



**AGENDA
HISTORIC DISTRICT COUNCIL
REGULAR MEETING
JANUARY 16, 2025
5:00 PM
CITY HALL COMMISSION CHAMBERS
204 ASH STREET
FERNANDINA BEACH, FL 32034**

- 1. CALL TO ORDER / ROLL CALL / DETERMINATION OF QUORUM**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVAL OF MEETING MINUTES**
 - 3.1 Review and Approval of the Minutes for the Regular Meeting of December 19, 2024.
- 4. NEW BUSINESS**
 - 4.1 **HDC 2024-0026 CITY OF FERNANDINA BEACH, CENTRE STREET "DOWNTOWN STREETSCAPE".**
FINAL Certificate of Approval (COA) for "Downtown Streetscape" with review to include materials and landscaping for Centre Street update. (*Quasi-Judicial*)
 - 4.2 **HDC 2024-0033 - CITY OF FERNANDINA BEACH, 215 O'HAGAN LANE**
FINAL Certificate of Approval (COA) for the Amelia Island Lighthouse Restoration. (*Quasi-Judicial*).
- 5. BOARD BUSINESS**
- 6. STAFF REPORT**
 - 6.1 Old Town Road Conditions Survey Results: Dashboard Located at https://www.surveymonkey.com/stories/SM-8tJN8Btqo_2FBxVgEAmqJzdQ_3D_3D/Link
 - 6.2 Downtown Utility Box Wraps - Main Street Design Council
 - 6.3 Approved Staff Certificates of Approval (COA) - December 2024
 - 6.4 Front Street Fence Extension - Same style as fencing on Front Street between Ash Street and Centre Street
- 7. PUBLIC COMMENT**
- 8. ADJOURNMENT**

THE NEXT HDC REGULAR MEETING IS SCHEDULED FOR THURSDAY, FEBRUARY 20, 2025 at 5PM.

All members of the public are invited to be present and be heard. Persons with disabilities requiring accommodations in order to participate in this program or activity should contact the City Clerk at (904) 310-3115 or TTY/TDD 711 (for the hearing or speech impaired). All interested parties may appear at said meeting and be heard as to the advisability of any action, which may be considered with respect to such matter. For information regarding this matter, please contact the Planning Department (904) 310-3135.



**MINUTES
HISTORIC DISTRICT COUNCIL
REGULAR MEETING
DECEMBER 19, 2024
5:00 PM
CITY HALL COMMISSION CHAMBERS
204 ASH STREET
FERNANDINA BEACH, FL 32034**

1. CALL TO ORDER 5:00 PM

2. ROLL CALL / DETERMINATION OF QUORUM

Members Present: Arlene Filkoff (Chair), James Pozzetta (Vice-Chair), Tammi Kosack, Veronica Byrnes, Dylan Psulkowski

Members Absent Pat Gass (Alt 1)

Others Present Kelly Gibson, Planning & Conservation Director
Tammi Bach, City Attorney
Morgan Ohlendorf, Recording Secretary

3. PLEDGE OF ALLEGIANCE

Chair Filkoff asked members to disclose ex-parte communications. Member Kosack disclosed that she spoke with the applicants of case HDC 2024-0007.

Tammi Bach, City Attorney, explained the Quasi-Judicial procedures and appeal process.

Ms. Ohlendorf, Recording Secretary, administered the oath to all parties that wished to give testimony.

4. APPROVAL OF MEETING MINUTES

4.1 Review and Approval of the Minutes for the Regular Meeting of October 17, 2024.

ACTION TAKEN: A motion was made to approve the Minutes from the Regular Meeting of October 17, 2024, as presented.

Vote upon passage of the motion was taken by ayes and nays, and being all ayes, carried.

4.2 Review and Approval of the Minutes for the Regular Meeting of November 21, 2024.

ACTION TAKEN: A motion was made to approve the Minutes from the Regular Meeting of November 21, 2024, as presented.

Vote upon passage of the motion was taken by ayes and nays, and being all ayes, carried.

5. OLD BUSINESS

5.1 **HDC 2024-0007 - MIRANDA ARCHITECT, AGENT FOR RUTH MAESTRE, 11 S. 7TH STREET**

AMENDMENT to a previously issued Certificate of Approval (COA) to add a 230 sqft rear addition to the north side with wood steps and railing, crawlspace vent panels, PAC CLAD metal roof, Marvin windows and Thermatru fiberglass door, brick steps to the south side, new wood fence and gate. (*Quasi-Judicial*).

At this time, Member Psulkowski recused himself from voting for this case and the consecutive case HDC 2024-0030.

Kelly Gibson, Planning & Conservation Director, presented the Staff Report Analysis and recommended approval of the amendment.

Jose Miranda, 309 ½ Centre Street, agent for the applicant, shared additional information about the project.

Vice-Chair Pozzetta asked a clarifying question about the windows.

Member Byrnes asked for clarification on the proposed fence.

Member Kosack asked if any of the sections being removed could be salvaged in any way. Mr. Miranda answered in the negative.

