Proposer, its agents, assigns, and employees.

2. Insurance

- a. Without limiting its liability under the lease agreement, the Proposer shall procure and maintain at its sole expense during the life of the lease agreement, insurance of the types, and in the minimum amounts stated herewith:

<u>Type</u>	<u>Amount</u>
Professional Liability	\$1,000,000
Comprehensive General Liability	\$1,000,000
Comprehensive Automobile Liability	\$1,000,000
Workers' Compensation	As Required by Florida Law
Alcohol Liability	\$1,000,000

- b. The Proposer's comprehensive general liability policy shall include lease agreement liability on a blanket or specific basis to cover the indemnification.
- c. Such insurance shall be written by a company licensed to do business in the State of Florida and satisfactory to the City. Prior to commencing any work under the lease agreement, certificates evidencing the maintenance of said insurance shall be furnished to and approved by the City Manager.
- d. The insurance shall provide the no material alteration or cancellation, including expiration and non-renewal, shall be effective until thirty (30) days after receipt of written notice by the City.
- e. The Proposer shall provide a Certificate of Insurance identifying the City as an additional insured.

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

APPENDIX B – SWORN STATEMENT

PURSUANT TO SECTION 287.133(3) (a), FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted to: City of St. Pete Beach

by : _____
(Print individual's name and title)

for: _____
(Print name of entity submitting sworn statement)

at: _____
(Business address)

and (if applicable), its Federal Employer Identification Number (FEIN) :

(FEIN)

or, if the entity has no FEIN, include the Social Security Number:

(SSN)

by the individual signing this sworn statement:

(Signature)

2. I understand that a "public entity crime" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a violation of any State or Federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States including, but not limited to, any bid or lease agreement for goods or services, any lease for real property, or any

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

- lease agreement for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
3. I understand that "convicted" or "conviction" as defined in Paragraph 287.133(1)(b), Florida Statutes, means a finding of guilt or a conviction of public entity crime with or without an adjudication of guilt in any Federal or State trial court of record relating to charges brought by indictment or information after July 1, 1989 as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or nolo contendere.
4. I understand that an "affiliate" as defined in Paragraph 287.133(1)(a), Florida Statutes, means:
- a. A predecessor or successor of a person convicted of a public entity crime or
 - b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one (1) person of shares constituting a controlling interest in another person or a pooling of equipment or income among persons when not for fair market value under the Arm's Length Agreement, shall be a prima facie case that one (1) person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public crime in Florida during the preceding thirty-six (36) months shall be considered an affiliate.
5. I understand that a "person" as defined in Paragraph 287.133(1)(e), Florida Statutes, means any natural person or any entity organized under the laws of any state or of the United States with the legal power to enter into a binding lease agreement and which bids or applies to bid on lease agreements for the provision of goods or services let by a public entity or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.
6. Based on information and belief, the **statement which I have marked below is true** in relation to the entity submitting this sworn statement (indicate which statement applies).

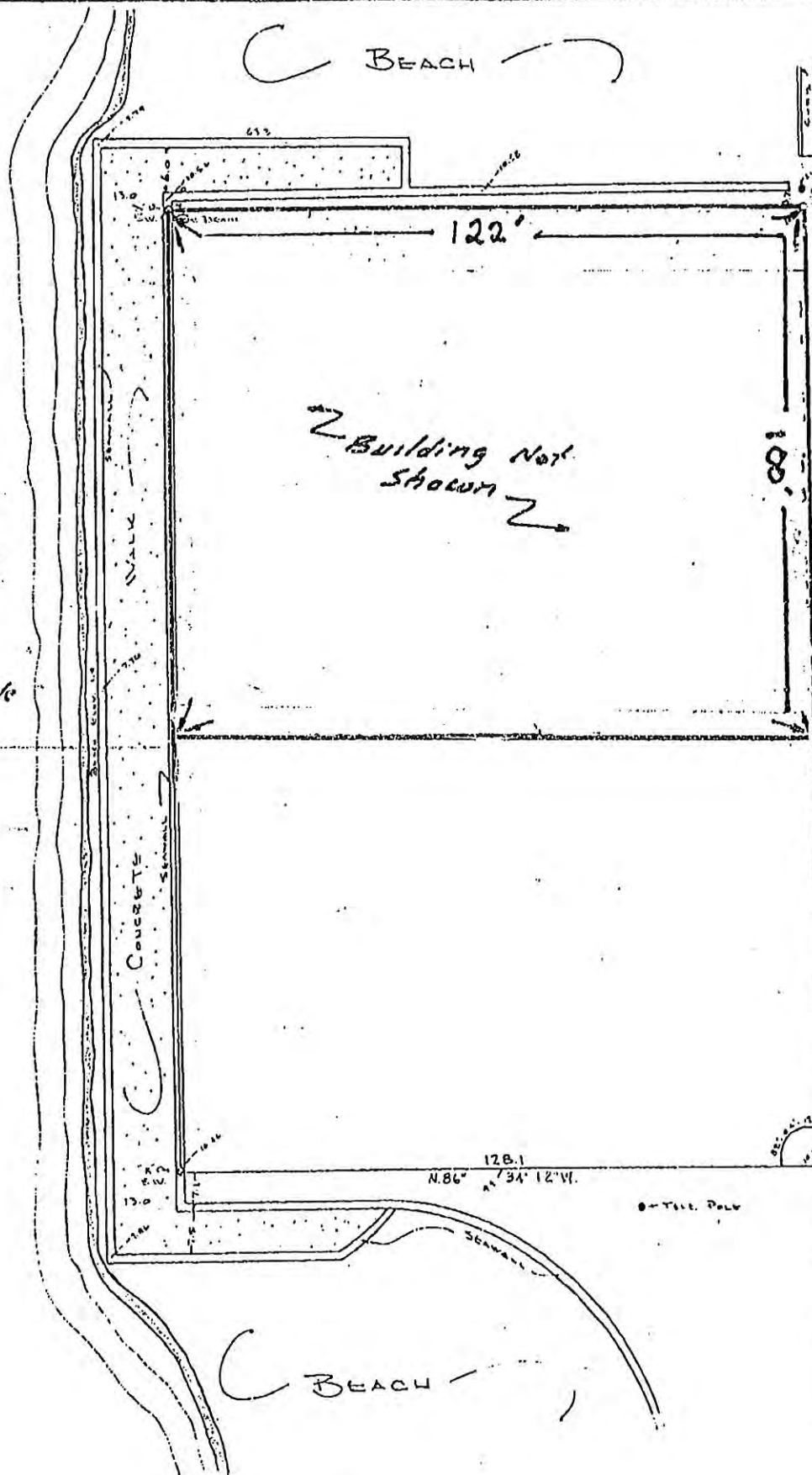
EXHIBIT "A"



216

GULF OF MEXICO

NO SCALE



Assume Elev.
on Vertical
Sighting
Mantle
Low 4.12 Wm
Low 4.19 Wm

PASS-A-GRILLE

EXHIBIT "B"

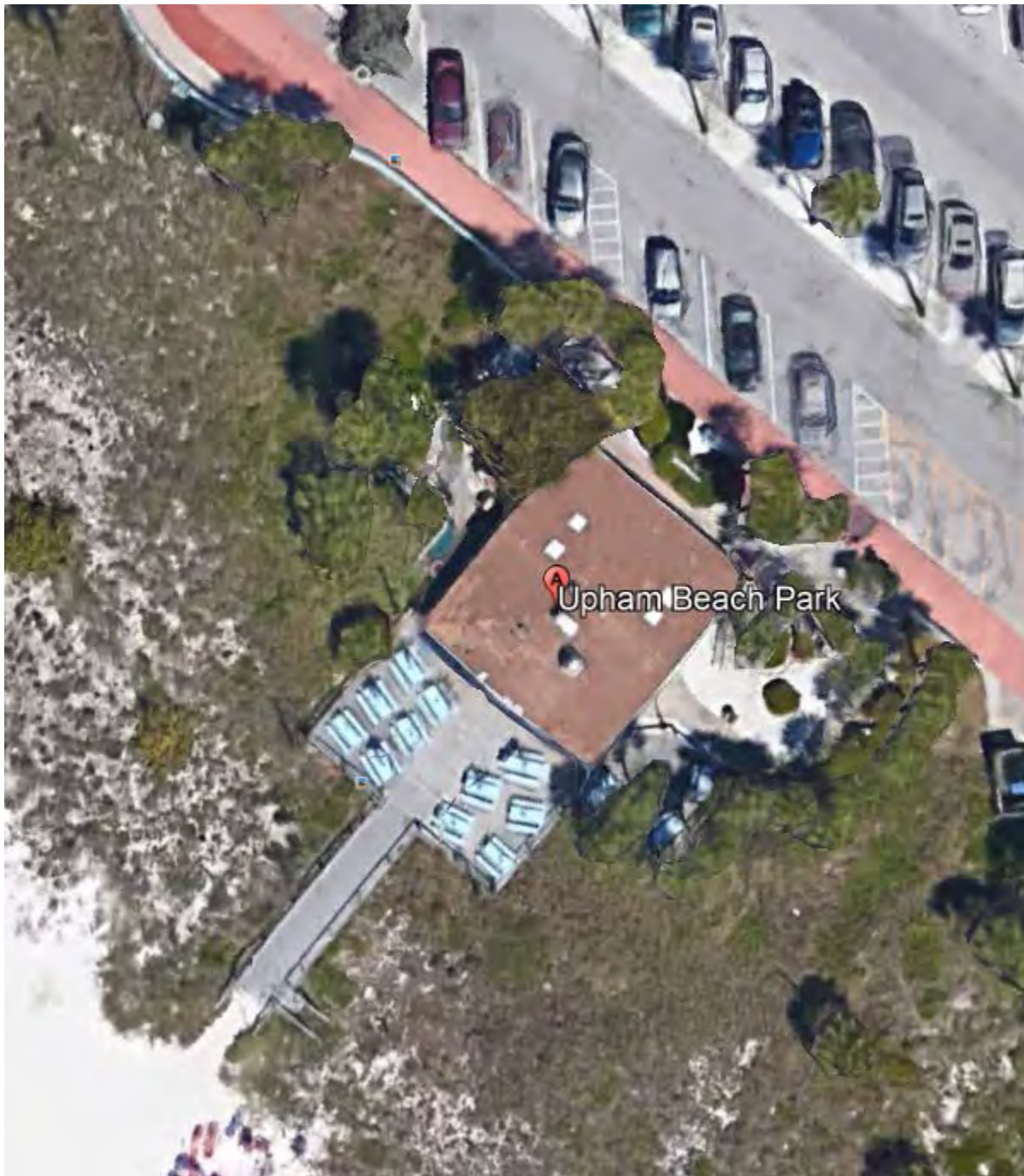
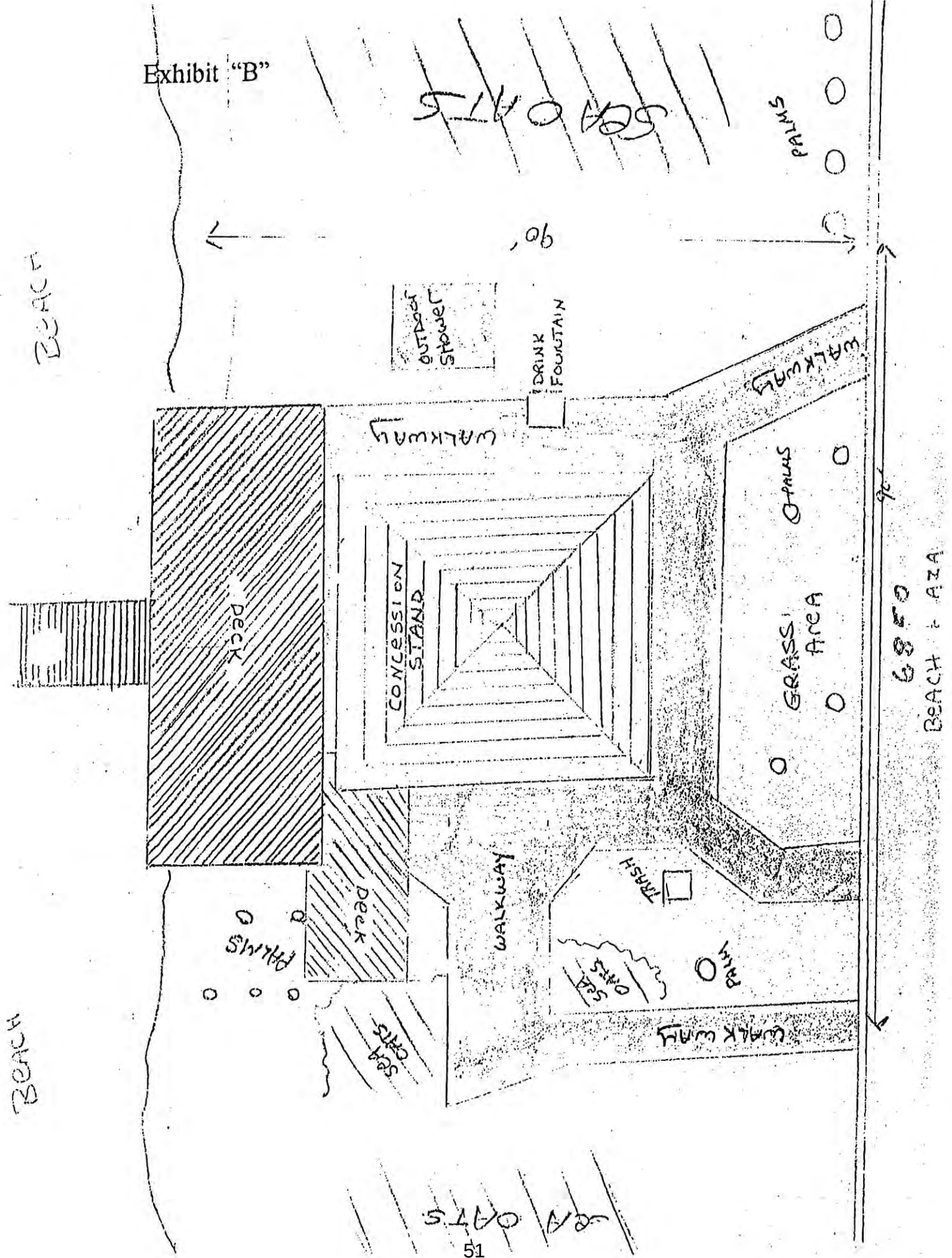
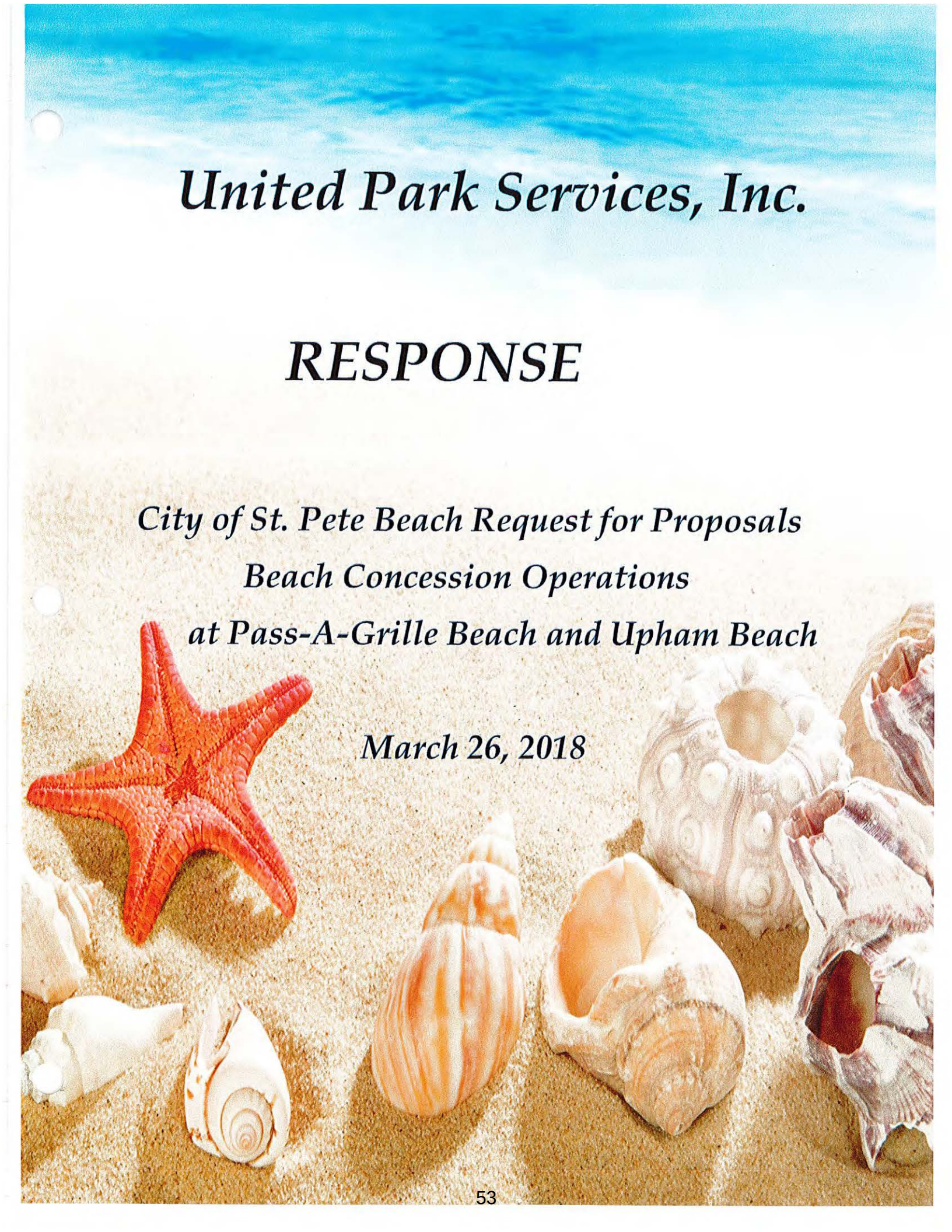


Exhibit "B"







United Park Services, Inc.

RESPONSE

*City of St. Pete Beach Request for Proposals
Beach Concession Operations
at Pass-A-Grille Beach and Upham Beach*

March 26, 2018

United Park Services, Inc. - RESPONSE
City of St. Pete Beach Request for Proposals(RFP)
Beach Concession Operations at Pass-A-Grille Beach and Upham Beach
March 26, 2018

TABLE OF CONTENTS

LETTER OF INTEREST

SPECIFIC PROJECT EXPERIENCE

Information Regarding United Park Services, Inc.
Demonstration of Similar Beach Concession Engagements
Resumes of Principal Officers
Business Entity References
Letters of Reference

FEE

Fee Proposal
Bank Letter

BUSINESS PLAN

Description of Beach Concession Operational Plan and Menu -
Pass-A-Grille Beach and Upham Beach

ASSURANCES

Statement of Assurances

CERTIFICATION OF NO PUBLIC ENTITY CRIMES

Notarized Sworn Statement

CLOSING STATEMENT

March 25, 2018

Office of the City Clerk
City of St. Pete Beach
155 Corey Avenue
St. Pete Beach, FL 33706

RE: Request for Proposal(RFP) Response
Beach Concession Operations at Pass-A-Grille Beach and Upham Beach

We are very excited to submit our letter of interest and detailed Request for Proposal(RFP) Response for Beach Concession Operations at Pass-A-Grille Beach and Upham Beach. This proposal is prepared and submitted by the owners and key officers of United Park Services, Inc., a qualified company with substantial capital, consisting of officers with more than 60 + years of combined experience with concessions, rentals, special events, bar/restaurant ownership, construction, personnel and marketing in *both* the public and private sectors.