ACTION TAKEN: A motion was made by Vice-Chair Pozzetta, seconded by Member Kosack, to approve HDC case 2024-0007 without conditions; AND that the HDC make the following findings of fact and conclusions of law part of the record: that the HDC case 2024-0007, as presented, is substantially compliant with the Comprehensive Plan, the Land Development Code, the Secretary of Interior Standards, and the Downtown Historic District Design Guidelines to warrant FINAL approval at this time.

Public Hearing was opened and closed with no members of the public wishing to speak.

Vote upon passage of the motion was taken by ayes and nays, and being all ayes, carried.

Paul Lore, 11 S. 7th Street, thanked the Board and shared additional information about the history of the house.

6. NEW BUSINESS

6.1 **HDC 2024-0030 - MICHAEL STAUFFER ARCHITECT, AGENT FOR THURSTON LAMONT C REVOCABLE TRUST, 332 S. 6TH STREET**

FINAL Certificate of Approval (COA) to construct a two-car garage with an accessory dwelling unit (ADU) on the second floor, a deck, and a driveway. (*Quasi-Judicial*).

Mrs. Gibson presented the Staff Report Analysis and recommended final approval.

Member Byrnes asked about the zoning district and parking requirements. Mrs. Gibson answered that this property is grandfathered in as a duplex and located in the R-2 Zoning District and that no additional parking requirements are needed.

Member Kosack asked about the proposed and existing curb cuts.

Michael Stauffer, 1417 Sadler Road, provided additional information about the project and the proposed curb cuts.

Member Kosack inquired about the trees that are set to be removed.

Member Byrnes asked if the doors on the second floor of the ADU match the original house. Mr. Stauffer answered in the negative.

Public Hearing was opened and closed with no members of the public wishing to speak.

The Board discussed adding conditions to their approval.

Member Kosack shared her concerns with water runoff and the need for more trees.

ACTION TAKEN: A motion was made by Member Byrnes, seconded by Vice-Chair Pozzetta, to approve HDC case 2024-0030 with the following condition: that the existing curb cut in the right-of-way is restored and planted; AND that the HDC make the following findings of fact and conclusions of law part of the record: that the HDC case 2024-0030, with the noted amendments, is substantially compliant with the Comprehensive Plan, the Land Development Code, the Secretary of Interior Standards, and the Downtown Historic District Design Guidelines to warrant FINAL approval at this time.

Vote upon passage of the motion was taken by ayes and nays, and being all ayes, carried.

- 6.2 **HDC 2024-0031 - LAUREN KELLY, AGENT FOR DAVID AND HOPE BOSWORTH, 901 SAN FERNANDO STREET**
FINAL Certificate of Approval (COA) to construct a new 1,483 sq. ft. single-family residence. (*Quasi-Judicial*).

Member Psulkowski returned to the dais as a voting member.

Mrs. Gibson presented the Staff Report Analysis and recommended final approval.

Hope Bosworth, 907 San Fernando Street, shared additional information about the project.

Vice-Chair Pozzetta expressed his admiration of the mid-lot corridor and detailing.

Public Hearing was opened and closed with no members of the public wishing to speak at this time.

ACTION TAKEN: A motion was made by Member Kosack, seconded by Vice-Chair Pozzetta, to approve HDC case 2024-0031 without conditions; AND that the HDC make the following findings of fact and conclusions of law part of the record: that the HDC case 2024-0031, as presented, is substantially compliant with the Comprehensive Plan, the Land Development Code, the Secretary of Interior Standards, and the Old Town Fernandina Design Guidelines to warrant FINAL approval at this time.

Vote upon passage of the motion was taken by ayes and nays, and being all ayes, carried.

- 6.3 **HDC 2024-0032 - SUSAN DORNER, 606 CEDAR STREET**
FINAL Certificate of Approval (COA) to add a portable spa and a fence between the main house and accessory dwelling unit. (*Quasi-Judicial*).

Mrs. Gibson presented the Staff Report Analysis and recommended final approval.

Member Byrnes asked for more information about the proposed fence.

Susan Dorner, 606 Cedar Street, shared additional information about the project and addressed questions about the fence.

Vice-Chair Pozzetta recommended changing the fence material and style to make it look more presentable.

Public Hearing was opened and closed with no members of the public wishing to speak at this time.

The Board discussed some options for the fence.

DRAFT

Mrs. Gibson explained that fences are typically approved at a staff level and recommended that the Board vote on the spa and not on the fence.

The Board discussed allowing Staff approval of the fence based on their recommendations.

ACTION TAKEN: A motion was made by Vice-Chair Pozzetta, seconded by Member Kosack, to approve HDC case 2024-0032 with the following conditions: 1. That the spa be located on an existing paved platform in the location adjacent to the kitchen, and 2. That the fence details and updated drawing be provided to Staff for review and approval at a future date; AND that the HDC make the following findings of fact and conclusions of law part of the record: that the HDC case 2024-0032, with the noted conditions, is substantially compliant with the Comprehensive Plan, the Land Development Code, the Secretary of Interior Standards, and the Downtown Historic District Design Guidelines to warrant FINAL approval at this time.

Vote upon passage of the motion was taken by ayes and nays, and being all ayes, carried.

7. BOARD BUSINESS

7.1 Presentations:

- Aeratis PVC Exteriors Presentation

A representative from Aeratis PVC Exteriors provided the Board with samples of their products along with additional information and answered questions from Board Members.

Rob Psulkowski, 710 Beech Street, voiced his support for these products and their longevity.

Mrs. Gibson asked if these materials could be placed alongside historic materials. The Aeratis representative recommended not using these products with existing historic materials because said historic material could deteriorate faster.

The Board considered using these materials on a case-by-case basis for the front area. They also placed the condition that they would only consider using products from the Aeratis Traditions line.

- LP SmartSide Presentation

The Board decided to review this product at a later date, due to the absence of the representative.

8. STAFF REPORT

8.1 Approved Staff Certificates of Approval (COA) - October 2024

Member Kosack asked for more information about HDCSA2023-0321. Mrs. Gibson answered that it related to the extension of an expired permit, where there was no change to the scope of work.

Member Byrnes asked for more information about the ADA compliance and wheelchair ramp approved at 508 Ash Street.

8.2 Approved Staff Certificates of Approval (COA) - November 2024

There were no comments regarding the November 2024 Approved Staff COAs.

Chair Filkoff asked for an update on discussing the updated Downtown Design Guidelines. Mrs. Gibson suggested that the Board schedule a separate workshop to specifically focus on the guidelines. Chair Filkoff asked the Board to share any comments they have with Staff prior to the workshop.

Chair Filkoff added a comment about how the Board should review fences when they are considered as part of a pool application, in addition to having more influence over certain other projects in the Historic Districts.

DRAFT

Member Psulkowski asked if the Board considered using composite materials on the front of new structures. The Board answered that the usage of composite materials has been allowed in the past on new structures only.

The Board clarified that the Downtown Historic District Guidelines are only suggestions/directions, but there are options that can be taken to allow the guidelines to be mandated.

Chair Filkoff asked if the CRA Design Guidelines would also be updated. Mrs. Gibson answered that she would need clear direction from the Board regarding the proposed changes, but that it is possible.

9. PUBLIC COMMENT

No members of the public wished to speak at this time.