United Park Services, Inc. acknowledges the wonderful opportunity that exists to contribute to the City's award-winning beaches by making Pass-A-Grille Beach and Upham Beach a place of unique character where visitors and community residents alike can create lifelong memories, and participate in casual beach dining in a beautiful, friendly environment.

Questions or inquiries may be addressed to any of the following officers:

Alan Kahana/President
Owner
United Park Services, Inc.
1320 9th Avenue, Suite 210
Tampa, FL 33605
(813) 263-5770 cellular
info@unitedparkservices.com
alankahana@me.com

Mark Enoch/Chief Financial Officer
Owner
United Park Services, Inc.
1320 9th Avenue, Suite 210
Tampa, FL 33605
(727) 348-8373 cellular
info@unitedparkservices.com
bbenoch@aol.com

Debra Enoch/Corporate Secretary
Owner
United Park Services, Inc.
1320 9th Avenue, Suite 210
Tampa, FL 33605
(813) 416-4955 cellular
info@unitedparkservices.com
bbenoch@aol.com

We look forward to the possibility of working with you relative to this exciting opportunity!



Alan Kahana/President
United Park Services, Inc.



Mark Enoch/Chief Financial Officer
United Park Services, Inc.



Debra Enoch/Corporate Secretary
United Park Services, Inc.

SPECIFIC PROJECT EXPERIENCE:

INFORMATION REGARDING BUSINESS ENTITY

1. Description of proposer's background and size
2. Explanation of business entity and current agreements
3. Identification of firm officer/owners - Resumes

UNITED PARK SERVICES, INC. (Tax Id Number: 86-1168292) was established as a Florida corporation on April 21, 2006 for the purpose of providing food and beverage sales and rental services for both the public and private sector. This corporation partnered the experience of officers, Mr. Alan Kahana, Mr. Mark Enoch and Mrs. Debra Enoch, with more than 60+ years of combined experience in concessions, special events, bar/restaurant/beverage sales, construction, personnel and marketing. All officers have grown up and enjoyed living and working in the Tampa Bay area and now all reside in the St. Petersburg and Tierra Verde, FL area. A natural connection between their various business operations, and a general love for the area beaches and parks, brought them together to form United Park Services, Inc. A related business experience resume has been provided for each officer, which includes and acknowledges other entities officers are involved in outside United Park Services, Inc.

United Park Services, Inc. has 100 + full time, part time and seasonal employees on staff to handle our current operations. We are well experienced, well-funded, prepared and excited to have the opportunity to enhance the concessions at both Pass-A-Grille Beach and Upham Beach. In order to confirm our background as it relates to our capabilities, construction and build out experience, and performance history, please review a summary of the current public agreements we have in place, as well as our privately-owned bar/restaurant in Madeira Beach and tackle and gear shop in the Skyway Marina District.

UNITED PARK SERVICES, INC. - Public Sector Agreement
FORT DE SOTO PARK, Tierra Verde, FL
PINELLAS COUNTY CONCESSION LICENSE AGREEMENT

UNITED PARK SERVICES, INC. - Public Sector Agreement
MANATEE BEACH, Holmes Beach, Anna Maria Island, FL
MANATEE COUNTY CONCESSION LICENSE AGREEMENT

UNITED PARK SERVICES, INC. - Public Sector Agreement
COQUINA BEACH, Bradenton Beach, FL
MANATEE COUNTY CONCESSION LICENSE AGREEMENT

UNITED PARK SERVICES, INC. - Public Sector Agreement
MAD BEACH SNACK SHACK at ARCHIBALD PARK, Madeira Beach, FL
CITY OF MADEIRA BEACH CONCESSION LICENSE AGREEMENT

UNITED PARK SERVICES, INC.
BAMBOO BEACH BAR AND GRILL - Private Ownership
JOHN'S PASS, MADEIRA BEACH, FL

UNITED PARK SERVICES, INC.
GATOR JIM'S TACKLE - Private Ownership
ST. PETERSBURG, FL

UNITED PARK SERVICES, INC.
FORT DE SOTO PARK, Tierra Verde, FL
PINELLAS COUNTY CONCESSION LICENSE AGREEMENT



Pinellas County awarded United Park Services, Inc. a Concession License Agreement for sales and rental services at **Fort De Soto Park**, 3500 Pinellas Bayway South, Tierra Verde, FL 33715 under Contract No. 056-0459-P(TS), **effective July 1, 2006 (15-year term)**. There was continuity of service as the old vendor left on June 30, 2006 and United Park Services, Inc. stepped in on July 1, 2006 - one of the busiest weekends of the beach year. Sales increased by 50% from the previous vendor within the first year. We were profitable within our first 6 months of operation following a heavy financial investment in new equipment, furnishings, and rental inventory and kiosks, as well as marketing and advertising. United Park Services, Inc. constructed a two story 600 square foot campground camp store which is velocity zone compliant. United Park Services, Inc. provides the following services at Fort De Soto Park under our current Concession License Agreement:

Fort Snack Bar: A full menu concession with counter service offering varied food and beverages, and hand scooped ice cream. There is an outdoor seating area for our visitors.

Fort Gift Shop: The 1800 SF Fort Gift Shop provides a substantial variety of gift items, sundries, books, jewelry, art, clothing, beach supplies (floats, towels, swimsuits, sunscreen, hats) and specialty Fort De Soto souvenir items

North Beach Concession: A concession with counter service offering varied food and beverages, hand scooped ice cream and beach sundries including floats, towels, swimsuits, sunscreen, hats) and gift/souvenir items. There is an outdoor seating area for our visitors.

Umbrella, Cabana and Chair Rentals: We offer umbrellas and chairs for rent at the Fort Gift and North Beach locations

Kayak, Canoe and Paddleboard Rentals: Our Top Water Kayak Outpost offers stand-up paddleboards and over 85+ kayaks and canoes including single, tandem, and fishing kayaks.

Beach Bikes and Specialty Bike Rentals: Our Pedaling Pelican operation at Fort De Soto offers surreys, trains, beach cruisers, and specialty adult and children's bicycles.

Campground Camp Store: United Park Services, Inc. currently operates a camp store located at the Fort De Soto campground. The previous portable trailer camp store was replaced when United Park Services, Inc. both constructed AND built out the new two-story, 600 square foot camp store which is velocity zone compliant. The camp ground camp store overlooks beautiful Mullet Key Bayou.

Bay and Gulf Fishing Piers: We operate both piers providing food and beverage service, sundries and fishing, bait and tackle supplies.

Park Pass Sales: United Park Services, Inc. processes the purchase and payment of Annual Park Passes on behalf of Fort DeSoto/Pinellas County Parks.

UNITED PARK SERVICES, INC.
MANATEE BEACH, Holmes Beach, Anna Maria Island, FL
MANATEE COUNTY CONCESSION LICENSE AGREEMENT



Manatee County awarded to United Park Services, Inc. a Concession License Agreement for sales and rental services at **Manatee Beach**, 4000 Gulf Drive, Holmes Beach, Florida 34217 under Contract #10-3347MA **effective July 20, 2010 (15-year term)**. United Park Services, Inc. provides the following services at Manatee Beach under our current Concession License Agreement:

Anna Maria Island Beach Café: A restaurant/concession with counter order/table delivery service offering a full array of breakfast, lunch and dinner menu items serving high quality food and beverages. Following the contract award, United Park Services, Inc. purchased and provided new commercial grade chairs and tables. We currently offer **330+ seats** including "toes in the sand" seating, outdoor patio umbrella table seating, covered patio seating, and air-conditioned indoor seating for our visitors.

United Park Services, Inc. provides family appropriate ***live entertainment nightly*** for visitors who join us to watch the beautiful sunset. The Café and patio are available for weddings, parties, or to community groups. We are open 365 days per year and offer a special ***Thanksgiving Dinner and a Christmas Dinner*** with a visit from Santa.

Anna Maria Island Beach Café All-You-Can-Eat Pancake Hut: We offer full daily breakfast featuring your favorite omelettes, grits, home fries, fruit, and fresh handmade pancakes from our fully renovated All-You-Can-Eat Pancake Hut and Tiki Bar (see below).

Anna Maria Island Beach Café TIKI BAR: At the Anna Maria Island Beach Café, United Park Services, Inc. renovated an old screened in building into a full scale Tiki Bar on the patio with bar stool and high-top seating. We offer draft or bottled beer, wine by the glass, and wine based drinks including tropical drinks, frozen daiquiris, margaritas, etc.

The Surf, Sun & Sand Gift Shop at Anna Maria Island Beach Café: The 1800 square foot gift shop was renamed ***The Surf, Sun & Sand Gift Shop***, completely renovated from top to bottom and outfitted with a Tiki Hut Cashier area, shelving and racks which provide for a substantial variety of gift items, souvenir items, sundries, books, jewelry, art, clothing, beach supplies (floats, towels, swimsuits, sunscreen, hats) and specialty Anna Maria Island and Holmes Beach souvenir items and clothing.

Umbrella, Cabana and Chair Rentals: We offer umbrella, cabana and beach chairs for rent via our beach umbrella attendant.

Ice Cream/Coffee Shop - Indoor Seating Area: A fully renovated indoor seating area was provided with commercial grade booth and table seating. A full ice cream area features hand scooped Edy's Ice Cream.

United Park Services, Inc. enjoys a wonderful partnership with Manatee County and is a proud member of the Anna Maria Island Chamber of Commerce. We create, promote, coordinate or sponsor many festivities at Anna Maria Island Beach Café including but not limited to: the Anna Maria Island Beach Café SandBlast, Earth Day Birthday Party, Friday Night Drum Circle, Easter Sunrise Service, and numerous other events which serve to both promote the Café and support the community. Visit www.amibeachcafe.com to review our beautiful website.

UNITED PARK SERVICES, INC.
COQUINA BEACH, Bradenton Beach, FL
MANATEE COUNTY CONCESSION LICENSE AGREEMENT



Manatee County awarded to United Park Services, Inc. a Concession License Agreement for sales and rental services at Coquina Beach, 2650 Gulf Drive, Bradenton Beach, Florida 34217 under Contract #10-0620MA **effective July 20, 2010(15 year term).**

The License Agreement commenced within a temporary food trailer provided by United Park Services, Inc. as Manatee County prepared to renovate the 1500 SF Coquina concession building utilizing the existing footprint. United Park Services, Inc. was able to present ideas and suggestions relative to the concession building layout prior to the County's building renovation process. Upon "shell" completion, Manatee County turned over the facility to United Park Services, Inc. The build out of the new Coquina Café was completed and paid for by United Park Services, Inc. including the installation of grills, fryers, reach-in and walk-in cooler, ice machine, Ansul hood system, exterior café awning, menu signage, security system, emergency on/off turtle lighting, etc.

United Park Services, Inc. was also responsible for the build out of the 400 square foot Coquina Gift Shop, within the 1500 SF Café building, whereby we outfitted the new gift shop with shelving, racks, display cases, register, and inventory.

United Park Services, Inc. provides the following services at Coquina Beach under our current Concession License Agreement:

Coquina Beach Café: A concession with counter order service offering a breakfast, lunch and dinner menu serving high quality food, and beverages available in our special ***Coquina Beach Souvenir Cup***. We have a 90+ outdoor deck patio umbrella/table seating for our visitors.

At the Coquina Beach Café, we offer bottled beer, wine by the glass, and wine-based drinks including tropical drinks, frozen daiquiris, margaritas, etc.

Coquina Beach Gift Shop: The 400 square foot gift shop offers a variety of gift items, souvenirs, sundries, books, jewelry, art, clothing, beach supplies (floats, towels, swimsuits, sunscreen, hats) and specialty Anna Maria Island and Coquina Beach souvenir items and clothing.

Beach Umbrella and Beach Chair Rentals: We offer beach umbrella and beach chairs for rent on Coquina Beach.

United Park Services, Inc. enjoys a wonderful partnership with Manatee County and is a proud member of the Anna Maria Island Chamber of Commerce. We create, promote, coordinate, sponsor or support many festivities for Coquina Beach including the Coquina Beach Sunday Market, and the Annual Symphony on the Sand. Visit our website at www.coquinabeach.com

United Park Services, Inc.
MAD BEACH SNACK SHACK AT ARCHIBALD PARK
Madeira Beach, FL – City of Madeira Beach Contract



In 2013, the City of Madeira Beach solicited for proposals for the renovation, lease and operation of Snack Shack at Archibald Park. Archibald Memorial Beach Park & Snack Shack (originally built in 1934) were established through a family trust donation for the benefit of Veterans and families visiting the white sands of Madeira Beach.

In 2014, following the award of the City contract and with the approval of the National Parks Service, United Park Services, Inc. proceeded with the updating, painting of the building and decking, and interior build out as specified.

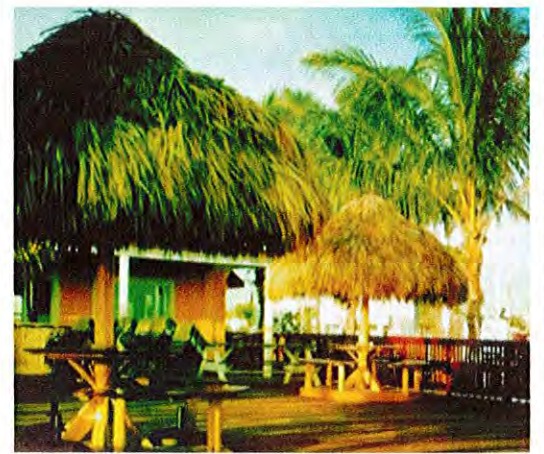
Archibald's vision continues today at **Mad Beach Snack Shack** as a no shirt, no shoes feel at home kind of place where visitors can put their feet up, relax, and enjoy the Gulf breeze, live entertainment, a fresh delicious meal and a refreshing beverage on one of Florida's most beautiful beaches. Visit us at www.madbeachsnackshack.com

United Park Services, Inc. provides the following services at Snack Shack, Madeira Beach under our current contract:

A concession with counter order service offering a breakfast, lunch and dinner menu serving high quality food, and beverages available in our special *Snack Shack, Madeira Beach Souvenir Cup*. We have a 90+ outdoor deck with patio tables/chairs/umbrellas, and Tiki hut "in-the-round picnic style" seating for our visitors.

At the Snack Shack we offer draft or bottled beer, wine by the glass, and wine-based drinks including tropical drinks, frozen daiquiris, margaritas, etc.

The Snack Shack offers a small variety of gift items, souvenirs, sundries, books, jewelry, art, clothing, beach supplies (floats, towels, sunscreen, hats) and specialty Madeira Beach souvenir items and clothing.



United Park Services, Inc.
BAMBOO BEACH BAR AND GRILL – Private Ownership
John's Pass, Madeira Beach, FL



In June, 2011 United Park Services purchased one of the oldest beach bars on the West coast of Florida – **Bamboo Beach Bar & Grill** – located at 13025 Village Blvd., Madeira Beach, FL 33708 in the northernmost part of John's Pass Village, Madeira Beach. Formerly known as *The Bamboo Beer Garden*, this historic location was originally established in 1947.

The Bamboo Beach Bar and Grill, fondly referred to as “The Boo”, is a favorite with lifelong customers including locals and snowbirds who return yearly to enjoy the fun, food, beverages and daily live music. We have made notable improvements to the location, as well as revamped the menu now offering items such as fish tacos, smoked fish spread, burgers, Philly cheesesteaks, as well as our “crave” item: eggplant fries. We also offer plenty of beer, a full liquor bar, and frozen Tiki drinks. It has been our goal to create a family friendly atmosphere and a place to hang out with your friends and enjoy this nostalgic slice of history in what we consider to be our own little part of Florida paradise.

The Bamboo Beach Bar and Grill is a proud member of the John's Pass Village Merchant Association and United Park Services, Inc. is a member of the Tampa Bay Beaches Chamber of Commerce. We have a Bamboo Facebook account, and a website: www.bamboobeachbarandgrill.com.





United Park Services, Inc.
GATOR JIM'S TACKLE - Private Ownership
Skyway Marina District, St. Petersburg, FL



In October, 2015 United Park Services, Inc. purchased one of the oldest tackle stores on the West coast of Florida – **Gator Jim's Tackle**.

In November 2016, Gator Jim's reopened at 3301 Pinellas Point Drive, St. Petersburg, FL as a native inspired fishing tackle and charter center in a park like setting. Gator Jim's is now a proud member of the Skyway Marina District.

Gator Jim's "takes a bite out of prices" with our massive inventory of fishing gear and tackle at discounted prices and has you covered hook, line and sinker with a large variety of both live and frozen bait to target any fish species.

Gator Jim's hosts a wide range of fishing classes and seminars under its' large Chickee hut. Along with a 40,000 gallon pond, the store provides a unique setting in which to learn the fundamentals of fishing such as how to throw a cast net, and how to cast a fly rod.

Gator Jim's Tackle provides a fun clean safe meeting place where the residents of the neighborhood, locals and tourists can enjoy our Tocobagan inspired village. Our goal is to create a family friendly atmosphere to hang out with your friends and enjoy a nostalgic slice of history in what we consider to be a little part of Florida paradise.



Related Experience - Alan L. Kahana

United Park Services, Inc. - President
K&K Development, Inc. - President
Time Warp Inc. - President
State of Florida Certified Building Contractor
State of Florida Certified Roofing Contractor
State of Florida Licensed Real Estate Agent
Past Chairman of the Board - Ybor City Development Corporation



Alan Kahana is a Tampa native, graduated with honors from Duke University with a Bachelor of Science including studies in Marine Sciences at Beaufort, N.C. currently residing in Tierra Verde, FL

2006 - Present United Park Services, Inc. - President/Owner

Monitor overall operation of Pinellas County, City of Madeira Beach, and Manatee County concession/rental operation service contracts, and privately-owned Bamboo Beach Bar and Grill and Gator Jim's Tackle. Oversee construction and renovation projects. Responsible for business development and expansion.

11/16 - Present Gator Jim's Tackle, Owner Full service store located in Skyway Marina District providing tackle and fishing gear, clothing, etc.

6/2014 - Present Snack Shack at Archibald Park City of Madeira Concession Agreement for food concessions, beverage, beer & wine, retail, and live entertainment - Snack Shack at Archibald Park, Madeira Beach.

5/2011 - Present Bamboo Beach Bar & Grill, Owner
Located in Historic John's Pass providing food, alcoholic beverages & live entertainment.

7/2010 - Present Anna Maria Island Beach Café & Coquina Beach Café - Manatee County
Manatee County License Agreement for food concessions, beverage, beer & wine, retail, live entertainment & umbrella/cabana rental operation service contracts at Holmes (Manatee) Beach and Coquina Beach, Bradenton Beach.

4/2006 - Present Fort De Soto Park
Pinellas County food, beverage, retail, camp store and bike, kayak and umbrella/cabana rental operation services contract at Fort De Soto Beach, Tierra Verde, FL.

Private Business Sector:

1979 - Current: Real Estate Development and Construction; recently completed historic rehabilitation of Sans Souci - a 24,000 SF office retail commercial building, and the OLPH Convent - a 12,500 SF Office Building

1984 - Current: Hospitality business - restaurant and bar business; currently owns and operates three restaurant and bar businesses in Tampa: Boneyard Restaurant, The Castle, and the Dirty Shame Pub.

Committed to historic preservation and the development of tourism in the Tampa Bay area:

Jointly developed and sponsored many events including: Guavaween, Tropical Heat Wave, Outback Bowl Parade, Gasparilla Night Parade, Artist and Writers Ball, Ybor Folk Festival, Bud Bowl and Festa Italiana. In addition to event promotion, has provided concession services including alcoholic beverages for main stage areas.

Completed several Private-Public Partnerships:

With the City of Tampa including the redevelopment of El Pasaje and the construction of the new office building at 18th Street and 9th Ave and is familiar with working with multiple agencies in government to partner with private sector businesses to maximize benefits and goals.

Related Experience - Mark A. Enoch

Mr. Enoch is a bay area resident since 1972, currently residing in St. Petersburg, Florida.



2006 - Present United Park Services Inc., Owner/Chief Financial Officer

Extensive experience with initiation and development of administrative operations including financial cost review and controls, oversee all accounting and financial operations, providing quality assurance and quality control, staff management and business expansion development.

Chief Financial Officer responsible for financial operation of:

11/16 - Present Gator Jim's Tackle, Owner Full service store located in Skyway Marina District providing tackle and fishing gear, clothing, etc.

6/2014 - Present Snack Shack at Archibald Park

City of Madeira Concession Agreement for food concessions, beverage, beer & wine, retail, and live entertainment - Snack Shack at Archibald Park, Madeira Beach.

5/2011 - Present Bamboo Beach Bar & Grill, Owner

Located in Historic John's Pass providing food, beer, alcoholic beverages & live entertainment.

7/2010 - Present Anna Maria Island Beach Café & Coquina Beach Cafe

Manatee County License Agreement for food concessions, beverage, beer & wine, retail, live entertainment & umbrella/cabana rental operation service contracts at Holmes (Manatee) Beach and Coquina Beach, Bradenton Beach.

4/2006 - Present Fort De Soto Park

Pinellas County food, beverage, retail, camp store, and bike, kayak and umbrella/cabana rental operation services contract at Fort De Soto Beach, Tierra Verde, FL.

9/1985 - 2017 NL Streaks, Inc./dba Special Event Foods - President/Owner

NL Streaks, Inc. - President and Owner of a full-service food and beverage company, which provided services for events such as art shows, sporting events, concerts, parades, golf tournaments, etc.

- 1999 - 2017
Tampa's Gasparilla Parade Vendor Coordinator, interaction with city and parade officials in organizing the layout and placement of over 100 locations, including the selection of all food and novelty concessionaires, for both the Gasparilla Extravaganza Children's Parade (estimated attendance of 250,000) and the Gasparilla Pirate Fest (estimated attendance of 500,000). Ensured that a wide selection of quality food and novelty vendors are selected and placed accordingly, that appropriate insurance is acquired, and that all is done to ensure maximum profits. NL Streaks, Inc. personally operated 15 or more of these locations.

Food Service Operations at:

- The Gasparilla Sidewalk Art Festival
- Yankee Stadium Spring Training (specialty food items)
- Mainsail Arts Festival
- First Night St. Petersburg
- St. Petersburg Snow Fest

8/2002 - Present BRETAN, LLC - Owner

BRETAN, LLC Investment Company - Current owner of a real estate investment company

Related Experience - Debra C. Enoch

Debra Enoch is a Tampa native, and graduated in 1989 from the University of South Florida, with a Bachelor of Science in Business Management currently residing in St. Petersburg, FL.



4/2006 - Present United Park Services, Owner/Corporate Secretary

Coordinate office management activities including preparation of documents, research and correspondence, corporate filings, assistance in oversight of financial reporting and issue of payments to Pinellas and Manatee County as required by contract, issue payments to vendors and purveyors, the compilation and maintenance of records, statistical information and reports.

11/16 - Present Gator Jim's Tackle, Owner Full service store located in Skyway Marina District providing tackle and fishing gear, clothing, etc.

5/2011 - Present Bamboo Beach Bar & Grill, Owner
Located in Historic John's Pass providing food, beer, alcoholic beverages & live entertainment.

8/2002 - Present BRETAN, LLC - Owner
BRETAN, LLC Investment Company - Current owner of a real estate investment company managing rental properties. Responsibilities including advertising, leasing contracts, housing permits, eviction notices, deposit of rents, etc.

1/1990 - 2017 NL Streaks, Inc./dba Special Event Foods - Corporate Secretary, Owner
Coordinate office management activities including incoming calls and e-mails, preparation of contracts and correspondence, corporate filings, assistance including the compilation and maintenance of records and reports.

1983-12/1989 Freedom Bank - Vice President/Human Resources

Responsible for operations including: assisting in the hiring of exempt personnel; administration of group insurance program, employee benefits counseling, enrollment, development and revision of employee benefit handbooks for all 401(k) plans, retirement, health and life insurance. Planning for all retirement, anniversary, corporate parties and community activities.

1982-1983 Tampa Bay Bandits, USFL Football League

Worked as Marketing representative with Mr. Jim McVay, who is now the current President/CEO of the Outback Bowl. Responsibilities included acting as Mr. McVay's personal marketing assistant and as liaison with corporate sponsors to ensure appropriate marketing inclusion of sponsors in all advertising, ticketing, etc.

BUSINESS ENTITY REFERENCES

Name	Fort De Soto Park
Address	3500 Pinellas Bayway South
City/State/Zip	Tierra Verde, Florida 33715
Contact Person	James B. Wilson, Fort De Soto Park Supervisor
Email	jbwilson@pinellascounty.org
Telephone Number	727-582-3780

Fort De Soto Park, Tierra Verde, Florida 7/1/2006 - Present

United Park Services, Inc. was awarded a Pinellas County Concession License Agreement for services at Fort De Soto Park/Contract # 056-0459 P(TS) effective 7/1/06. This Agreement is to provide services, management and sales for: all food and beverage concessions, bicycle and surrey rentals, kayak and canoe rentals, fishing pier, retail gift shops and the Campground camp store.

United Park Services, Inc. is responsible for the **monthly** submission of sales data and payment of compensation to Pinellas County. Mr. James Wilson is our contact on site at Fort De Soto Park, Tierra Verde, Florida.

Name	Manatee County Parks and Natural Resources
Address	5502 33 rd Avenue Drive, West
City/State/Zip	Bradenton, FL 34209
Contact Person	Debbie Voorhees
Email Address	debbie.voorhees@mymanatee.org
Telephone Number	941-742-5923 X 6013

United Park Services, Inc. was awarded a Manatee County Concession License Agreement for:

Manatee (Holmes Beach), Anna Maria Island, FL 7/20/2010 - Present

Contract #10-3347MA effective 7/20/10 for three five-year terms. This Agreement is to provide services for all food and beverage concessions, live entertainment, umbrella and cabana rentals, retail gift shop sales and management.

Coquina Beach Café, Bradenton Beach, FL 7/20/10 - Present

Contract #10-0620MA effective 7/20/10 for three five-year terms. This Agreement is to provide services for all food and beverage concessions, umbrella and cabana rentals, retail gift shop sales

Alan Kahana, Mark Enoch, Debra Enoch and Tanner Enoch work directly with Ms. Debbie Voorhees, Contracts Manager, Manatee County Parks and Recreation Department

United Park Services, Inc. is responsible for the **monthly** submission of sales data and payment of compensation to Manatee County.

Name	Event Fest
Address	1200 W. Cass Street, Suite 110
City/State/Zip	Tampa, Florida 33606
Contact Person	Darrell R. Stefany, President
Email	Darrell@EventFest.com
Telephone Number	813-251-3378
Facsimile Number	813-251-3376

Gasparilla Parade – Vendor Coordination – January, 1999 – 2017

Mr. Darryl Stefany, President of Event Fest, is hired by the City of Tampa to coordinate all aspects of the Gasparilla Parades. The Gasparilla Extravaganza Children's Parade has an estimated attendance of 250,000, and the Gasparilla Pirate Fest has an estimated attendance of 500,000 +. Mr. Mark Enoch, Chief Financial Officer of United Park Services, Inc., has worked with Event Fest operating as the Gasparilla Parade Vendor Coordinator for over 16 years (1999 - 2017). Responsibilities included the mapping and placement of over 100 locations on the Parade route; selection of food, beverage and novelty vendors; permitting; verification of insurance and contract documentation; and collection of monies. It was the responsibility of Mr. Enoch to ensure that all areas of the Parade have adequate coverage relative to food, beverage and novelty vendors and to maximize profits to Event Fest.

Name	Symphony on the Sand Coquina Beach
Address	c/o AMICCO
City/State/Zip	P.O. Box 1213, Holmes Beach, FL 34218
Contact Person	Jeannie Pickwick, Chair
Email	pickwick@tampabay.rr.com
Telephone Number	540-325-3268



United Park Services, Inc., along with Manatee County and the Anna Maria Island Concert Chorus and Orchestra, serves on the committee for the Annual Symphony on the Sand, which held its' first event in November, 2013. The Symphony on the Sand, featuring the Anna Maria Island Concert Chorus and Orchestra, takes place at the Coquina Beach Café and the adjacent beach area. Patrons may purchase a VIP dinner table or single chair seating in the beautiful sand of Coquina Beach to enjoy the AMICCO performances and stunning sunset. United Park Services, Inc. was responsible for securing significant sponsorships, the provision of beer and wine, and along with four other invited local restaurants, the provision of an upscale dinner menu.



March 5, 2018

To Whom It May Concern:

I would recommend United Park Services, Inc. as an excellent vendor for your business. They have professionally served our patrons here at Fort De Soto Park for almost two decades. United Park Services, Inc. continues to offer top notch service to our visitors including food services at the Fort Gift Shop and Snack Bar, North Beach, campgrounds and both fishing piers. These locations also have everything our patrons need for a day at the beach, or a week's stay at our campground or gifts to bring home to loved ones. They also offer bike, canoe, kayak, umbrellas and beach chair rentals.

United Park Services, Inc. have done an outstanding job improving services by upgrading the camp store, bike rental and canoe buildings. Our patrons now have easy to find locations stocked with new rental equipment. Our campground store has expanded stock and now offer campers full menu items including pizza and soft serve ice creams as well as a great cup of coffee in the morning.

In closing, United Park Services, Inc. continue to work with us to provide an excellent experience to our patrons and we look forward to the future. If I can assist further please feel free to contact me.

Sincerely,

James B. Wilson
Fort De Soto Park
3500 Pinellas Bayway S.
Tierra Verde, FL 33715
727-582-3780
Jbwilson@pinellascounty.org



HOLMES BEACH POLICE DEPARTMENT

5801 Marina Drive, Holmes Beach, Florida 34217-1561
941-708-5804 Fax 941-708-5815

To Whom it may concern:

Subject: Letter of Recommendation United Park Services, Inc. March 19, 2018

I have known United Park Services (UPS) professionally and personally for the last five years.

UPS is the onsite hands on management company of Beach Café in Holmes Beach. UPS is very responsive to any concerns that we have had as law enforcement. UPS makes sure that the café and its patrons always follow the rules of the city.

UPS has shown themselves to be an asset to the Holmes Beach Police and the community. UPS has assisted the police department with our National Night Out events as well as assisting with Manatee Children's Service events. You can be sure that UPS will always do the right thing for the right reasons and stand behind all that show the same level of integrity.

As law enforcement executive with over 38 years experience working in many communities. I will tell you without a doubt UPS is a management team I would be happy to work with on any venture.

If there are any questions, please do not hesitate to contact me at the Holmes Beach Police Department.

William L. Tokajer
Chief of Police
chief@holmesbeach.org

William L. Tokajer
Chief of Police



230th SESSION

ANNA MARIA ISLAND CONCERT CHORUS & ORCHESTRA

Post Office Box 1213
Holmes Beach, FL 34218
www.AMICCO.org

Alfred Gershfeld
Artistic Director

Jeanie Pickwick
Executive Director

March 23, 2018

To Whom It May Concern:

It is my great pleasure to provide a reference for United Park Services, Inc., including their locations at Anna Maria Island Beach Café and Coquina Beach Café.

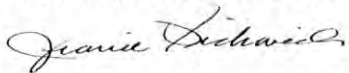
Since its inception and for the past five years, as Chair of Symphony on the Sand Steering Committee, I have worked with United Park Services, Inc. to coordinate, stage and produce Symphony on the Sand, which has become the annual signature event for Manatee County, Florida. This event, a beach concert with a symphonic orchestra, professional chorus, and guest artists, is held on the Gulf of Mexico beach and attracts over 5,000 guests annually.

At all times I have found the management and staff of Coquina Beach Café (the site of the event) as well as the Anna Maria Island Beach Café to be professional, thoughtful and exceedingly helpful. The facilities are always impeccably clean and well-run; with customers treated politely and efficiently. Additionally, Mark Enoch, principal of United Park Services, has been invaluable in the success of Symphony on the Sand. He not only provides the site for the event, but also provides support in food and beverage services. Mark is innovative and thinks "outside of the box" always keeping his eye on the big picture and offering comprehensive and thoughtful suggestions that have year after year made the event even more successful. He is calm in chaos and always gentlemanly and even-tempered.

United Park Services, Inc. has my unqualified recommendation. Should you have any concerns or questions, please do not hesitate to contact me.

Sincerely,

ANNA MARIA ISLAND CONCERT CHORUS & ORCHESTRA



Jeanie Pickwick | Executive Director

Chair, Steering Committee Symphony on the Sand

941.795.2370 land | 540-325-3268 cell

Email: pickwick@tampabay.rr.com

Florida Department of Agriculture and Consumer Services – REGISTRATION #: CH9801

A COPY OF THE OFFICIAL REGISTRATION AND FINANCIAL INFORMATION MAY BE OBTAINED FROM THE DIVISION OF CONSUMER SERVICES BY CALLING TOLL-FREE (800-435-7352) WITHIN THE STATE. REGISTRATION DOES NOT IMPLY ENDORSEMENT, APPROVAL, OR RECOMMENDATION BY THE STATE.



Sysco West Coast Florida, Inc.
3000 69th Street E
Palmetto, FL 34221
T 800.797.2655
syscowcf.com
sysco.com

March 14, 2018

Mr. Mark Enoch, Vice President
United Park Services, Inc.
400 Gulf Drive
Holmes Beach, Florida 34217

Re: United Park Services, Inc.
Sysco Account #597443

To Whom It May Concern:

This letter is being written for the benefit of any applicable business creditors of United Park Services, Inc. United Park Services, Inc. has been a customer of Sysco West Coast Florida, Inc. since July, 2010. Since that time, United Park Services, Inc. has remained a customer in good standing with Sysco. Its account has always enjoyed credit terms with Sysco and it has always paid Sysco as agreed.

Sysco is pleased to have United Park Services, Inc. as a continuing customer. Should anyone have any further questions regarding SYSCO's relations with United Park Services, Inc. please do not hesitate to contact me directly.

Sincerely yours,

Tundra Heaven, Credit Supervisor

TLH
cc: Mike Swift

FEE PROPOSAL

Relative to the proposed FEE to be remitted to the City of St. Pete for the Beach Concession Operations at Pass-A-Grille Beach and Upham Beach, the officers of United Park Services, Inc. propose a **guaranteed** monthly remittance of \$12,750.00 (Twelve thousand, seven hundred fifty dollars and no/100). We respectfully request and propose that the City of St. Pete earmark and set aside \$1,000.00 (One thousand dollars and no/100) of such monthly Fee, for mutually agreed upon concession improvements/enhancements.

OR

\$500.00 (Five hundred dollars) per month MORE than any bona fide offer

Term of proposed Lease Agreement - (5) Five year initial term, with an additional (3) three renewal terms of (5) Five years each



March 20, 2018

Office of the City Clerk, City of St. Pete Beach,
155 Corey Avenue
St. Pete Beach, FL 33706

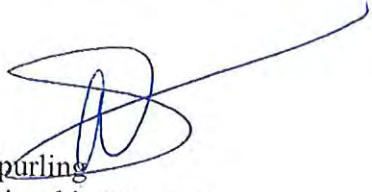
Mr. Alan Kahana and Mr. Mark Enoch owners of United Park Services, Inc have been customers of Valley National Bank previously USAmeribank for several years, and as Vice President of the bank I am well acquainted with their affairs. United Park Services, Inc and owners have established a very good relationship with this institution regarding both their personal and business accounts. Their accounts have always been serviced in an outstanding manner and they are a valued customer.

The owners of United Park Services, Inc. have informed me of their plans of expanding the business. On the basis of the foregoing I can confirm that United Park Services, Inc maintain substantial depository account balances at our bank.

Mr. Alan Kahana and Mr. Mark Enoch's financial dealings have always evidenced sound moral character. Therefore, I am sure that they will comply dutifully with any financial obligations incurred in respect to the subject transaction.

Please do not hesitate to contact me at 813-345-5534 if I can be of further assistance.

Sincerely


Angelie Spurling
SVP Relationship Manager

BUSINESS PLAN - UNITED PARK SERVICES, INC.

DESCRIPTION OF BEACH CONCESSION OPERATIONS AT PASS-A-GRILLE BEACH AND UPHAM BEACH

United Park Services, Inc. proposes to partner with the City of St. Pete Beach to create and maintain a place where visitors and community residents alike can enjoy the award-winning beaches and Beach Concessions at Pass-A-Grille Beach and Upham Beach in a beautiful, clean, and friendly environment.

PASS-A-GRILLE and UPHAM BEACH BUILD OUT:

Mr. Kahana, of United Park Services, Inc., as a State of Florida Certified Building and Roofing Contractor, has years of vast commercial building experience.

The expectation is that the City of St. Pete Beach shall ensure that the grease traps located at Pass-a-Grille Beach and Upham Beach will meet Code, be inspected and cleaned prior to lease commencement.

United Park Services, Inc. will plan for the following purchase of equipment:

Kitchen Equipment:

Grills, Deep Fryers, Stove, Oven, Ice machine, freezers, countertops, shelving, prep tables, microwave, stainless steel tables, sinks and associated plumbing, dishwasher, soda equipment with ice bin, ice cream hand dipping cabinet.