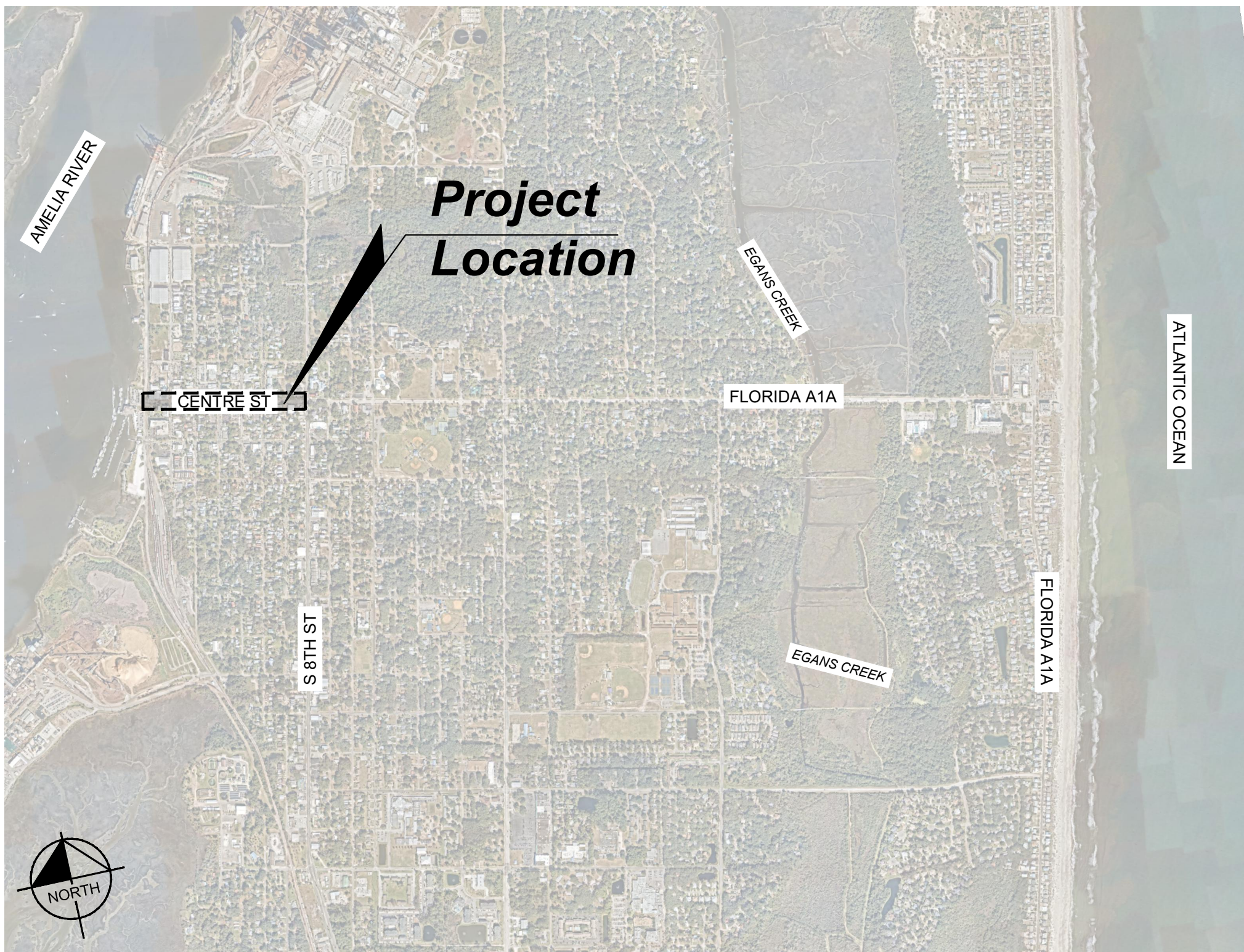
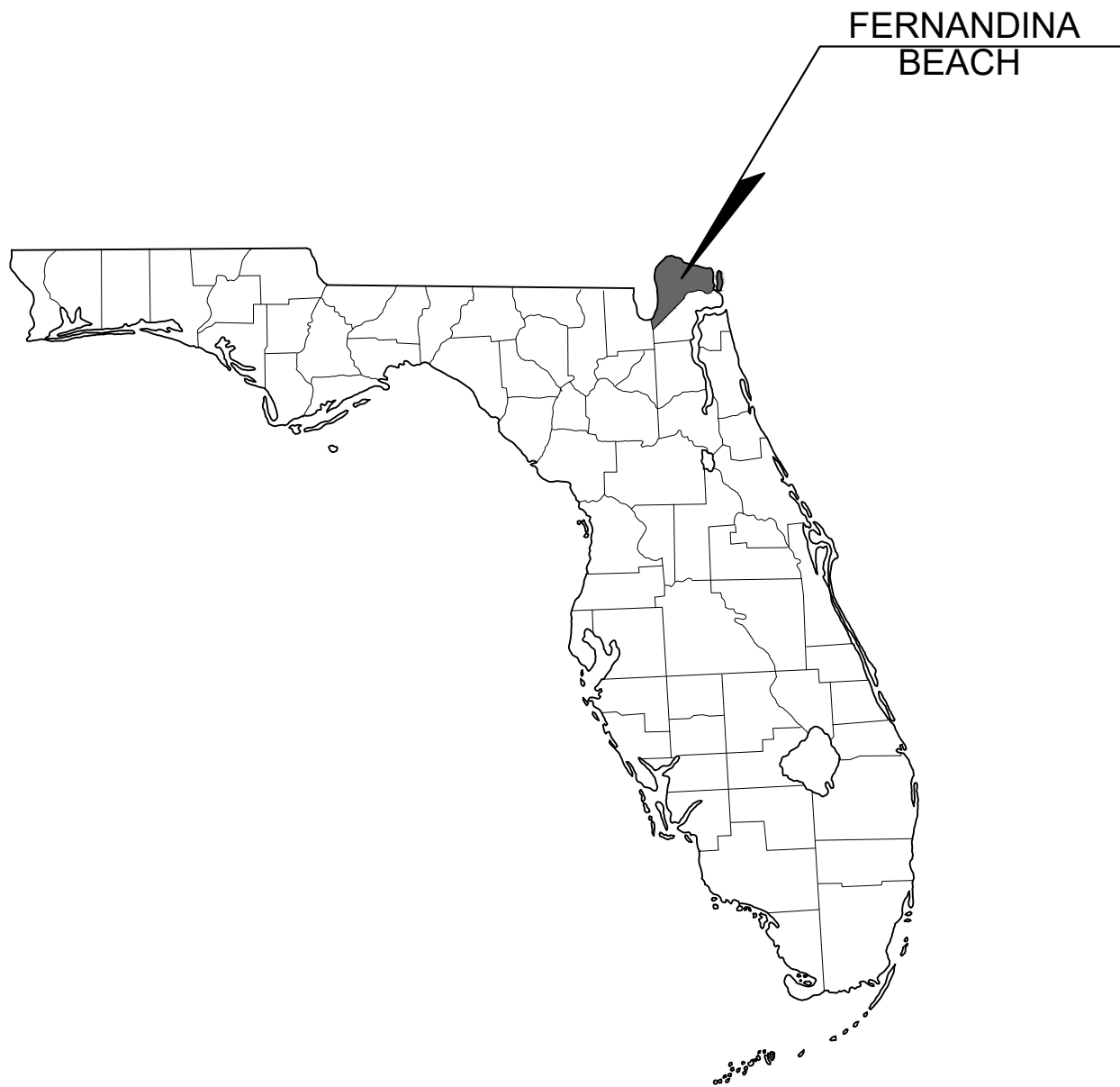
10. ADJOURNMENT 7:15 PM

Morgan Ohlendorf, Recording Secretary

Arlene Filkoff, Chair

STREETSCAPE PLANS
HARDSCAPE, PLANTING, IRRIGATION
FOR
CITY OF FERNANDINA BEACH - FLORIDA
PHASE I - CENTRE STREET

JANUARY 8TH, 2025



VICINITY MAP
NOT TO SCALE

LANDSCAPE ARCHITECT:
MATTHEW A. JURNEY, PLA
KIMLEY-HORN AND ASSOCIATES, INC.
12740 GRAN BAY PARKWAY WEST, SUITE 2350
JACKSONVILLE, FLORIDA 32258
PHONE (904) 420-4779