Gift/Retail Stock:

Inventory of gift shop merchandise for resale

Food/Beverage Stock:

Inventory of food supplies and inventory, utensils, cleaning supplies, etc.

Outdoor Restaurant Seating: United Park Services, Inc. will purchase inventory of commercial grade furniture to include tables, chairs and umbrellas to enhance the exterior concession dining experience. With *City of St Pete Beach approval*, United Park Services, Inc. would like to consider the purchase of the Tiki Hut style seating, as pictured herein. There will be attention to detail regarding ADA concerns

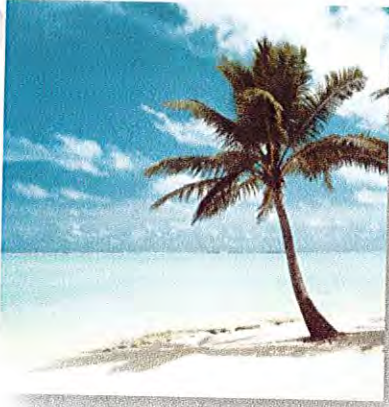


New signage/Menu Boards

United Park Services, Inc. will design and prepare professional signage to communicate the menu and pricing provided at the Beach Concessions at Pass-A-Grille Beach and Upham Beach.

Proposed Use of Space at the Beach Concessions

Pass-A-Grille Beach and Upham Beach



Food and Beverage Concessions:

We want to create a family friendly "no worries" atmosphere with our incredible food served surfside at the beautiful beachfront concession locations. We will offer personalized service with a smile where we deliver your order right to your table. Don't worry about cleaning up after yourself, because we'll do that too! We plan to offer an array of food items on our menu filled with healthy, interesting, and traditional food selections including wraps, chicken and fish tacos, fresh squeezed lemonade, frozen drinks served in a fresh cut pineapple(seasonally), and with permission from the City of St. Pete, a specially designed beverage souvenir cup.

United Park Services, Inc. will re-evaluate the operation as necessary, to continue to interject our own unique array of events, menu items, and ideas. We propose:

- All You Can Eat Friday Night Fish & Chips and Sunset Dinner Specials
- Live Entertainment: Acoustic guitar and other family friendly music performances
- United Park Services, Inc. will purchase, as required, new inventory of coastal commercial grade furniture to include tables and chairs to enhance the Pass-A-Grille Beach and Upham Beach concession dining experience. There will be attention to detail where ADA concerns exist for providing appropriate seating.
- Menu Signage including pricing will be professionally created for both the Pass-A-Grille Beach and Upham Beach locations.



Surfside Chicken or Fish Tacos



Chicken Wrap

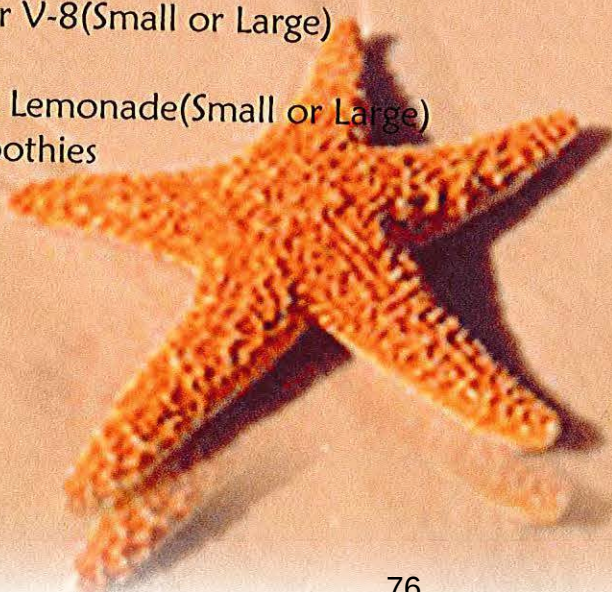
Proposed Menu: Pass-A-Grille Beach and Upham Beach

Breakfast:

Pancakes w/ sausage, bacon, or ham	\$6.99
French Toast w/ powdered sugar, served w/ sausage, bacon, or ham	\$7.49
2 eggs, any style, w/ toast, home fries or grits	\$5.99
2 eggs, any style w/ choice of bacon, ham, or sausage and choice of home fries, or grits	\$6.99
3 Egg Omelette w/ choice of home fries, or grits & toast	
Spinach, Mushroom, & Swiss Omelette	\$7.99
Veggi Omelette w/ onions, tomato, peppers & mushrooms	\$7.99
Denver Omelette w/ diced ham, onions & green peppers	\$7.99
Create Your Own Omelette: Add any ingredient to a Plain Omelette to make it the way you like it! Choose from <i>three</i> of the following: ham, cheese, spinach, mushroom, onions, peppers, tomatoes, peppers (extra items in excess of three: \$1.00 per)	\$7.99
Breakfast Burrito – Scrambled eggs, peppers, onions, cheese	\$6.99
Yummy Sandwich – Egg sandwich w/ choice of bacon or ham, cheese	\$6.99

Beverages:

Surf Side Soda or Iced Tea Small	\$2.49
Surf Side Soda or Iced Tea Large	\$3.49
Coffee or Tea	\$1.99
Hot Chocolate or Milk	\$2.49
Orange Juice or V-8 (Small or Large)	\$2.99 & \$3.99
Bottled Water	\$1.99
Fresh Squeezed Lemonade (Small or Large)	\$2.49 & \$3.99
Fresh Fruit Smoothies	\$4.99



Proposed Menu: Pass-A-Grille Beach and Upham Beach

Side Items:

Fresh Fruit Bowl(seasonal)	\$5.99
Bacon or Sausage	\$2.99
English Muffin	\$2.49
Grits	\$1.99
Home Fries	\$2.99
French Fries	\$3.99
Cheese Fries	\$4.99
Chili Cheese Fries	\$5.99
Beef Chili Cheese Fries	\$6.99

Snack Shack Appetizers:

Local Fish Spread	\$ 9.99
Coconut Shrimp	\$ 9.99
Boneless Chicken Wings (8)	\$ 8.99
(15)	\$16.99
Eggplant Fries	\$ 6.99
Basket of Onion Rings	\$ 5.99



Island Salads:

Caesar Salad	\$ 6.99
Grilled Chicken Caesar Salad	\$10.99
Chicken Salad Stuffed Tomato	\$ 9.99
Chicken Salad Platter	\$ 8.99
Island Catch Salad (grilled, blackened, or fried)	\$13.99

Served w/ French Fries & Cole Slaw:

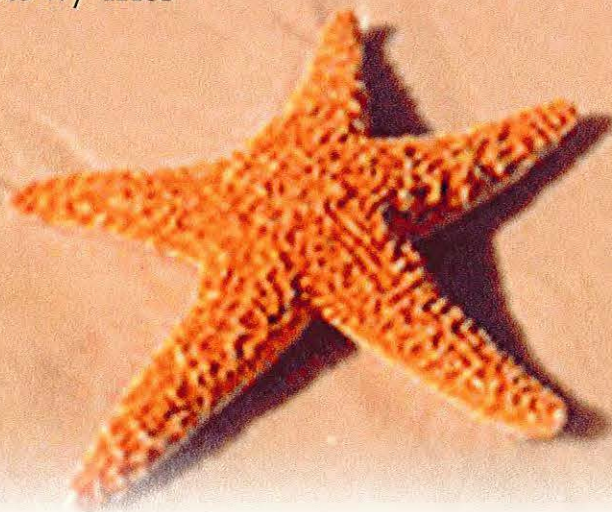
Chicken Tender Platter (fried)	\$ 9.99
Fish & Chips Platter (fried)	\$11.99
Island Catch Sandwich (grilled, blackened, or fried)	\$10.99
Island Catch Platter (grilled, blackened, or fried)	\$11.99
Clam Strips Platter (fried)	\$11.99
Coconut Shrimp Platter(fried)	\$15.99
Shrimp Platter (grilled, blackened, or fried)	\$16.99
Seafood Platter (grilled, blackened, or fried fish, clam strips, and coconut shrimp)	\$18.99
Grouper Platter (grilled, blackened, or fried)	Market
Mahi Platter (grilled, blackened, or fried)	Market

Proposed Menu: Pass-A-Grille Beach and Upham Beach

Sandwiches, Wraps and Tacos served w/ Cole Slaw:

Hamburgers	\$ 7.99
Cheeseburgers	\$ 8.99
Bacon Cheeseburgers	\$ 9.99
Hot Dogs	\$ 4.99
Hot Dogs w/ Chili	\$ 5.99
Surfside Chicken Wrap	\$ 7.99
Caesar Salad Chicken Wrap w/ lettuce & tomato	\$ 8.99
Grilled Chicken Sandwich	\$ 7.99
Grilled Cheese	\$ 5.99
Grilled Cheese & Bacon	\$ 6.99
Grilled Ham & Cheese	\$ 6.99
Chicken Salad Sandwich	\$ 7.99
BLT	\$ 7.99
Surfside Chicken or Fish Tacos (grilled, blackened, or fried)	\$ 9.99
Cheese Quesadillas	\$ 7.99
Chicken and Cheese Quesadillas	\$ 9.99
Mahi Sandwich	Market
Grouper Sandwich	Market

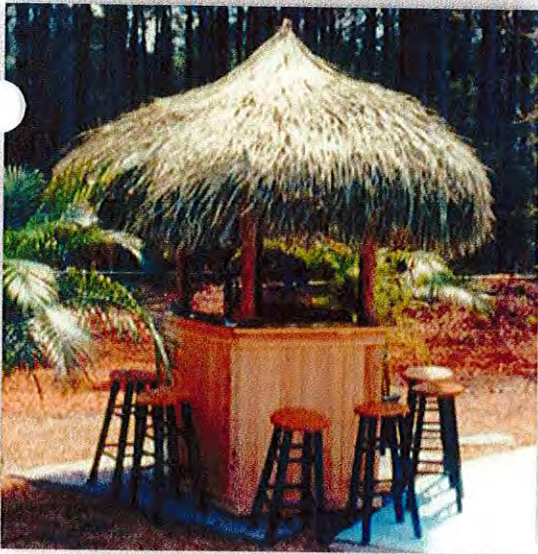
Kids Meal: Choice of Chicken Tenders, Grilled Cheese Sandwich, or Chicken Nuggets w/ fries \$ 4.99



Proposed Menu: Pass-A-Grille Beach and Upham Beach

Alcoholic Beverages:

United Park Services, Inc., *with City of St. Pete Beach approval*, would like to place a portable Tiki Hut on the deck and will offer a selection of domestic, craft and non-alcoholic beer, a selection of wine including Chardonnay, Merlot, Pinot Noir, Cabernet, and a tropical drink menu including a wine based frozen drink offering served in a logo biodegradable cup, a *City of St. Pete Beach approved* Souvenir cup (similar to those pictured below) or a fresh cut Pineapple(seasonal) with available refills. All personnel serving alcoholic beverages will be Serv Safe certified.



Menu and Pricing

Beer:

Domestic Beer	\$2.99
Craft Beer	\$4.99
Non-Alcoholic Beer	\$3.99

Wine: \$5.99 - \$9.99

Chardonnay
Merlot
Pinot Noir
Cabernet

Wine Based Frozen Drinks in a Logo Biodegradable cup:

\$ 7.99

Wine based Frozen drinks offered in a souvenir Coconut Cup:



Wine based Frozen drinks offered in a Fresh Cut

Pineapple(seasonal):

\$ 10.99/\$6.99 refills

\$ 10.99/\$6.99 refills

Signage created (or provided) and posted at Pass-A-Grille Beach and Upham Beach will clearly state that there is NO Alcohol Beyond This Point, and that alcohol may not leave the premises, and is not permitted on the beach.

United Park Services, Inc.
Proposed Use of Space
Pass-A-Grille Beach and Upham Beach

Gift/Retail Sales and Ice Cream:



United Park Services, Inc. would like to work with the City of St. Pete Beach to discuss, as mentioned during the mandatory site visit meeting, the possibility of maintaining a portion of the current retail sales area located at Pass-A-Grill Beach Concessions. Retaining the front area of the building for retail and ice cream sales also creates a more inviting place to visit. Refer to drawing Exhibit A attached with notation.

Otherwise, it is our desire to place a removable retail sales cart at the Pass-A-Grille Beach and Upham Beach concessions, *with City of St. Pete Beach approval*, to provide visitors with quality beach related retail products at a reasonable price (with consideration of the competition of comparable markets for similar products and services).

A summary of a representative sampling of offerings are as follows:

Beach towels (\$15.99-\$29.99), Beach bags, Sunglasses (\$6.99-\$39.99)

General sundry items, such as sunscreen (\$10.99), lotions, first aid kits, etc.

Clothing, hats, t-shirts (\$14.99-\$29.99)

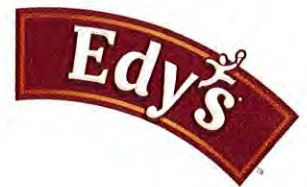
Pass-A-Grille Beach custom logo merchandise (i.e. gift merchandise, clothing, hats)

General beach themed gift merchandise and souvenirs

Floats and tubes (\$6.99-\$19.99), Boogie Boards, goggles, water toys

Jewelry, Magnets, key chains

Ice Cream



United Park Services, Inc. will install a hand dipping cabinet, freezers, menu board, etc. to offer traditional premium brand flavors of Edy's Ice Cream.

Edy's Grand Hand-Dipped Ice Cream Pricing:

One Scoop regular cone or cup	\$3.29
Two Scoops regular cone or cup	\$4.99
One Scoop fresh baked waffle cone	\$3.99
Two Scoops fresh baked waffle cone	\$5.99

United Park Services, Inc. - Employment Pass-A-Grille Beach and Upham Beach

United Park Services, Inc. - Employee Base

United Park Services, Inc. shall provide a personnel base that will possess a friendly, outgoing attitude as they will be asked to act as “ambassadors of information” to our visitors and locals. All personnel will wear a uniform shirt and name tag clearly identifying them as an employee of the beach concessions at Pass-A-Grille Beach or Upham Beach. United Park Services, Inc. shall interview and work with the current personnel (excluding family or current owner) of the beach concession who wish to continue their employment.

United Park Services, Inc. shall employ a sufficient number of employees to adequately operate and meet demand at the beach concessions at Pass-A-Grille Beach and Upham Beach.

United Park Services, Inc. shall utilize professional payroll company, ADP, for employee payroll, administer Humana health insurance benefits according to ACA rules, maintain worker’s compensation insurance, and abide by the Department of Labor guidelines relative to wages, etc.

A primary contact at United Park Services, Inc. available to The City of St. Pete Beach will be appointed and shall be available by phone or in person and be knowledgeable regarding the terms of the contract.

United Park Services, Inc.
Pass-A-Grille Beach and Upham Beach

Environmental Sustainability

United Park Services, Inc. will work to operate a "green" business, where applicable, at the Pass-A-Grille Beach and Upham Beach Concessions by:



- Providing recyclable containers, *similar* to those pictured, for food concession customers, and all beach visitors alike to place bottles, cans and paper, contingent that the City of St. Pete Beach provides space for recycling dumpster(s)
- Recycling cardboard at the concessions, contingent that the City of St. Pete Beach provides space for recycling dumpster(s).
- Using logo bio-degradable cups for beer and wine, or a *City of St. Pete Beach approved* reusable and retainable beverage souvenir cup.



- Serving from reusable food baskets where applicable.
- Use of silverware versus throw away plastic ware.
- No use of Styrofoam cups or plates within the concessions.

United Park Services, Inc.
Pass-A-Grille Beach

RINGING OF THE SUNSET BELL TRADITION



United Park Services, Inc., *with permission from the City of St. Pete and support and assistance from a volunteer from the Gulf Beaches Historical Museum*, will continue the sunset tradition ritual that has occurred for over 21 years – ringing of the “sunset bell” at Pass-A-Grille Beach. It is our understanding that a volunteer from the Gulf Beaches Historical Museum selects a

visitor to ring the bell 15 times – five to remind the sea gulls to return to Shell Island, five to honor the guest ringers, and five to honor the original “Clapper Club” tradition.



ASSURANCES

United Park Services, Inc. hereby issues assurances to the City of St Pete Beach regarding our principal officers' acknowledgement of the Lessee responsibilities as outlined and, all associated pages, within the RFP for Beach Concession Operations at Pass-A-Grille Beach and Upham Beach.

Quality Assurance Statement: The mission of United Park Services, Inc. is to maintain the highest level of customer satisfaction and revenue maximization through continuous improvements in service, quality of offerings, exceptional employee interaction and efficient and safe product delivery.

Maintenance, upkeep and repair: United Park Services, Inc. shall use, occupy and maintain the leased premises in a professional, safe, clean and non-hazardous manner. Additionally, United Park Services, Inc. acknowledges the sole responsibility to maintain the public bathroom facilities, also available to beachgoers, in a professional, safe, clean and non-hazardous manner and the responsibility for the provision of all required paper products. These bathroom facilities will include hourly cleanliness checks.

Patio: United Park Services, Inc. acknowledges the patio is owned by the City of St Pete Beach and that we will cooperate with the Lessor in all civic and special events held on the patio. It is also acknowledged that special events and banquets on the patio must be approved by the City of St. Pete Beach via the special event application process.

Designated Contact: A primary contact from United Park Services, Inc. with the City of St Pete Beach will be appointed and shall be available by phone or in person and knowledgeable regarding the terms of the contract.

Sufficient Employee Base: United Park Services, Inc. shall employ a sufficient number of employees to adequately operate and meet demand at the Pass-A-Grille and Upham Beach concessions.

Insurance Requirements: Prior to commencement of work, an insurance certificate evidencing the City of St. Pete Beach as certificate holder and as an additionally insured shall be provided. United Park Services, Inc. shall hold, as outlined in *Appendix A - Insurance Requirements*, the required levels of Professional Liability, Comprehensive General Liability, Comprehensive Automobile Liability, Liquor Liability, and Worker's Compensation insurance accordingly during the term of the contract.

Non-Violation Assurance: United Park Services, Inc. is providing this statement of assurance that it is not presently in violation of any laws, statutes or regulatory rules that might have an impact on our operations.

No Collusion: United Park Services, Inc. certifies that no attempt has been made or will be made to induce any other person or firm to submit or not to submit a submission for the purpose of restricting competition. The only persons/principals named herein have any interest in this submission or in the agreement to be entered.

Taxes, Fees, Codes, Licensing: United Park Services, Inc. shall be responsible for payment of all required taxes or assessments, permits and licenses (including beer and wine beverage license), taxes or fees required by their use of and for compliance with all applicable codes, laws and regulations.

Force Majeure Agreement: Neither Party shall be in default of its obligations hereunder to the extent that performance of such obligations or any of them is delayed or prevented by Force Majeure. Force Majeure shall include, but not be limited to, hostility, revolution, civil commotion, strike, epidemic, fire, flood, wind, earthquake, hurricane, or other disruptive event of nature, act of terrorism, explosion, oil spill reaching Pinellas County waters, lack of or failure of transportation or bridge/roadway facilities, any law, proclamation, regulation, ordinance or other act of government, or any act of God or any cause whether of the same or different nature, existing or future; provided that the cause, whether or not enumerated in this Article, is beyond the control and without the fault of the party seeking relief under this Article. In the event that an event covered herein and/or the concession site falls under a declared state or local emergency as provided for by Florida Statutes, the Pinellas County Code, or St Pete Beach Code the only compensation that shall be paid shall be eight (8%) of gross daily sales based on a per day calculation.

Ability to Provide Temporary Interim Service During Transition: United Park Services, Inc., with our substantial special event food service experience, can provide interim food and beverage service on a limited menu basis (i.e. breakfast sandwiches, hot dogs, hamburgers, fries etc.) With permission from the City of St. Pete Beach, service could be provided via *temporary carts* (as pictured) or *10 x 10 tents* which could be required during the build-out or transition from the current concession vendor. This will facilitate continuous service for concession visitors and beach patrons.



City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

APPENDIX B – SWORN STATEMENT

PURSUANT TO SECTION 287.133(3) (a), FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted to: City of St. Pete Beach

by : MARK A. ENOCH, CHIEF FINANCIAL OFFICER
(Print individual's name and title)

for: UNITED PARK SERVICES, INC.
(Print name of entity submitting sworn statement)

at: 1320 9th AVENUE, SUITE 210, TAMPA, FL 33605
(Business address)

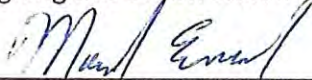
and (if applicable), its Federal Employer Identification Number (FEIN) :

86-1168292
(FEIN)

or, if the entity has no FEIN, include the Social Security Number:

(SSN)

by the individual signing this sworn statement:


(Signature)

2. I understand that a "public entity crime" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a violation of any State or Federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States including, but not limited to, any bid or lease agreement for goods or services, any lease for real property, or any

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

lease agreement for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.

3. I understand that "convicted" or "conviction" as defined in Paragraph 287.133(1)(b), Florida Statutes, means a finding of guilt or a conviction of public entity crime with or without an adjudication of guilt in any Federal or State trial court of record relating to charges brought by indictment or information after July 1, 1989 as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or nolo contendere.
4. I understand that an "affiliate" as defined in Paragraph 287.133(1)(a), Florida Statutes, means:
 - a. A predecessor or successor of a person convicted of a public entity crime or
 - b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one (1) person of shares constituting a controlling interest in another person or a pooling of equipment or income among persons when not for fair market value under the Arm's Length Agreement, shall be a prima facie case that one (1) person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public crime in Florida during the preceding thirty-six (36) months shall be considered an affiliate.
5. I understand that a "person" as defined in Paragraph 287.133(1)(e), Florida Statutes, means any natural person or any entity organized under the laws of any state or of the United States with the legal power to enter into a binding lease agreement and which bids or applies to bid on lease agreements for the provision of goods or services let by a public entity or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.
6. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement (indicate which statement applies).

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

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

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

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

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

Mark Enoch

Signature

STATE OF FLORIDA)

) SS:

Pinellas COUNTY)

The foregoing instrument was acknowledged before me this 22 day of March, 2018 by MARK ENOCH, who appeared before me, and is personally known to me, or has produced _____ as identification, and did take an oath.

My commission Expires: 5-6-2018

NOTARY: Joanne E. Crotteau
Print Name: JOANNE E. CROTTEAU



JOANNE E. CROTTEAU
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF119841
Expires 5/6/2018

United Park Services, Inc.
Pass-A-Grille Beach and Upham Beach

CLOSING STATEMENT

Beaches are the number one recreational destination for Americans and foreign visitors alike. We recognize that these sandy playgrounds lining our Florida coasts are the most extensive natural parks in the country.

United Park Services, Inc. acknowledges the wonderful opportunity that exists to make the Beach Concessions at Pass-A-Grille Beach and Upham Beach a visitor and community friendly place. As such, it is important for us to make a commitment to the facility and area by being a valuable member of the community. It should be noted that all key officers are proud to live in the surrounding areas of Tierra Verde, FL and St. Petersburg, FL, maintaining a residence within a reasonable distance in order to professionally manage and control the quality of service and commitment called for relative to the concessions.

Our key personnel have specific project experience within the public sector and unique life/business experience with their private sector involvement in special event management, bar and restaurant ownership/management, and commercial construction. Key personnel have both outstanding business and personal credit history.

Additionally, United Park Services, Inc. has an unquestionable level of expertise in a similar government contract business model, with highly professional key personnel, and a proven track record of success and stability as illustrated by:

- Concession, Retail Gift Shop, and Rentals contract at Fort De Soto Park/Pinellas County with an exemplary payment record for 11+ years
- Concession, Retail Gift Shop, and Rentals contract with Manatee Beach at Coquina Beach/Manatee County with an exemplary payment record for 7+ years
- Profitability & Liquidity
- Commercial construction, roofing and build out experience

Barry and Kelly Streib proposal

March 27, 2018

City of St. Pete Beach
Office of the City Clerk
155 Corey Avenue
St. Pete Beach, FL 33706

Dear Mayor and Commissioners:

In response to your recent advertisement, please find enclosed our submittal for the "Beach Concession Operations" at Upham Beach and Pass-A-Grille Beach. We are very excited about the opportunity to partner with the City in providing the highest quality concessions to those visiting our world class beaches!

We have proudly operated The Brass Monkey Restaurant on historic 8th Avenue in Pass-A-Grille for 13+ years and feel very lucky to have selected the City of St. Pete Beach to live and raise our family. We are confident our 33 years of experience in the food service industry align well with the City's vision for the concession operations at both locations.

Sincerely,

A handwritten signature in blue ink, reading "Barry Kelly Streib", written over a horizontal line.

Barry and Kelly Streib
709 Gulf Way #200
St. Pete Beach, FL 33707

1. Experience and Qualifications – We have been in the food service industry in Ocean City, Maryland, and St. Pete Beach, FL for 33 years. In Ocean City Maryland we owned and operated the Bay Cafe/Whiskey Joe's, a full service 350 seat restaurant providing residents and visitors a full range of the highest quality food product. We relocated to St. Pete Beach in 2005 and opened the Brass Monkey Restaurant on historic 8th Avenue in Pass-A-Grille, building on our years of experience and understanding the demands of successfully operating in the food service industry in a beachfront community.

Barry and Kelly Streib will be the owners and operators of the company operating the beach concessions. We will have experienced managers at both locations, with a quality staff that fully understands the need to provide premier customer service to our residents and the hundreds of thousands of visitors to our beaches each year. As residents and business owners in our community, we are committed to be "hands on" owners and represent the City in a way we can all be proud of. We will not only be providing food and beverage but will serve as ambassadors for our community to make sure those we meet have a "world class" experience they will share with friends and family.

2. Scope of Services and Extent of Business Operations – Our intention is to provide a simple yet full menu from sunrise to sunset (see attached preliminary menu). In addition to our food and beverage products, we will provide a small range of beach products such as sunglasses, sunscreen, t-shirts, etc. To further enhance our guest experience, we will investigate the possibility of providing free Wi-Fi access, so they can share their experiences around the world.

We are committed to providing clean and aesthetically pleasing facilities. Often overlooked, the restrooms at both locations may be the only experience our guests have when visiting the beach. It is critical to us that they remain clean and meet the needs of our visitors. In addition, we understand the sensitivity of providing appropriately designed yet attractive seating areas and signage. Simply put, we will be focused on the entire visitor experience that will keep people coming back for more!

3. Rent Proposal – We understand this proposal is for beach concessions only. After participating in the recent facilities tour we concluded that we must acquire all equipment needed to operate at both locations. This includes all kitchen equipment, storage and seating. The estimate for our upfront startup costs is approximately \$225000.00. As the City is restricted to only offering a guaranteed five-year lease, we propose an initial monthly rental of **\$8,000** to allow for the capitalization of these startup costs.

We understand and respect the City's decision to remove the patio at Pass-A-Grille and all beach concessions (beach chairs, beach sports, etc.) from the lease but estimate these operations remove a minimum of **\$4,000** monthly revenues available under the current lease agreement. If selected as the preferred partner in operating the beach concessions, we would welcome the opportunity to further negotiate the inclusion of these operations into the lease in a manner that best meets the needs of both parties.

BREAKFAST MENU

QUICK BITE (White or Wheat)

One Egg + Toast 3.50
Two Eggs + Toast 4.50
Three Eggs + Toast 4.99

DAILY SPECIALS

Two Eggs + Home Fries or Hash Browns or Grits + Toast 5.75
Two Eggs + Bacon or Sausage + Toast 6.75
Two Eggs + Waffle or Pancake or French Toast + Bacon or Sausage 7.75
Creamed Chipped Beef 5.50
Breakfast Burrito Stuffed with Eggs, Cheddar Cheese, Onions and Peppers and Choice of Bacon, Sausage, or Ham 8.50
Biscuits & Gravy 3.99

A LA CARTE

Extra Egg 1.50
Bacon or Sausage 3.25
Home Fries or Hash Browns 2.50
Grits 2.50 Cheddar Grits 2.75
Bagel with Cream Cheese 3.50
Sausage Gravy Small Large 2.50
Toast with Jelly 1.50
English muffin 1.50
Biscuit 1.50
Fruit Cup 4.95

BREKFAST SANDWHICHES (Choice of Swiss, America, Cheddar, or Provolone Cheese) Served on White, Wheat, Wrap, or English Muffin

Bacon, Egg, Cheese 6.50
Sausage, Egg, Cheese 6.50
Egg Cheese 3.50
Bacon Egg 5.50
Sausage Egg 5.50

FROM THE GRIDDLE

Waffle 4.50
Pancakes (2) 4.50 or (3) 6.50
French Toast (2) slices 5.50
Waffle and choice of Bacon or Sausage 7.50
Pancakes and choice of Bacon or Sausage 7.50
French Toast and Choice of Bacon or Sausage 7.50

JUICE

Orange Juice 2.95
Cranberry Juice 2.95
Pineapple Juice 2.95
Coffee 2.25
Decaf 2.25
Tea 2.25
Pepsi Products 2.95

Brookie's Starters

Crab Pretzel

Jumbo soft pretzel covered with crab dip and cheddar cheese, then baked to perfection. Wicked Good! - **\$14.00**

Wings & Fries

Five wings and fries-**\$9.00**

Gravy Fries

Served with beef gravy - **\$8.00**

Basket of Fries

\$6.00 Seasoned with Old Bay- Add **\$1.00**

Loaded Fries

Topped with cheddar and bacon, served with ranch dressing - **\$9.00**

Mozzarella Stix

Beer battered cheese sticks served with ranch dressing - **\$8.00**

Chicken Tenders

Lightly breaded chicken fried golden brown and served with honey mustard - **\$7.25**

Jerk Chicken

Tender strips of chicken marinated in our own jerk spices and served with our homemade Caribbean sauce - **\$9.00**

Fiery Chicken Tenders

Our lightly breaded chicken fried golden brown tossed in our hot wing sauce and served with ranch or bleu cheese dressing - **\$7.50**

Onion Rings

Beer battered crispy rings served with chipotle ranch -**\$7.00**

Ahi Tuna

10 oz. blackened and seared, thinly sliced and served with onions, wasabi soy sauce, and crackers - **\$13.00**

Fiesta Poppers

Fried jalapeno peppers stuffed with chipotle cream cheese. Served with sour cream and salsa - **\$8.00**

Fish Spread

Served with capers, onions, jalapenos, and crackers - **\$11.00**

Raven Wings

“Best on the Beach”

20 Wings - \$24.00

10 Wings - \$12.50

No Flappers or Drum Requests.

Only 1 flavor per order

Extra Bleu Cheese or Ranch - \$.75 Extra Celery \$1.00

Flying Monkey Wings - For the salt lover!

Blackened Ranch - Shaken to perfection

Mild Wings - Original

Oriental - Teriyaki, Ginger and Garlic blend

HOT Wings - Hot! Hot! Hot!

Confetti- Mild, Honey, BBQ & Garlic Blend

Red Ass - Bathroom That-A-Way

Old Bay - Chesapeake Bay Style

Nude Wings - No swimsuit needed

Mellow Yellow - Lemon Pepper

Home Sweet Home - Old Bay and Honey

Salads

Add to your salad, Grilled or Blackened Chicken, Caribbean Jerk Chicken - **\$7.00**
Salmon, Blackened Tuna, Grouper (Broiled or Blackened) - **\$9.00**

Dressings: Oil & Vinegar, Homemade Tarragon Brandy Vinaigrette, Bleu Cheese, Ranch, Honey Mustard, Caesar, Thousand Island, Chipotle Ranch.

Our House

Romaine lettuce, grape tomatoes, cucumbers, carrots, and topped with tortilla strips - **\$7.00**

Combo Salad

Our house salad with tuna and chicken salad - **\$14.00**

Caesar

Hearts of romaine, crisp tortilla chips, and shredded parmesan cheese tossed with our homemade dressing - **\$7.00**

Black & Bleu Steak Salad

Our house salad topped with a blackened 8 oz. strip steak, sautéed mushrooms, onions and crumbled blue cheese. - **\$14.95**

Soups

Shrimp, Crab, Scallop & Corn Chowder

Homemade and topped with crab meat.
Award Winning!!!! - **\$9.25**

Cream of Crab Soup

Best on the beach! - **\$8.00**

Sandwich Board

Served on your choice of: kaiser, white, wheat, rye, or tortilla wrap with lettuce, tomato, pickle spears, and chips. Additional toppings - \$1.00 each

Crab Cake

Our famous Jumbo lump Maryland crab cake. “All Killer, No Filler” Served with remoulade sauce - \$14.95

Crab Cake Reuben

Our famous Jumbo lump Maryland crab cake “All Killer, No Filler” topped with Swiss cheese, Cole slaw, Thousand Island dressing on grilled rye bread - \$15.95

Grouper Sandwich

Fresh grouper broiled or blackened - \$14.95

Grouper Reuben

Fresh grouper topped with Swiss cheese, Cole slaw, Thousand Island dressing on grilled rye bread - \$15.95

Fish & Chips

A beer battered fillet of haddock with fries - \$12.50

Blackened Tuna Sandwich

10 oz. of Ahi tuna - \$13.95

Blackened Tuna Wrap

8 oz. blackened Ahi tuna with provolone cheese, tomatoes, and ranch dressing - \$13.95

Tuna Salad

Traditional solid white Albacore tuna - \$8.25

Assawoman Breast

8 oz. grilled chicken breast topped with our crab dip and cheddar cheese - \$9.95

Black-n-Bleu Breast

8 oz. grilled chicken breast topped with blackened seasoning and crumbled bleu cheese - **\$9.25**

Nude Chicken Breast

8 oz. grilled chicken breast - **\$8.25**

Kelly’s Chicken Breast

8 oz. grilled chicken breast topped with bacon, mushrooms, and provolone cheese - **\$9.00**

Mikie’s BBQ Breast

8 oz. grilled chicken breast topped with bacon, BBQ sauce, and cheddar cheese - **\$9.00**

Buffalo Bleu Breast

8 oz. grilled chicken breast topped with buffalo sauce and crumbled bleu cheese - **\$9.00**

Spicy Chicken Ranch Wrap

Breaded chicken tenders with mozzarella, tomatoes, and chipotle ranch dressing - **\$9.00**

Chicken Parmesan Wrap

Breaded chicken tenders with pizza sauce, mozzarella, and parmesan cheese - **\$9.00**

Caribbean Chicken Wrap

Our jerk chicken with peppers, cheddar cheese, and Caribbean sauce - **\$9.25**

Chicken Salad

The BEST on the beach - **\$8.50**

Buffalo Chicken Salad Wrap

Our famous chicken salad with lettuce, tomato, and buffalo sauce - **\$9.00**

Veggie Wrap

Seasoned peppers, onions, mushrooms, tomatoes, shredded parmesan, mozzarella cheese, and a Greek Feta vinaigrette - **\$9.00** Add Chicken **\$5.00**

BLT

Bacon, lettuce, tomato with your choice of bread - **\$7.25**

Grilled Cheese

White bread and American cheese grilled to perfection - **\$6.00**
Add bacon and tomato - **\$2.50**

BBQ Pork Sandwich

Mmmmm! Good! - **\$8.00**

Turkey BLT Wrap

Turkey with provolone cheese, bacon, tomato, and ranch dressing - **\$9.50**

Turkey Reuben

Turkey topped with Swiss cheese, Cole slaw, and Thousand Island dressing on grilled rye bread - **\$9.95**

Pastrami & Swiss

Pastrami topped with Swiss cheese, Cole slaw, and Thousand Island dressing on grilled rye bread - **\$10.95**

The Stallion's Philly's

Served with lettuce, tomato, pickle spear, and chips. Additional toppings- \$1.00 each

Beef Steak

Tender chipped steak smothered with mushrooms, sautéed onions, and topped with provolone cheese - \$9.75

Chicken Steak

Tender chopped chicken smothered with mushrooms, sautéed onions, and topped with provolone cheese - \$9.75

The Combo

Mixture of chicken and beef smothered in mushrooms, sautéed onions, and topped with provolone cheese - \$9.75

Colt Burgers

Served with lettuce, tomato, pickle spear, and chips. Additional toppings- \$1.00 each

Cheeseburger

Your choice of American, cheddar, provolone, Swiss or crumbled bleu cheese - \$8.50

Patrick’s Burger

The King of all burgers! Crowned with the works! Old Bay, sautéed onions, mushrooms, American cheese and bacon - \$9.50

Black n’ Blue Burger

Topped with blackened seasoning and crumbled bleu cheese - \$9.25

Pig on Top Burger

Topped with BBQ sauce, bacon, and cheddar cheese - \$9.50

Buffalo Bleu Burger

Topped with Buffalo sauce and crumbled bleu cheese - \$9.25

Bay Burger

Topped with our crab dip and cheddar cheeses - \$9.95

Turkey Burger

Your choice of American, cheddar, provolone, Swiss or crumbled bleu cheese - \$8.50

Stoney's Pizza

Extra Topping - \$1.50 each topping

Extra cheese, pepperoni, ground beef, mushrooms, onions, peppers, jalapenos, salsa, tomatoes, and bacon

Cheesy Pizza

10 inch thin crust topped with mozzarella cheese - \$9.00

Crab Pizza

10 inch topped with crab meat, imperial sauce, and cheddar cheese - \$14.00

Pepperoni Pizza

10 inch thin crust topped with mozzarella cheese and pepperoni - \$9.50

Veggie Pizza

10 inch topped with sautéed mushrooms, peppers, onions, parmesan, and mozzarella cheese - \$11.95

Meat Lovers Pizza

10 inch topped with ground beef, pepperoni, bacon, and mozzarella cheese - \$12.95

BBQ Chicken Pizza

10 inch topped with BBQ sauce, chicken, bacon, onions, finished off with shredded parmesan and mozzarella cheese - \$12.95

White Veggie Pizza

10 inch topped with savory garlic sauce, mushrooms, peppers, onions, finished off with shredded parmesan and mozzarella cheese - \$11.95