CIVIL ENGINEER:
BRIAN DEITSCH, PE.
KIMLEY-HORN AND ASSOCIATES, INC.
12740 GRAN BAY PARKWAY WEST, SUITE 2350
JACKSONVILLE, FLORIDA 32258
PHONE (904) 828-3936

TOPOGRAPHIC SURVEYOR:
MICHAEL A. MANZIE, PLS.
117 SOUTH NINTH STREET
FERNANDINA BEACH, FLORIDA 32034
PHONE (904) 491-5700

ELECTRICAL ENGINEER:
PETER SYNTAX, PE
KIMLEY-HORN AND ASSOCIATES, INC.
1661 E CAMELBACK RD #400
PHEONIX, ARIZONA
PHONE: (602) 291-9521

COVER SHEET	KHA PROJECT 142806005
	DATE 01/08/2025
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH FLORIDA	SCALE: AS SHOWN
	DESIGNED BY: KHA
	DRAWN BY: NL
CHECKED BY: MAJ	

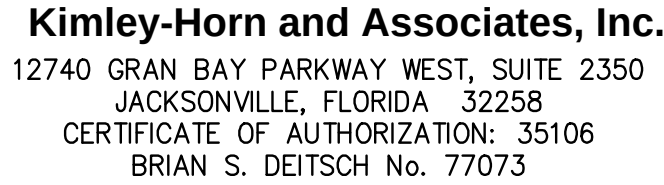
FOR PROFESSIONAL OF RECORD
SIGNATURE AND SEAL
REFER TO C0.01 SIGNATURE SHEET

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JACKSONVILLE, FLORIDA 32258
PHONE: 904-828-3900
WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

No.	REVISIONS	DATE	BY

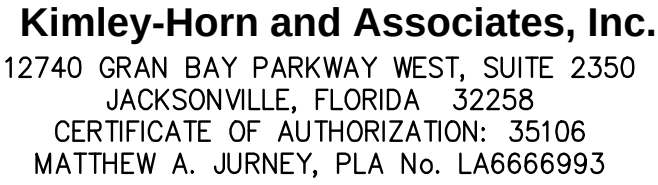
SHEET NUMBER
C0.00

Plotted By: Ziegmont, Charles Sheet Set: FERNANDINA BEACH STREETScape Layout: CO.01 January 08, 2025 11:26:51am K:\MAX_LALP\142806005 - FERNANDINA BEACH STREETScape\WORKING FILES\CAD\Plan Sheets\CO.01 SIGNATURE SHEET.dwg
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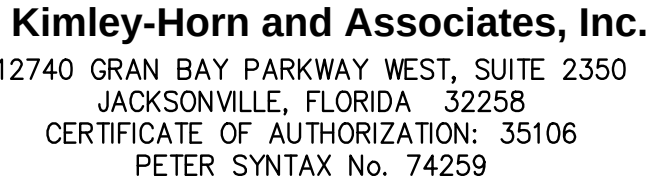
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C5.02	GRADING & DRAINAGE PLAN
C5.03	GRADING & DRAINAGE PLAN
C5.04	GRADING & DRAINAGE PLAN
C5.05	GRADING & DRAINAGE PLAN
C5.06	GRADING & DRAINAGE PLAN
C5.07	GRADING & DRAINAGE PLAN



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LIGHTING PLANS	
Sheet Number	Sheet Title
E1.00	GENERAL NOTES
E1.01	LIGHTING PLAN
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E2.11	LIGHTING PLAN
E2.12	LIGHTING PLAN
E3.01	LIGHTING DETAILS
E3.02	LIGHTING DETAILS
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E3.04	LIGHTING DETAILS

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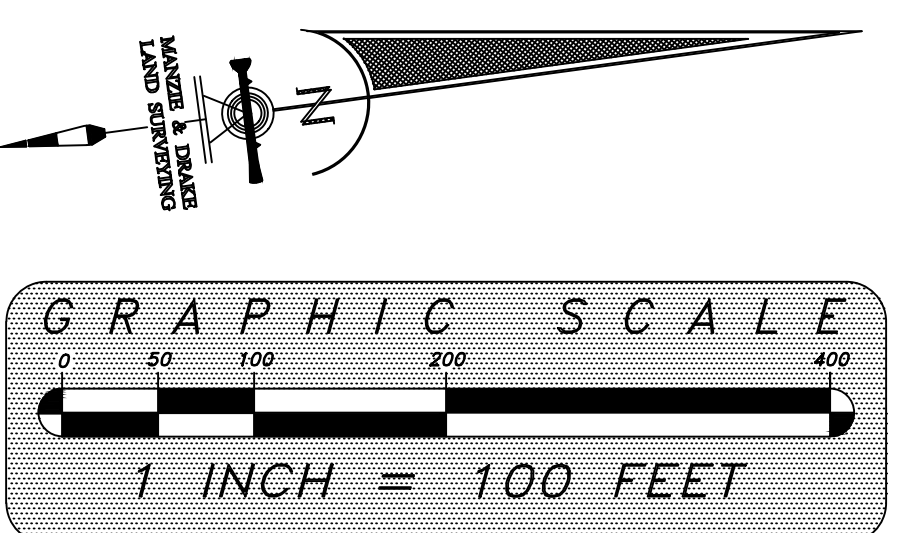
KHA PROJECT 142806005	DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: NL	CHECKED BY: MAJ
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SHEET NUMBER
C0.01