Children’s Menu

\$6.00

Chicken Fingers

Grilled Cheese

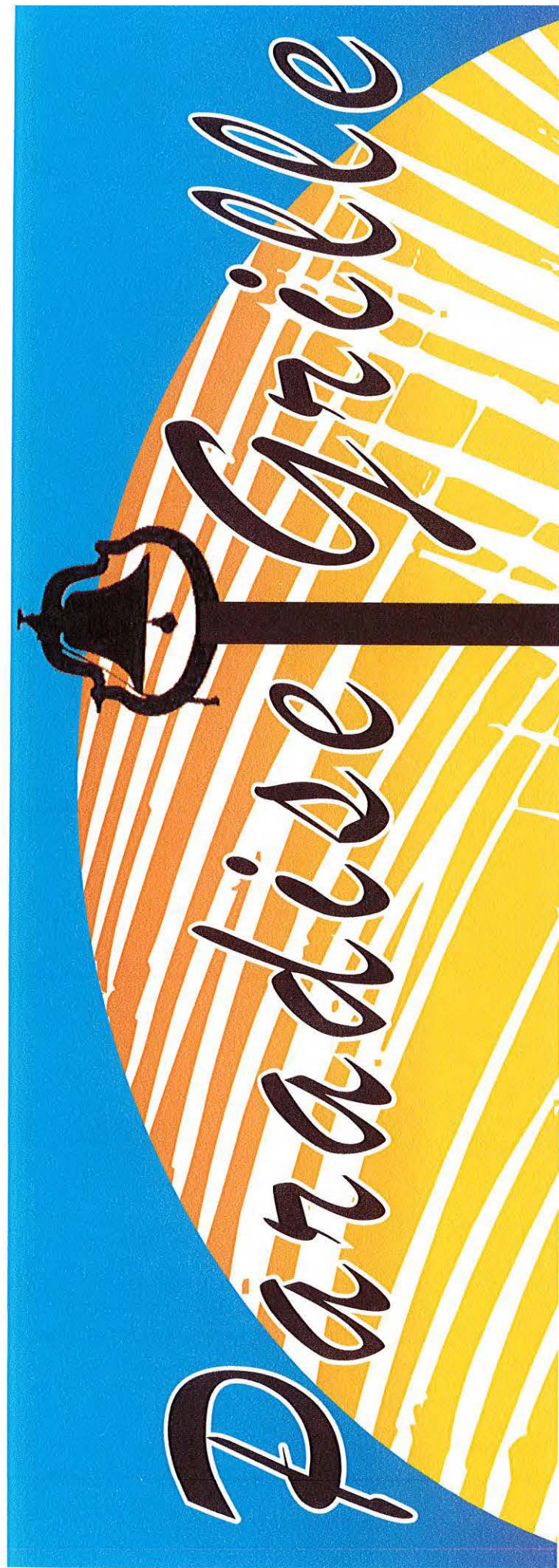
Mac & Cheese

Hotdog Sliders

Fish Sticks

(2) Chicken Fingers & (2) Mozzarella Sticks

Michael Janecek proposal



March 26, 2018

Hello, my name is Michael Janecek and I have had the privilege of stewarding both the Pass-A-Grille and Upham Beach Concessions on behalf of the city of St. Pete Beach for the past ten years. I came to the St. Pete Beach area twelve years ago, fell in love with it, and never left. I opened the Paradise Sweets Ice Cream & Coffee Shop on 8th Avenue in Pass-A-Grille, worked seven days a week and loved every minute of it. When the Request For Proposal for the two beach concessions went out, I saw an amazing opportunity to create the destinations that I could only dream of as a young man growing up in Buffalo, New York. My company won that bid and with the help of the city and my incredible staff, we took hold of these two little concession stands and over ten years, molded and massaged them into the world class beach destinations that they are today...but there is always room for improvement. I live by the motto that no project is ever truly finished. Changes, modifications and improvements are the life's blood of an entrepreneur. I can see it, feel it and taste it. With this in mind, I propose that the Paradise Grille continues to operate and that we immediately implement the changes, modifications and improvements that this new lease represents. Myself and my staff are looking forward to an ongoing relationship with the city of St. Pete Beach and will continue to put our hearts and souls in to the stewardship of these rare and unique properties. On behalf of myself and my staff, thank you all for the amazing opportunity.- Michael P. Janecek

Rent Proposal -

This rent proposal is for the initial lease term of five years for the city owned beach concessions at both 6850 Beach PLaza Drive, St. Pete Beach, Fl. and 900 Gulf Way, Pass-A-Grille, Fl. As of the first day of June 2018 Starson LLC agrees to pay to the city of St. Pete Beach the sum of \$ 15,000.00 per month with a minimum escalation rate of 3% annually or the rate of the Consumer Price Index if higher.

AMP Jammal *3/27/18*

Experience and Qualifications

The following is a list of all key employees, managers, and a brief resume of their position with our organization. This will also include their related employment history and experience.

Michael Janecek

Owner, Starson LLC
10 years owner of Paradise Sweets LLC
DBA: Paradise Grille, Pass-A-Grille, FL
DBA: Paradise Grille, Upham Beach, FL
DBA: Paradise Sweet, Pass-A-Grille, FL
DBA: The Old Snack Shack, Madeira Beach, FL
DBA: J's Seafood and Steak, Gulfport, FL
DBA: Paradise Sweets, Corolla, NC

Service Manager- 6 Years
Ourisman Fairfax Toyota, Fairfax, VA

Operations Manager- 6 Years
Robert Trent Jones Golf Club, Gainesville, VA

Sales and Management- 7 Years
Coca- Cola Enterprises, Alexandria, VA

Adam Janecek

VP Operations- Paradise Sweets LLC
Owner- 10 Years
Paradise Sweets Ice Cream and Coffee, Pass-A-Grille, FL

Owner- 8 Years
8th Avenue Coffee Roasters, St. Pete Beach, FL

United States Marine Corps- 8 Years
Including one tour in Iraq

Dwayne Hale

Executive Chef/General Manager- 10 Years
Paradise Grille, Pass-A-Grille, FL

Line Cook- 4 Years
Seaside Grille, Pass-A-Grille, FL

Dwayne has a total of 28 years of restaurant and hospitality experience. To his credit, Dwayne has dedicated 14 years of his life to making this little concession stand in Pass-A-Grille what it is today.

- Top 10- Trip Advisor
- 7,000 Facebook Fans
- Synonymous with beauty and uniqueness of Pass-A-Grille itself

Sharon Gordon

Manager- 10 Years
Paradise Grille, Upham Beach, FL

Line Cook- 4 Years
Seaside Grille, Upham Beach, FL

One of the hardest working, loyal, and dedicated employees that any organization would be fortunate enough to call their own. 14 years at the Upham Beach location. She knows everyone and everyone loves her. Upham Beach is going to see a phenomenal renaissance in the upcoming years and we are proud to have her at the helm.

Charlie Thackrah

Senior Line Cook- 8 Years
Paradise Grille, Pass-A-Grille, FL

Senior Line Cook- 7 Years
Shells Seafood, St. Pete Beach, FL

Michael Vecchio

Senior Line Cook- 8 Years
Paradise Grille, Paradise Grille, Pass-A-Grille, FL

Senior Line Cook- 6 Years
Shells Seafood, St. Pete Beach, FL

David Serjak

Senior Line Cook- 8 Years
Paradise Grille, Pass-A-Grille, FL

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

APPENDIX B – SWORN STATEMENT

PURSUANT TO SECTION 287.133(3) (a), FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted to: City of St. Pete Beach

by: Michael Paul Janeczek - Owner
(Print individual's name and title)

for: Starson LLC
(Print name of entity submitting sworn statement)

at: 423 Lotus Path
Clearwater, Fl. 33756
(Business address)

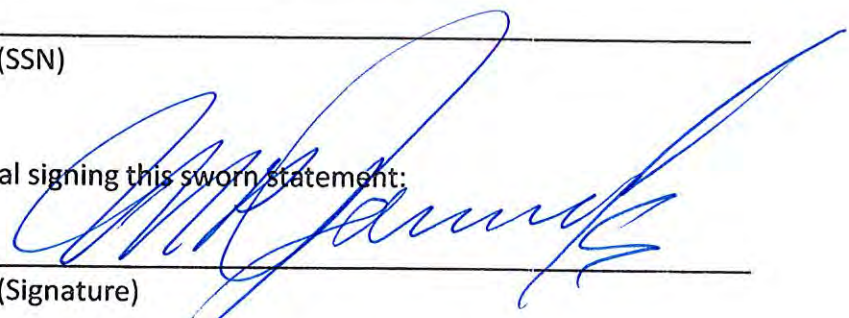
and (if applicable), its Federal Employer Identification Number (FEIN) :

82-4703764
(FEIN)

or, if the entity has no FEIN, include the Social Security Number:

(SSN)

by the individual signing this sworn statement:



(Signature)

2. I understand that a "public entity crime" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a violation of any State or Federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States including, but not limited to, any bid or lease agreement for goods or services, any lease for real property, or any

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

lease agreement for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.

3. I understand that "convicted" or "conviction" as defined in Paragraph 287.133(1)(b), Florida Statutes, means a finding of guilt or a conviction of public entity crime with or without an adjudication of guilt in any Federal or State trial court of record relating to charges brought by indictment or information after July 1, 1989 as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or nolo contendere.
4. I understand that an "affiliate" as defined in Paragraph 287.133(1)(a), Florida Statutes, means:
 - a. A predecessor or successor of a person convicted of a public entity crime or
 - b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one (1) person of shares constituting a controlling interest in another person or a pooling of equipment or income among persons when not for fair market value under the Arm's Length Agreement, shall be a prima facie case that one (1) person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public crime in Florida during the preceding thirty-six (36) months shall be considered an affiliate.
5. I understand that a "person" as defined in Paragraph 287.133(1)(e), Florida Statutes, means any natural person or any entity organized under the laws of any state or of the United States with the legal power to enter into a binding lease agreement and which bids or applies to bid on lease agreements for the provision of goods or services let by a public entity or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.
6. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement (indicate which statement applies).

City of St. Pete Beach
Request for Proposals (RFP)

Beach Concession Operations

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

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

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

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

Signature

STATE OF FLORIDA)

Pinellas COUNTY)

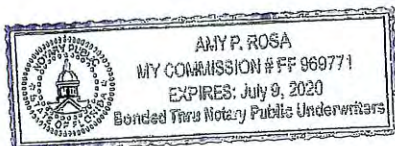
ss: clearwater, FL

The foregoing instrument was acknowledged before me this 26 day of March 2018 by Michael P. Janetek, who appeared before me, and is personally known to me, or has produced _____ as identification, and did take an oath.

My commission Expires: 7-9-20

NOTARY: Amy Rosa

Print Name: Amy P. Rosa



Date of this notice: 03-08-2018

Employer Identification Number:
82-4703764

Form: SS-4

Number of this notice: CP 575 A

STARSON LLC
PARADISE GRILLE
% MICHAEL PAUL JANECEK SOLE MBR
423 LOTUS PATH
CLEARWATER, FL 33756

For assistance you may call us at:
1-800-829-4933

IF YOU WRITE, ATTACH THE
STUB AT THE END OF THIS NOTICE.

WE ASSIGNED YOU AN EMPLOYER IDENTIFICATION NUMBER

Thank you for applying for an Employer Identification Number (EIN). We assigned you EIN 82-4703764. This EIN will identify you, your business accounts, tax returns, and documents, even if you have no employees. Please keep this notice in your permanent records.

When filing tax documents, payments, and related correspondence, it is very important that you use your EIN and complete name and address exactly as shown above. Any variation may cause a delay in processing, result in incorrect information in your account, or even cause you to be assigned more than one EIN. If the information is not correct as shown above, please make the correction using the attached tear off stub and return it to us.

Based on the information received from you or your representative, you must file the following form(s) by the date(s) shown.

Form 941
Form 940

07/31/2018
01/31/2019

If you have questions about the form(s) or the due date(s) shown, you can call us at the phone number or write to us at the address shown at the top of this notice. If you need help in determining your annual accounting period (tax year), see Publication 538, *Accounting Periods and Methods*.

We assigned you a tax classification based on information obtained from you or your representative. It is not a legal determination of your tax classification, and is not binding on the IRS. If you want a legal determination of your tax classification, you may request a private letter ruling from the IRS under the guidelines in Revenue Procedure 2004-1, 2004-1 I.R.B. 1 (or superseding Revenue Procedure for the year at issue). Note: Certain tax classification elections can be requested by filing Form 8832, *Entity Classification Election*. See Form 8832 and its instructions for additional information.

If you are required to deposit for employment taxes (Forms 941, 943, 940, 944, 945, CT-1, or 1042), excise taxes (Form 720), or income taxes (Form 1120), you will receive a Welcome Package shortly, which includes instructions for making your deposits electronically through the Electronic Federal Tax Payment System (EFTPS). A Personal Identification Number (PIN) for EFTPS will also be sent to you under separate cover. Please activate the PIN once you receive it, even if you have requested the services of a tax professional or representative. For more information about EFTPS, refer to Publication 966, *Electronic Choices to Pay All Your Federal Taxes*. If you need to make a deposit immediately, you will need to make arrangements with your Financial Institution to complete a wire transfer.

BREAKFAST

Omelets

Omelets (3 EGG) Served with Home Fries and Toast

Paradise Seafood Omelet (fish, shrimp) 10

Paradise Omelet 8

(tomato, green pepper, onion, spinach and cheese)

Everything Omelet 8

(ham, tomato, green pepper, onion,
mushroom and cheese)

Build-Your-Own Omelet 8

Choose 3 of the following:

cheese, tomato, onion, green pepper, salsa, spinach,
mushroom, sour cream, bacon, sausage or ham

Additional item each: 1

Egg Platters

Egg Platters any style

Served with Home Fries and Toast or English Muffin

Two Eggs 6

Two Eggs w/Bacon, Sausage or Ham 7

Two Eggs w/Bacon, Sausage or Ham
and Pancakes or French Toast 8

French Toast

French Toast with Sausage, Bacon or Ham 7

Buttermilk Pancakes

Pancakes (2) with Sausage, Bacon or Ham 7

Blueberry Pancakes (2) with Sausage, Bacon or Ham 8

Sandwiches

On Toast, English Muffin, Biscuit or Bagel

Served with Home Fries

Egg Sandwich 4

Egg Sandwich w/Cheese 5

Egg Sandwich w/Bacon, Sausage or Ham 6

Egg Sandwich w/Bacon, Sausage or Ham and Cheese 7

BELT w/Cheese 7

Breakfast Burrito 7

Side Items

Bacon or Ham 3

Sausage 4

Egg (1) 2

Toast or English Muffin 2

Muffin 4

Home Fries 3

Fresh Fruit Salad - Seasonal 5



LUNCH/DINNER

Salads

- House or Caesar
 add grilled chicken or shrimp +4, add grouper +7
 Black & Bleu w/Hamburger and Bleu Cheese
 Organic Salad (spinach, kale & field greens, goat cheese,
 mango, almonds, carrots, edamame w/ balsamic vinaigrette)

7
10
10

Seafood Platters

- Served with Fries and Coleslaw
 Fried Shrimp
 Fish and Chips
 Gulf Grouper - Grilled, Fried or Blackened

12
12
Mkt

Appetizers

- Cheese Quesadilla
 add Chicken +2, add Shrimp +3
 Loaded Quesadilla (Chicken, Shrimp or Beef) and Veggies
 Buffalo Wings (10) - Hot, Medium, Mild, Blackened or BBQ
 Fries
 Chili Cheese Fries
 Onion Rings
 Chicken Tenders with Fries
 Smoked Fish Spread
 with crackers, lettuce, tomato and onion
 Shrimp 1/2 lb Peel and Eat
 Loaded Nachos
 Ice Cream
 Frozen Bars
 Chips

7
12
9
5
6
6
8
8
10
8
4
3
2

Burgers

- 1/2 lb fresh Ground Beef Served with
 Lettuce, Tomato, Onion and Fries or Coleslaw
 Burger
 Cheeseburger
 Bacon Cheeseburger
 Western Burger w/BBQ Sauce and Onion Ring
 Black & Bleu, Blackened Burger w/Bleu Cheese
 Patty Melt
 (add grilled mushrooms or onions)

8
9
10
9
10
9
1

Beverages

One FREE refill on Sodas, Iced Tea and Coffee

- Fountain Drinks:
 (Pepsi, Diet Pepsi, Sierra Mist, Orange, Mountain Dew, Dr. Pepper, Root Beer)
 Iced Tea (Sweet or Unsweet)
 Coffee or Hot Tea (Regular or Decaf)
 Fruit Smoothie
 Juices (Orange, Apple or Lemonade)
 Milk or Hot Chocolate
 Bottled Water
 Flavored Water

2.50
2.50
2.00
3.95
2.50
2.50
2.00
2.50

Sandwiches & Wraps

Served with Fries or Coleslaw

- Paradise Club
 Grilled Chicken
 Gulf Grouper - Grilled, Fried or Blackened
 Cuban Sandwich
 BLT Sandwich
 Grilled Cheese
 Hot Dog
 Chili Dog
 Chili Cheese
 Grilled Chicken Wrap
 Caesar Grilled Chicken Wrap
 Buffalo Chicken Wrap w/Bleu Cheese
 Buffalo Shrimp Wrap w/Bleu Cheese

9
8
Mkt
9
7
5
5
6
7
8
9
9
10





Inventory

Import Inventory

Export Inventory



Items

Categories

Modifier Groups

Labels

Setup

[+ Add New Item](#)

Search

[✕ Clear Filters](#)

FILTER BY

Beverages

☐ Select All

Name	Price	Taxes	Product Code	Categories	Modifier Groups	Labels	
☐ Bag Of Ice	\$2.80			—	Beverages		
ID: 2B6Z6WKJN89AT			Default	SKU:			
☐ Bottled Water	\$2.00			—	Beverages		
ID: P7RZ610RB02BC			Default	SKU:			
☐ Coffee	\$1.87			—	Beverages	Coffee/Tea	
ID: 5PNE6M2S0G11P			Default	SKU:			
☐ Fountain Drinks	\$2.50			—	Beverages	Drink Choices	
ID: XB1Z75NX4ZYFR			Default	SKU:			
☐ Fruit Smoothie	\$4.00			—	Beverages		
ID: P6T0FDC96PMTF			Default	SKU:			
☐ Gatorade	\$2.50			—	Beverages	Flavors Gatorade	
ID: QK26CCNWWYF58			Default	SKU:			
☐ Hot Chocolate	\$2.50			—	Beverages		
ID: ZXY52V3GYD8F2			Default	SKU:			

☐ Hot Tea	\$1.87	—	Beverages	Coffee/Tea
ID: 9A8ANQ08ZGXNJ	<i>Default</i>	SKU:		
☐ Ice Water	\$0.00	—	Beverages	
ID: 3VBSMABNKTXWW		SKU:		
☐ Iced Tea	\$2.50	—	Beverages	Iced Tea Choices
ID: JKT9RHN7MMJ	<i>Default</i>	SKU:		
☐ Juices	\$2.50	—	Beverages	Juice Choices
ID: K6FC0EH327SPE	<i>Default</i>	SKU:		
☐ Large Starbucks Iced Coffee	\$3.50	—	Beverages	Starbucks Flavor
ID: 3KP7T3JV8QPXC	<i>Default</i>	SKU:		
☐ Local Coffee	\$1.40	—	Beverages	
ID: 970QHR3HCQF6W	<i>Default</i>	SKU:		
☐ Milk	\$2.50	—	Beverages	
ID: 37DYAB4X291T0	<i>Default</i>	SKU:		
☐ Perrier	\$2.50	—	Beverages	
ID: NRYEN07NAPPEM	<i>Default</i>	SKU:		
☐ Propel	\$2.50	—	Beverages	
ID: J5BH2Y7DQEAN2	<i>Default</i>	SKU:		
☐ Rock Star	\$3.74	—	Beverages	
ID: 5655KE3A4MTKY	<i>Default</i>	SKU:		
☐ Sparkling Ice	\$2.50	—	Beverages	
ID: Z4A39WGEKVBA4	<i>Default</i>	SKU:		
☐ Starbucks	\$2.50	—	Beverages	
ID: BBFHJHJMA1D3M	<i>Default</i>	SKU:		



Inventory

Import Inventory

Export Inventory



Items

Categories

Modifier Groups

Labels

Setup

[+ Add New Item](#)

Search

[x Clear Filters](#)

FILTER BY

Beer

☐ Select All

Name	Price	Taxes	Product Code	Categories	Modifier Groups	Labels
☐ 5 Bud Bucket	\$12.00			—	Beer	
ID: VSQV6BWJJ34DY				SKU:		
☐ All Day IPA	\$3.74			—	Beer	
ID: 3JRSSD5Y5Q9K0		Default		SKU:		
☐ Bd Root Beer	\$4.67			—	Beer	
ID: 95P3HG3QJNTMY		Default		SKU:		
☐ Beach Blond Ale	\$3.74			—	Beer	
ID: F7H7P7X9GPN86		Default		SKU:		
☐ Becks	\$3.74			—	Beer	
ID: 7ZDF89WA7Y1YW		Default		SKU:		
☐ Big Storm Amber Ale	\$3.74			—	Beer	
ID: 50Q4E4N2SC6RP		Default		SKU:		
☐ Big Storm Buckets	\$15.00			—	Beer	
ID: QRFSSHVS8NYAM		Default		SKU:		

☐ Big Storm Pilsner	\$3.74	—	Beer
ID: YDE2KFX0XQ4M2	<i>Default</i>	SKU:	
☐ Big Wave	\$3.74	—	Beer
ID: 2JXF1C4CXRS6M	<i>Default</i>	SKU:	
☐ Bimini Twist IPA	\$3.74	—	Beer
ID: 21ZG06XAZKSHE	<i>Default</i>	SKU:	
☐ Blue	\$3.74	—	Beer
ID: 999B1133NY3MY	<i>Default</i>	SKU:	
☐ Bud Lime	\$3.27	—	Beer
ID: 2XVG7HT423EQ6	<i>Default</i>	SKU:	
☐ Bud Lite	\$3.27	—	Beer
ID: G9RR8GVFVF7WA	<i>Default</i>	SKU:	
☐ Budweiser	\$3.27	—	Beer
ID: 5KQW71RXTJGQ0	<i>Default</i>	SKU:	
☐ Coor Lt	\$3.27	—	Beer
ID: BJZ6GHDB954V8	<i>Default</i>	SKU:	
☐ Corona Extra	\$3.74	—	Beer
ID: JWH37FWDYNPY8	<i>Default</i>	SKU:	
☐ Corona Lt	\$3.74	—	Beer
ID: JYN6ZDJNCMGK6	<i>Default</i>	SKU:	
☐ Florda Ave Ale	\$3.74	—	Beer
ID: VJXZGBFYVXN9A	<i>Default</i>	SKU:	
☐ Florida Ave IPA	\$3.74	—	Beer
ID: A3ST6XEW5DAQW	<i>Default</i>	SKU:	

☐ Heinken	\$3.27	—	Beer
ID: QD0BBFMG7FDKJ	Default	SKU:	
☐ Imperial	\$4.67	—	Beer
ID: AXXK2ZXKRA5E4	Default	SKU:	
☐ Land Shark	\$3.74	—	Beer
ID: GFEMG8ETR3VNP	Default	SKU:	
☐ Long Board	\$3.74	—	Beer
ID: JCV5729457EWG	Default	SKU:	
☐ Longboard	\$3.74	—	Beer
ID: SPX66032RCVNC	Default	SKU:	
☐ Magic Hat #9	\$3.74	—	Beer
ID: GDFQTQA8EB4TY	Default	SKU:	
☐ Magic Hat Barroom Hero	\$3.74	—	Beer
ID: WQ1FTRNQGW4E	Default	SKU:	
☐ Mic Ultra	\$2.80	—	Beer
ID: XS62JNDP1AWAY	Default	SKU:	
☐ Miller Lt	\$3.27	—	Beer
ID: E28SMSJ6NPPHG	Default	SKU:	
☐ Modelo	\$3.74	—	Beer
ID: S835QFDZ4GBAY	Default	SKU:	
☐ Narragansett	\$3.74	—	Beer
ID: T0CP73M6QP8WC	Default	SKU:	
☐ Odouls	\$1.87	—	Beer
ID: VXAWR44VNQEVG	Default	SKU:	

☐ Pacifico 16	\$3.74	—	Beer	
ID: FFA8BN3BXM932	<i>Default</i>	SKU:		
☐ Pacifico 16oz	\$3.74	—	Beer	
ID: 9AC0PJ1XP3HG8	<i>Default</i>	SKU:		
☐ Pacifico 20	\$5.61	—	Beer	
ID: HVC72SKG9PF3P	<i>Default</i>	SKU:		
☐ Pacifico 20oz	\$5.61	—	Beer	
ID: AABAXAA7PWKN6	<i>Default</i>	SKU:		
☐ Pbr	\$1.87	—	Beer	
ID: YQ9BM2ZPV9MYR	<i>Default</i>	SKU:		
☐ Reef Donkey	\$4.67	—	Beer	
ID: ZKRNZK3SDHDTW	<i>Default</i>	SKU:		
☐ Ritas	\$3.27	—	Beer	Flavors
ID: 7N26W1N3N6GMT	<i>Default</i>	SKU:		
☐ Rolling Rock	\$1.87	—	Beer	
ID: PB0FJRNRGDWKM	<i>Default</i>	SKU:		
☐ Sandbar Sunday	\$3.74	—	Beer	
ID: 89F1EEE89S5Q0	<i>Default</i>	SKU:		
☐ Sea Dog	\$3.74	—	Beer	
ID: X9KZ6JR957M2E	<i>Default</i>	SKU:		
☐ Seagrams	\$3.74	—	Beer	
ID: BCJBYSGERZVY	<i>Default</i>	SKU:		
☐ Ship Yard	\$3.74	—	Beer	
ID: 8841Q715VDYYJ	<i>Default</i>	SKU:		

☐ **Shoffenhoffer** \$3.74

— Beer

ID: JCG5BNT2XAPCT

Default

SKU:

☐ **SPECIAL Bud Bottle** \$1.87

— Beer

ID: YTJTTHJEBCT6R

Default

SKU:

☐ **Spiked Seltzer** \$3.74

— Beer

ID: G8M02SA3SSFTY

Default

SKU:

☐ **Strongbow** \$3.74

— Beer

ID: 4YAMGG4NGE92W

Default

SKU:

☐ **SweetWater 420 Extra Pale Ale** \$3.74

— Beer

ID: XFMRPWV5E3QF4

Default

SKU:

☐ **SweetWater IPA** \$3.74

— Beer

ID: BSRTVM94MBZQA

Default

SKU:

☐ **Woodchuck** \$3.74

— Beer

ID: K445NW2GKF946

Default

SKU:



Inventory

Items | PARADISE GRILLE | Inventory | www.clover.com

Import Inventory

Export Inventory



Items

Categories

Modifier Groups

Labels

Setup

+ Add New Item

Search

✕ Clear Filters

FILTER BY

Draft Beer



☐ Select All

Name	Price	Taxes	Product Code	Categories	Modifier Groups	Labels
------	-------	-------	--------------	------------	-----------------	--------

☐	Amberbock 16	\$1.87		—		Draft Beer
ID: GS1RTN2FV376C			Default	SKU:		

☐	Amberbock 20	\$3.74		—		Draft Beer
ID: 49QVZ2SZQTNKW			Default	SKU:		

☐	Bud Light 16	\$3.27		—		Draft Beer
ID: NEXGMC4JG6NQM			Default	SKU:		

☐	Bud Light 20	\$5.14		—		Draft Beer
ID: P6809NPZ2GD5M			Default	SKU:		

☐	Corona Lt 16oz	\$3.74		—		Draft Beer
ID: SY1R3873PRHVE			Default	SKU:		

☐	Corona Lt 20oz	\$5.61		—		Draft Beer
ID: GJ0W440FDJN1C			Default	SKU:		

☐	Goose Island 16	\$3.74		—		Draft Beer
ID: SYZEPZK0PQD8Y			Default	SKU:		

☐ Goose Island 20	\$5.61	—	Draft Beer
ID: N0QBR502RCZ7M	<i>Default</i>	SKU:	
☐ Landshark 16Oz	\$3.74	—	Draft Beer
ID: GQQGTHERS4E8Y4	<i>Default</i>	SKU:	
☐ Landshark 20oz	\$5.61	—	Draft Beer
ID: 20HYE11PH28PW	<i>Default</i>	SKU:	
☐ Mic Ultra 16oz	\$3.74	—	Draft Beer
ID: S9FW51C9ZMQXE	<i>Default</i>	SKU:	
☐ Mic Ultra 20oz	\$5.61	—	Draft Beer
ID: 6V138N66PKH8T	<i>Default</i>	SKU:	
☐ Modelo 16	\$3.74	—	Draft Beer
ID: 44PMMGNC5YPRE	<i>Default</i>	SKU:	
☐ Modelo 20	\$5.61	—	Draft Beer
ID: DRKN5Y4TVQEA0	<i>Default</i>	SKU:	
☐ Shipyard IPA 16oz	\$3.27	—	Draft Beer
ID: 9J9GPZD06NSJW	<i>Default</i>	SKU:	
☐ Shipyard IPA 20oz	\$5.14	—	Draft Beer
ID: 8MSW32T26JXK0	<i>Default</i>	SKU:	
☐ Shock Top 16	\$3.74	—	Draft Beer
ID: FN2E5RZN4D4H4	<i>Default</i>	SKU:	
☐ Shock Top 20	\$5.61	—	Draft Beer
ID: B4R9DZ1VVQ1CE	<i>Default</i>	SKU:	
☐ Stella 16oz	\$4.67	—	Draft Beer
ID: PAZHASB00EQSW	<i>Default</i>	SKU:	



Inventory

Import Inventory

Export Inventory



Items

Categories

Modifier Groups

Labels

Setup

[+ Add New Item](#)

Search

[x Clear Filters](#)

FILTER BY

Wine

☐ Select All

Name

Price

Taxes

Product Code

Categories

Modifier Groups

Labels

☐ **Cabernet Sauvignon** \$3.74 — Wine

ID: 39XKTEDJWKJA4

Default

SKU:

☐ **Champagne** \$3.74 — Wine

ID: SH49PVSH6QQVA

Default

SKU:

☐ **Chardonnay** \$3.74 — Wine

ID: RDNPV405J506P

Default

SKU:

☐ **Merlot** \$3.74 — Wine

ID: GSHNE2FPNC3K2

Default

SKU:

☐ **Pinot Grigio** \$3.74 — Wine

ID: 7WAKMGK8M6FH4

Default

SKU:

☐ **Red Spritzer** \$3.74 — Wine

ID: HKWB27ZCAPB2E

Default

SKU:

☐ **Red Tap Wine** \$4.21 — Wine

ID: FT3N1TX43N0W

Default

SKU:

☐ Riesling	\$3.74	—	Wine
ID: 075NY6AW3FA20	<i>Default</i>	SKU:	
☐ Sangria	\$4.67	—	Wine
ID: 4RYXDEXJR2KCJ	<i>Default</i>	SKU:	
☐ Sauvignon Blanc	\$3.74	—	Wine
ID: F8D06X5W6HJ7C	<i>Default</i>	SKU:	
☐ White Spritzer	\$3.74	—	Wine
ID: BS4V30ANPX6QY	<i>Default</i>	SKU:	
☐ White Tap Wine	\$4.21	—	Wine
ID: YVHJGE0FE40MT	<i>Default</i>	SKU:	
☐ White Zinfandel	\$3.74	—	Wine
ID: 3BVQ5GZC56CZJ	<i>Default</i>	SKU:	



Inventory

Import Inventory

Export Inventory



Items

Categories

Modifier Groups

Labels

Setup

[+ Add New Item](#)

Search

[✕ Clear Filters](#)

FILTER BY

Mixed Drinks

☐ Select All

Name	Price	Taxes	Product Code	Categories	Modifier Groups	Labels
☐ Bloody Mary	\$4.67			—	Mixed Drinks	
ID: 2328Z03MPCDK2		Default	SKU:			
☐ Greyhound	\$6.31			—	Mixed Drinks	
ID: 0GA23J98GJTK2		Default	SKU:			
☐ Lemon Drop	\$6.31			—	Mixed Drinks	
ID: HYSQ3M28Y5WY		Default	SKU:			
☐ Madris	\$6.31			—	Mixed Drinks	
ID: E64FMNPWMJC16		Default	SKU:			
☐ Mango Daquiri	\$6.75			—	Mixed Drinks	
ID: 694ZVM7XG16KT			SKU:			
☐ Margarita	\$6.31			—	Mixed Drinks	
ID: W3AJM11J6DJ14		Default	SKU:			
☐ Miami Vice	\$6.31			—	Mixed Drinks	
ID: Q3GVPW3NKS56J		Default	SKU:			

☐	Mimosa	\$4.67	—	Mixed Drinks
ID: 4RRGQVD7Y6Y0Y	<i>Default</i>	SKU:		
☐	Mojito	\$6.31	—	Mixed Drinks
ID: 93QHXBMGQPQP6	<i>Default</i>	SKU:		
☐	Pina Colada	\$6.31	—	Mixed Drinks
ID: 1N3WDT6CPVDT2	<i>Default</i>	SKU:		
☐	Rum & Pepsi	\$6.31	—	Mixed Drinks
ID: V50VG5YBASC GT	<i>Default</i>	SKU:		
☐	Rum and mix	\$6.75	—	Mixed Drinks
ID: 75HAK4KAK7JCR		SKU:		
☐	Rum Punch	\$6.75	—	Mixed Drinks
ID: H4552AVYE7AAT		SKU:		
☐	Rum Runner	\$6.31	—	Mixed Drinks
ID: BKRQEAGQ2VFJR	<i>Default</i>	SKU:		
☐	Rum Sunset	\$6.75	—	Mixed Drinks
ID: D5411NW5BFGSR		SKU:		
☐	Screwdriver	\$6.31	—	Mixed Drinks
ID: GVZ73GPA51E5E	<i>Default</i>	SKU:		
☐	Seabreeze	\$6.31	—	Mixed Drinks
ID: 0VWY0VE7E1PWY	<i>Default</i>	SKU:		
☐	Strawberry Daiquiri	\$6.31	—	Mixed Drinks
ID: 6ZMCZW3GBFQ28	<i>Default</i>	SKU:		
☐	Tequila Sunrise	\$6.31	—	Mixed Drinks
ID: Q2N0YCW3AWWBC	<i>Default</i>	SKU:		

In addition to all of the food and beverage items that i have submitted as items we will be serving on a day to day basis, the following non food related items will also be available for purchase by our customers. Tee shirts, 10\$-20\$, Sweat Shirts, 20\$-30\$, Hats, 7\$-25\$ Flip Flops, 7\$-30\$ Sunglasses, 5\$-25\$ Swim Suits, 10\$- 40\$ Beach Bags, 12\$-35\$ Post Cards, 1\$-3\$ Jewelry, 2\$-20\$ Sun Tan Lotion, 3\$-12\$ Beach Balls, Toys, Shovels, Buckets, Squirters, Floats etc. 2\$- 20\$



AGREEMENT

March 23, 2018

Michael Janeczek
423 Lotus Path
Clearwater, Florida

RE: Landscape Architectural Services - St. Pete Beach Concession Stand

PROJECT DESCRIPTION:

Landscape Architectural services for Concession Stand, St. Pete Beach, Florida.

SCOPE OF WORK:

Provide the following Landscape Architectural services:

- Preparation of a Concept Building / Landscape Plan.

SCOPE OF SERVICES:

Assimilation of Data: Analysis and evaluation of existing material and conditions; initial discussions with client to establish the project criteria and set pre-determined goals; plan is conceptual only and may not necessarily meet all codes.

Final Documents: Final plans to include landscape plantings, amenities, floor plan concept layout for building, and common areas. Note: Client will hire Architect to expand initial concepts to meet all required codes and restrictions.

CONSIDERATION:

COPLEY DESIGN ASSOCIATES agrees to provide the services stated as follows:

Concept Plan View\$1,875.00

to include:

One Photoshop rendering of one building facade (photo supplied by client)

Digital copies of concept plan and rendering. Color hard copies not included.

Note: Additional expenses not in above fee include delivery, mailing, printing cost (\$4.50 per sheet bound and folded black line copies only), additional client meetings, arborist consulting if required,

permitting and associated costs. Drawings are plan view only, elevations and/or perspective drawings are not apart of this contract. Bidding and construction management are not a part of this contract. Changes generated from owner or contractor may require additional services. All engineering items required by consultant or governing agencies shall be provided by owner. Item excluded from this proposal include cost estimates, record drawings, soils testing and engineering, additional inspections, revisions to drawings during construction due to owner or contractor changes. Revisions to approved plans shall be billed at \$95.00 per hour.

PAYMENT:

Retainer of \$1,000 due upon acceptance of proposal, balance upon delivery of Signed and Sealed drawings. Invoices to be paid upon receipt of invoice. Invoices not paid per schedule are subject to a service charge of 1.5% per month plus attorney/collection fees.

Additional services: Additional changes and/or modifications to approved plans by client shall be performed at an hourly rate of \$95.00/hour.

ITEMS SUPPLIED BY CLIENT:

Client shall provide all site surveys, tree surveys and inventories, topographical data, and architectural drawings appropriate to the project development and required by the Landscape Architect. Site plans, building tie-in survey supplied to Copley Design shall be AutoCAD drawing files. All civil engineering items required by consultant or governing agencies shall be provided by owner including proposed and existing elevations, soil test/boring samples, mean tide elevations SWFWMD requirements and other items as may be required during the design process. Landscape Architect does not guarantee project can be built for the budgets as proposed by client.