MAP OF CITY OF FERNANDINA BEACH
DOWNTOWN ROUTE SURVEY
PORTIONS OF CENTRE STREET
(AKA ATLANTIC AVENUE), ASH
STREET, BEECH STREET,
ALACHUA STREET, SOUTH &
NORTH 2ND, 3RD, 4TH, 5TH
& 6TH STREETS

A PORTION OF SECTIONS 22 & 23, TOWNSHIP 3 NORTH,
RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

(THIS IS NOT A BOUNDARY SURVEY)



TREE LEGEND
CAMP = CAMPHOR TREE
CDR = CEDAR TREE
CHY = BLACK CHERRY TREE
CIT = CITRUS TREE
GUM = GUM TREE
HBB = HACKBERRY TREE
HLY = HOLLY TREE
HLY = HICKORY TREE
HLY = HOLLY TREE
MAM = MAGNOLIA TREE
MM = MIMOSA TREE
O = OAK TREE
ORN = ORNAMENTAL TREE
P = PINE TREE
PM = PALM TREE

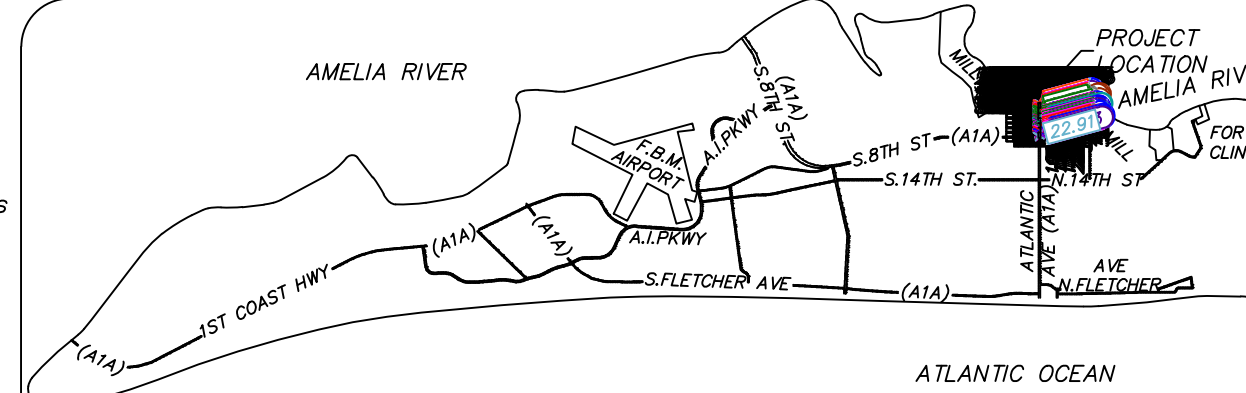
TREE DISCLAIMER:
NUMBER OF TREES SHOWN ON SURVEY: 500
SPECIES OF TREES HAVE BEEN IDENTIFIED TO THE
BEST OF OUR KNOWLEDGE AND BELIEF; HOWEVER,
MANZIE & DRAKE LAND SURVEYING WILL ASSUME
NO LIABILITY, EXPRESSED OR IMPLIED, FOR THE
CORRECTNESS OF SAID SPECIES IDENTIFICATION.
TREES HAVE BEEN LOCATED AS ACCURATELY AS
POSSIBLE UNDER CURRENT CONDITIONS AND
HAVE A POSITIONAL TOLERANCE OF
APPROXIMATELY 2 TO 3 FEET. CRITICAL TREES
SHOULD BE VERIFIED PRIOR TO CONSTRUCTION.

ADDITIONAL PROJECT ELEVATIONS
ELEVATIONS UNABLE TO BE SHOWN HEREON
FOR LEGIBILITY PURPOSES ARE AVAILABLE
WITHIN THE DIGITAL FILE OF THIS PROJECT

SURVEY NOTES:
1) This is not a boundary survey.
2) Except where otherwise indicated, underground
improvements were not located or shown.
3) Lands shown hereon were not abstracted by this
office for easements, rights-of-way, ownership
or other instruments of record.
4) Bearings & Coordinates shown hereon are based on
the State Plane Coordinate System for the
East Zone of the State of Florida, North
American Datum of 1983/1990 (N.A.D. '83/'90).
5) Site Benchmarks are as shown hereon.
6) Elevations shown hereon refer to North American
Vertical Datum of 1988, (N.A.V.D. '88)
7) The Reference Benchmark is published benchmark
D-144, (Elevation = 13.90' N.A.V.D. 1988)