TERMINATION:

Either party may terminate this agreement by written notice ten (10) days prior to termination. Work completed to date prior to termination shall be billed at a prorated basis. This contract is not assignable.

ACCEPTANCE:

Michael Janeczek agrees to retain COPLEY DESIGN ASSOCIATES, INC, Inc. to provide the aforementioned services for the consideration and payment schedule.

Michael Janeczek

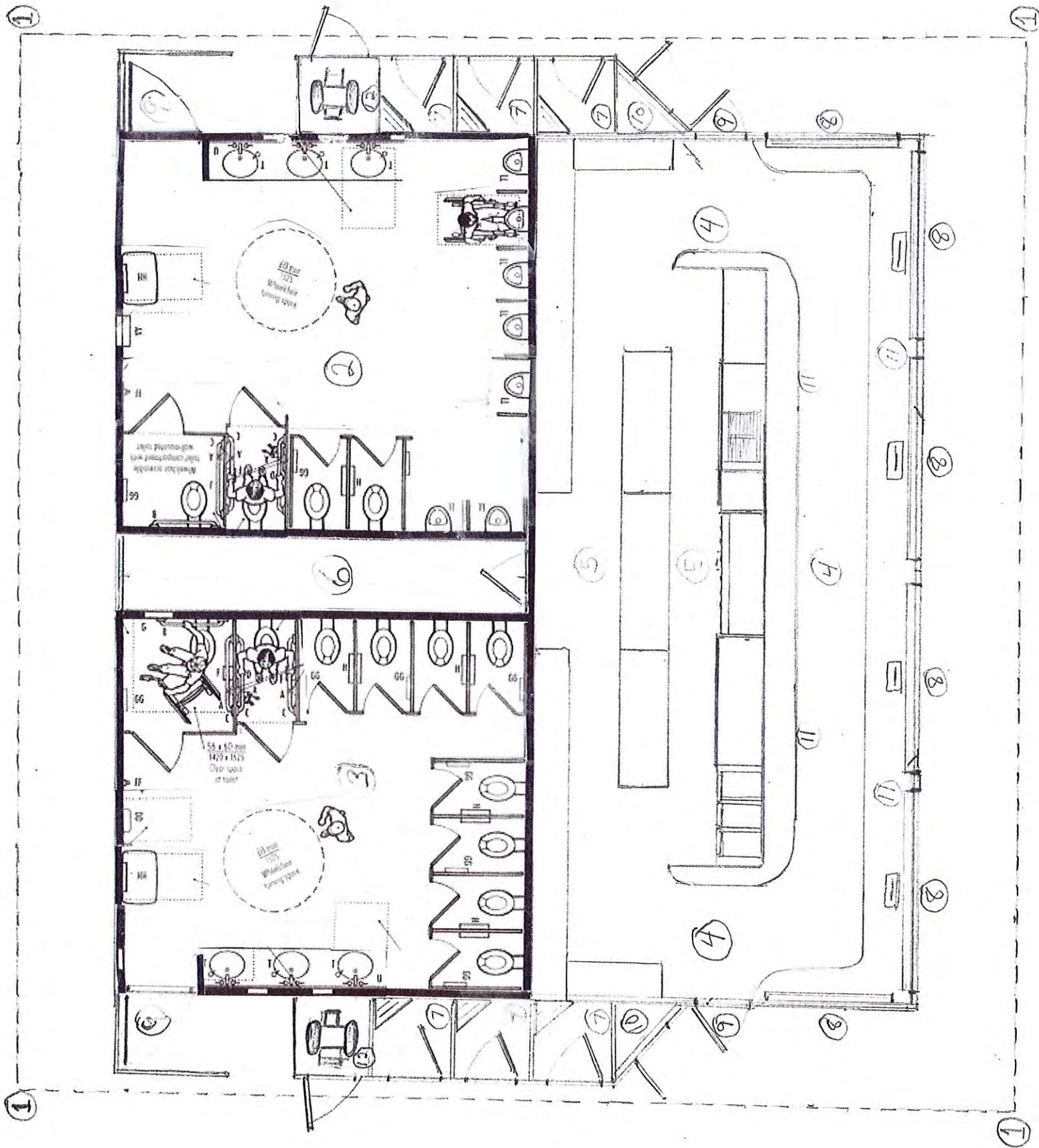
Date: 3/23/2018

Pass-A-Grille Bathroom / Building Renovation

The expansion of the bathroom facilities at the Pass-A-Grille location opens up a very profound opportunity to update and modernize the entire building. I have retained the services of a very creative architect to put together renderings of design concepts for improvements to the Pass-A-Grille property during the installation of the expanded bathroom facilities. As per my discussion with City Manager Wayne Saunders it would be advantageous to use the winter off season (December-January) to shut down the Pass-A-Grille concession for perhaps 2 months to perform a serious overhaul of the aged property. I have submitted a rough draft of potential upgrades to the Pass-A-Grille facility that include the expansion of the bathroom facilities from roughly 309 sq.ft. to 826 sq.ft. Adding 7 toilets to the ladies room for a total of 10, as well as adding an additional sink basin for a total of 3. The plan as you can see creates a much more open floor plan. The Men's room currently has 1 toilet and 2 urinals. My plan will add an additional 5 urinals to bring the total to 7. The plan also adds 3 additional toilets for a total of 4. We would also add 1 sink basin to make 3. Like the ladies room the design creates a very open floor plan. The plan also squares off the kitchen/ concession side of the operation and adds an additional 448 sq.ft. of much more user friendly space. By simply squaring off the structure we create an incredible amount of very usable space both on the inside as well as on the exterior. All of the changes can be achieved within the footprint of the existing structure thereby mitigating any potential FEMA issues. The Upham Beach Concession - The City has put a great deal of time and resources into the improvement of the Upham Concession. No structural improvements are required at this time. We will be

focusing our efforts on updating equipment and fixtures. We feel that the Upham Beach area is improving Rapidly and we are here to serve.

1. The Existing Roof Line
2. Men's Bathroom: Fully ADA Compliant. Four toilets of which one is ADA Compliant for full wheelchair access. A second stall will be an ambulatory handicap access stall. The remaining two stalls will be conventional. Seven stand-up urinals with dividers. Three sink basins all of which should be ADA Compliant with three soap dispensers and three hand towel dispensers. One Xlerator hand blower. One fold out ADA Compliant diaper changing station. Several pedestal hand sanitizer dispensers and a sufficient number of large trash containers.
3. Ladies' Bathroom: Fully ADA Compliant. Ten toilets with one being fully wheelchair accessible. A second stall for ambulatory handicap access. The other eight toilets will be conventional. Conventional toilet stalls will be the roomier 36" type. Three sink basins with mirrors all to be ADA Compliant. Three soap dispensers and three hand towel dispensers. One Xlerator hand blower. One fold out ADA Compliant diaper changing station. Several pedestal sanitizing dispensers. Sufficiently large trash containers with lids.
4. Large, flowing concession service area including six hurricane rated roll up shutters. Four full service lanes with registers to accommodate weekend traffic. Two side service windows to take drink orders from both sides.
5. Doubling the size of the kitchen space allowing more cooks at the grills/and fryers as well as prep stations. Tripling the amount of freezer and refrigeration space. These kitchen issues have always been incredibly problematic. These changes will allow us to completely update out kitchen and food storage facilities. I foresee cook times going from fifteen minutes to closer to eight-ten minutes. This will allow us also to minimize the time customers stand in line thereby creating a much better overall experience.
6. Six foot wide dry good storage area. Shelving down both sides sixteen (16) feet in length, eighteen inches in width, five shelves in height, sixteen inches apart. Creating two hundred and eighty-eight square feet of shelving surface.
7. Six 9'x4' changing stalls.
8. Hurricane rated roll up shutters. All automatic. Double locks for security. All shutters will be approximately eight feet in width and four and a half feet in height.
9. Steel security entry doors. Two for the bathrooms and two for the kitchen access.
10. Triangular exterior utility closets north and south sides of building.
11. Wall to wall uninterrupted hard surfaced service counters with backsplash for controlling spills and easy cleanup.
12. Handicap wheelchair storage. One on the North side and one on the South side.



Starson LLC- Affirmative Statement

We have broken the design and implementation process into five action areas which are detailed below. They are set forth in a loose chronological order knowing that they are largely overlapping.

A. Getting To Know Our Client – BB&T feels that it is imperative to know what makes **Starson LLC**. All companies have a culture that permeates it and affects the way it conducts business. We will use several means to learn about **Starson LLC** so that we can better serve you. Some of the factors we try to determine about **Starson LLC** are its...

- ◆ Needs and Desires
- ◆ Risk Tolerances
- ◆ Motivating Factors
- ◆ Growth Mode
- ◆ Attitudes

B. Data Collection and Analysis – Pertinent and accurate information is critical to good decision making. It is important to gather as much meaningful data as possible in the areas where it can have a bearing on the quality and/or cost of the insurance program. We look to the carriers and the insured for information in the following areas. BB&T Insurance Services is fortunate to have experienced staff who know the correct information to collect and how to analyze it to produce meaningful conclusions.

- ◆ Losses - Our claims consulting department seeks detailed information about loss experience. This information is subjected to intense analysis to determine loss trends (geographical, job function, accident types, etc.), reserving practices of the carriers, costs of claims, provide input regarding retention levels and make recommendations for improvements in the way claims are handled.
- ◆ Risk Control - Our risk control department seeks information about safety programs and procedures in place and how they are implemented. This department also closely analyzes loss runs to identify problem areas and how they can be corrected through loss control procedures. This analysis can help identify the effectiveness of safety and quality control programs



Insurance Services
Global Resources — Client Focused

- ◆ Financial – BB&T Insurance Services, as part of a financial services holding company, has resources at its disposal that none of our competitors can claim. We can call on BB&T Capital Markets to provide information on the state of the industrial and medical gas industry to get a picture as to where the industry is headed in both the short term and long term. Our sisters at BB&T, the bank, can help us interpret the financial statements and provide insight that might make the account more attractive in the marketplace.
- ◆ Underwriting – Our account executives collect exposure information from **Starson LLC** to include in the specifications to the insurance market. Our marketing department helps determine the specific information needed by certain carriers to assist them with the underwriting process.

C. Marketing – Under the coordination of the account executives, insurance specifications are crafted using input from claims consulting, risk control, marketing, financial partners and underwriting. These specifications, which reflect the exposures, limits, retentions, coverages and target premiums desired by **Starson LLC** are delivered to the marketplace by our marketing department. Responsibilities of the marketing department include

- ◆ Identification of capable and interested insurance companies including alternative markets.
- ◆ Presenting the specifications to each market in a face to face meeting.
- ◆ Negotiations with carriers to obtain the most competitive programs available.

D. Communication – Throughout the entire renewal process effective communication is extremely important. We want to avoid surprises so we recommend a periodic status report via telephone with **Starson LLC** during the renewal process. BB&T has several departments working within their areas of expertise and it is crucial that each knows what the other is doing. Likewise we have periodic team meetings to disseminate important information and bring all team members up to date.



Insurance Services
Global Resources — Client Focused

E. Presentation – Our final results are presented to **Starson LLC** in the form of a formal proposal in a face to face meeting. Such meeting will be attended by the account executives and any other account team member whose input will enhance the proposal. It will be held far enough in advance of the inception date to allow for a thorough review of all options presented, ask questions and allow time for final negotiations with the carriers. The proposal will include:

- ◆ A clear explanation of the insurance program highlighting the
 - Coverage provided (including coverage gains and coverage losses)
 - Limits of liability
 - Retentions
 - Premiums and payment options
 - Carriers and their Best ratings
- ◆ Comparison with previous year's exposures
- ◆ Summary of marketing activity
- ◆ Recommended solutions to identified loss control and claims handling problems as well as insurance program changes



Insurance Services
Global Resources — Client Focused

Describe the process and the level of coordination within our organization for the sharing of market information and controlling carrier pricing for your clients? In what ways is your process different from other brokerage houses?

The most important goal in carrier placement is to work on behalf of **Starson LLC** in placing the business with the strongest carrier who offers the best terms and conditions. Our organizational approach is from the “top down” The President of BB&T and the Executive Management Committee meets regularly with senior management from the carriers we represent. This paves the way for our regional and local representatives to understand who we are and how we can develop relationships that fulfill our client’s needs.

Within our Executive Management Committee we have a Senior Vice President dedicated to market relations. He conducts quarterly teleconferences in which everyone from the production level can participate. During these discussions, there is an exchange of information from the various regions concerning the state of the market and opportunities for growth. We are brought up to date on various opportunities that have been negotiated by our Executive Management Committee with carriers. We are provided access to resources to enhance our marketing and pricing capabilities which benefit our clients.

The Regional Presidents for BB&T develop relationships within the various carrier reporting regions. They provide our production team with information and resources. Each region also has Marketing Managers given the authority to negotiate proposals and pricing to assist the production teams.

Information is disseminated through our email and intranet system as needed. BB&T also uses focus groups to develop products and pricing for special segments in the marketplace. This provides the client services and price which in turn provides value.

One of the things that distinguish BB&T Insurance from other brokerage houses is our ability to be flexible and react quickly to changes in the marketplace. There are no tremendous layers of corporate bureaucracy to tread through in the decision making process. Our local Marketing Managers have access to carriers from local to home office underwriters. When additional assistance is required, our Senior Management will actively participate in the process to make sure we obtain the best product and price for our client. No one forgets who our “boss” is; it is you, **Starson LLC**



Insurance Services
Global Resources — Client Focused

1. How do you assess and monitor the financial stability of major carriers?

BB&T maintains a committee of eight individuals called the Market Security Committee. They meet every other month to discuss the status of the companies with which we do business. If there is information forthcoming that has an immediate effect on our client base, they will call special sessions to determine the appropriate action we should take. This may include alerting our staff, informing our clients, perhaps even moving accounts mid-term should the situation warrant. The standard for BB&T is that the carriers we represent should maintain an A.M. Best rating of A- or better.



Insurance Services
Global Resources — Client Focused

Our Commitment

***Our commitment to you
is to listen and
understand your needs
and help you achieve
your objectives.***

***We will develop a risk
management strategy
specifically for you to
meet your unique
needs.***

***We will always make
your objectives our priority.***

***We will endeavor at all
times to deliver world
standard service, the
standard to which all
others will strive to
attain.***



Insurance Services
Global Resources — Client Focused

St. Pete Beach City Commission Agenda Report

Issue Considered: Ordinance 2018-04: Final Reading and Public Hearing. An Ordinance of the City of St. Pete Beach, Florida providing for supplemental appropriations to the General Fund and Capital Improvement Projects Fund.

Date: April 24, 2018

Prepared By: Vincent Tenaglia, Administrative Services Director

Through: Wayne Saunders, City Manager

Summary of Issue: The intent of Ordinance 2018-04 is to amend the budget to reflect two pending grant agreements:

- 1) Assistance to Firefighters Grant: The City has been awarded federal assistance from FEMA totaling \$136,574 for the replacement of SCBA equipment. Revenue will be recorded in the General Fund, along with corresponding expenditures totaling \$143,763. The net impact to General Fund balance is \$7,189.
- 2) Florida Department of Transportation (FDOT) Highway Landscape Reimbursement Program: Reimbursement funding will be provided in the amount of \$90,000 for landscaping improvements on Blind Pass Road from 75th Avenue to 82nd Avenue. Corresponding revenue and expenditures will be recorded in the Capital Improvement Projects Fund.

Funding: The effects of Ordinance 2018-04 are summarized below:

Account	Description	Amount
001.5801.522.5649	Fire Department: Equipment	\$143,763
001.331.200	Federal Grant: Public Safety	\$(136,574)
General Fund Net Expenditures:		\$7,189
301.8000.590.5650	Capital Expenditures	\$90,000
301.334.400	State Reimbursement: FDOT	\$(90000)
Capital Projects Fund Net Expenditures:		\$0

Requested Motion: "I move to approve Ordinance 2018-04 on final reading (read title)."

Attachment: Ordinance 2018-04
Appendix A

**Reviewed by the
City Manager:**

WS

Ordinance 2018-04

AN ORDINANCE OF THE CITY OF ST. PETE BEACH, FLORIDA PROVIDING FOR SUPPLEMENTAL APPROPRIATIONS TO THE GENERAL FUND AND CAPITAL IMPROVEMENT PROJECTS FUND; PROVIDING FOR CONFLICTS, SEVERABILITY, CONSTRUCTION, PUBLICATION, AND AN EFFECTIVE DATE.

WHEREAS, the City Commission of the City of St. Pete Beach desires to amend the fiscal year 2018 budget; and

WHEREAS, notice of this ordinance has been provided in accordance with applicable law; and

WHEREAS, the fiscal year 2018 budget includes revenue and expenditures as adopted by Ordinance 2017-20 and supplemented by Ordinance 2017-31; and

WHEREAS, Article III, Section 3.13(a) of the City Charter provides authority for appropriation amendments; and

WHEREAS, the City Commission of the City of St. Pete Beach desires to appropriate revenue and expenditures corresponding to grant funding agreements.

NOW, THEREFORE, THE CITY COMMISSION OF THE CITY OF ST. PETE BEACH FLORIDA, HEREBY ORDAINS:

SECTION 1. Recitals. The above recitals ("Whereas" clauses) are hereby adopted as legislative findings, purpose and intent of the City Commission.

SECTION 2. The City of St. Pete Beach fiscal year 2018 budget shall be amended per Appendix A, attached and made part of this Ordinance.

SECTION 3. Conflicts. All ordinances or parts of ordinances, in conflict herewith are hereby repealed to the extent of any conflict with the Ordinance.

SECTION 4. Severability. The provisions of this Ordinance are declared to be severable, and if any section, sentence, clause or phrase of this Ordinance shall for any reason be held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this Ordinance but they shall remain in effect, it being the legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

SECTION 5. Construction. This Ordinance is to be liberally construed to accomplish its objectives.

SECTION 6. Publication. This Ordinance shall be published in accordance with the requirements of law.

SECTION 7. Effective Date. This ordinance shall take effect immediately upon adoption.

FIRST READING: _____
PUBLISHED: _____
SECOND READING: _____
PUBLIC HEARING: _____

CITY COMMISSION, CITY OF ST. PETE
BEACH, FLORIDA.

Alan Johnson, Mayor

I, Rebecca C. Haynes, City Clerk of the City of St. Pete Beach, Florida, do hereby certify that the foregoing Ordinance was duly adopted in accordance with the provisions of applicable law this _____ day of _____, 2018.

Rebecca C. Haynes, City Clerk

APPROVED AS TO LEGAL FORM AND CORRECTNESS:

Andrew Dickman, City Attorney

City of St. Pete Beach
Ordinance 2018-04

Appendix A

Account	Description	Amount
General Fund:		
001.5801.522.5649	Fire Department: Equipment	143,763
001.331.200	Federal Grant: Public Safety	(136,574)
		<u>\$7,189</u>
Capital Improvement Fund:		
301.8000.590.5650	Capital Expenditures	90,000
301.334.400	State Reimbursement: FDOT	(90,000)
		<u>\$0</u>