LEGEND
—H— = OVERHEAD UTILITY WIRES
X-X-X= 4" CHAIN LINK
0-0-0-0" METAL RAIL FENCE
ERCOP = ELLIPTICAL REINFORCED CONCRETE PIPE
CMP = CORRUGATED METAL PIPE
RCP = REINFORCED CONCRETE PIPE
PVC = POLYVINYL CHLORIDE
HDPE = HIGH-DENSITY POLYETHYLENE
L = LENGTH
W/B = MAILBOX
NAVD = NORTH AMERICAN VERTICAL DATUM
O.R.B. = OFFICIAL RECORDS BOOK
P.C. = POINT OF CURVATURE
R = RADIUS
R/W = RIGHT-OF-WAY
P.I.N. = PARCEL IDENTIFICATION NUMBER
P.T. = POINT OF TANGENCY
(M) = MEASURED
BHW = BRICK HEADWALL
BPM = BLUE PAINT MARK (WATER)
YPM = YELLOW PAINT MARK (GAS)
GPM = GREEN PAINT MARK (SANITARY)
GPF = GREEN PIN FLAG (SANITARY)

CH = CHORD
X-X-X= 4" CHAIN LINK
0-0-0-0" METAL RAIL FENCE
ERCOP = ELLIPTICAL REINFORCED CONCRETE PIPE
CMP = CORRUGATED METAL PIPE
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GPM = GREEN PAINT MARK (SANITARY)
GPF = GREEN PIN FLAG (SANITARY)



VICINITY MAP
SCALE = 1" = 10,560'
(1" = 2 MILES)

MANZIE & DRAKE LAND SURVEYING
117 South Ninth Street, Fernandina Beach, FL 32034
(904) 491-5700 www.ManzieAndDrake.com
Certificate of Authorization Number "LB 7039"
"OUR SIGHTS ARE ON THE FUTURE. SET YOUR SITES ON US."

SCALE: 1"=100' JOB NO.: 21762 DATE: 01/08/2024 CADD: WKO
F.B. NO.: X-385 PAGE NO.: 1-10 CREW: SS FILE NO.: C-1272

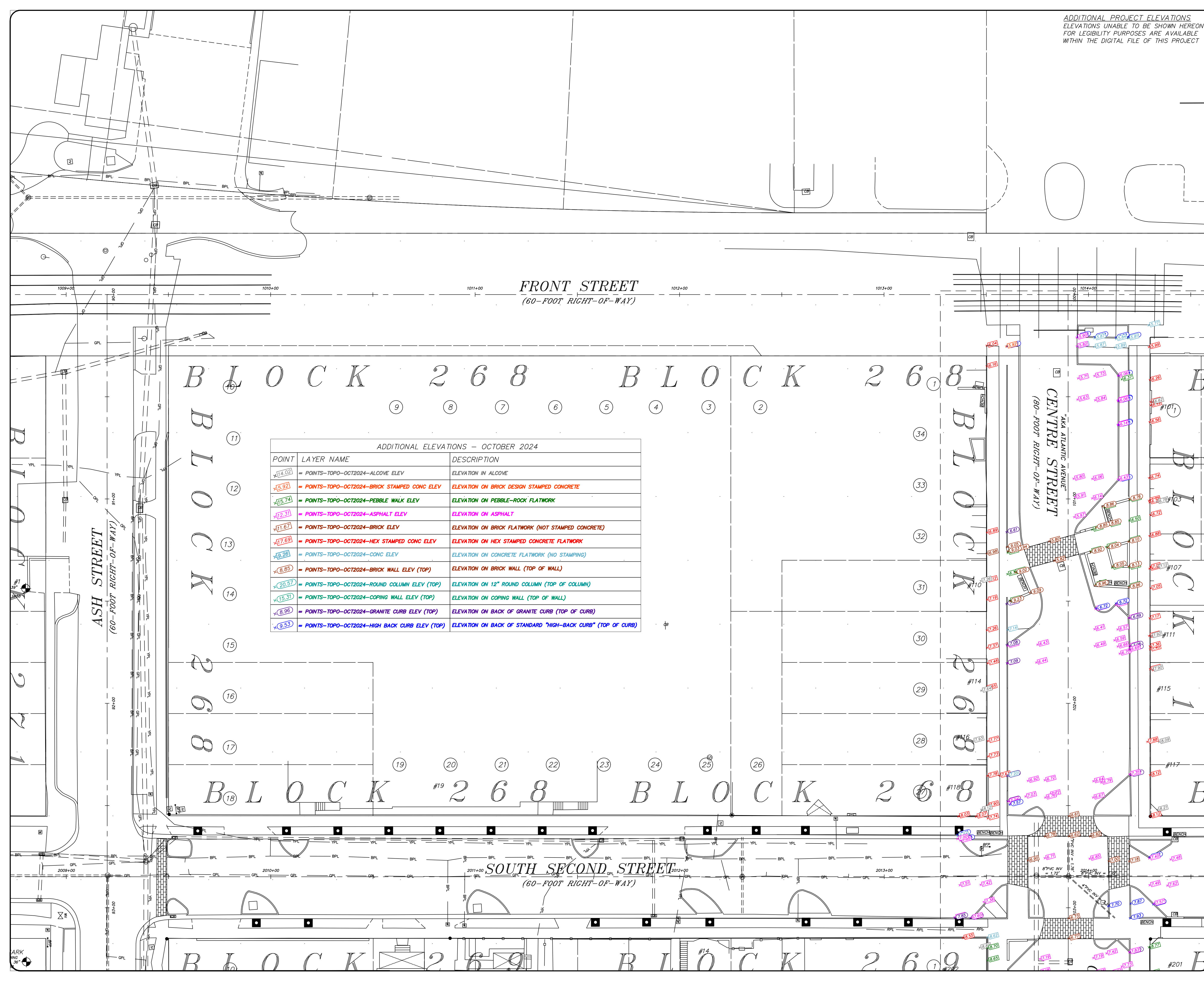
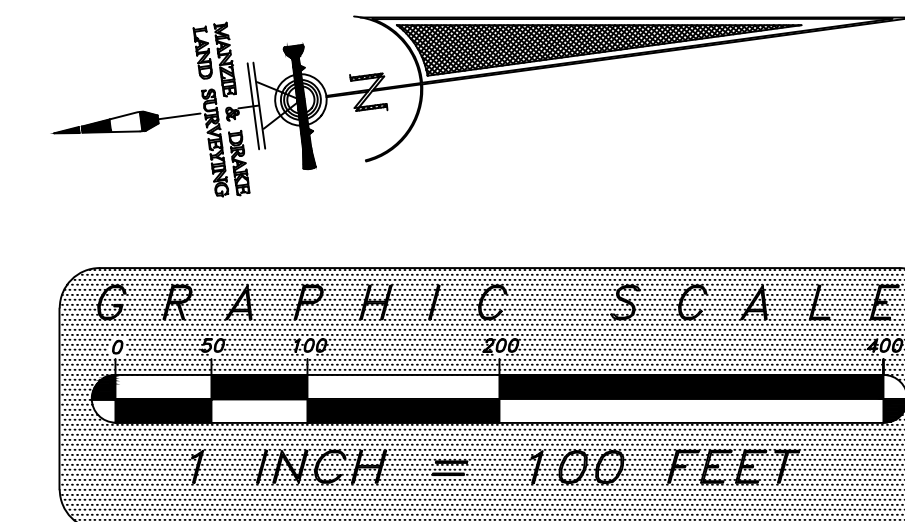
THE INFORMATION SHOWN HEREON MEETS THE STANDARDS OF
PRACTICE SET FORTH BY THE FLORIDA BOARD OF
PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 54-17,
FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027,
FLORIDA STATUTES.

MICHAEL A. MANZIE, P.L.S. 4069

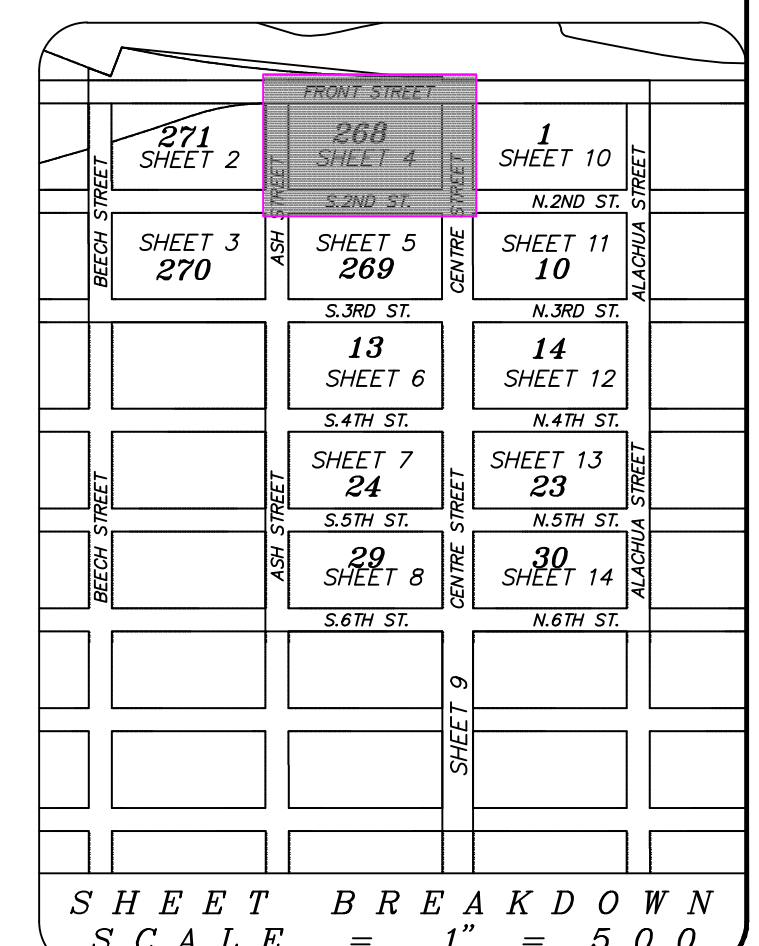
ADDITIONAL PROJECT ELEVATIONS
ELEVATIONS UNABLE TO BE SHOWN HEREON
FOR LEGIBILITY PURPOSES ARE AVAILABLE
WITHIN THE DIGITAL FILE OF THIS PROJECT

SURVEY
SHEET NUMBER: S0.01

**MAP OF CITY OF
FERNANDINA BEACH
DOWNTOWN ROUTE
SURVEY**



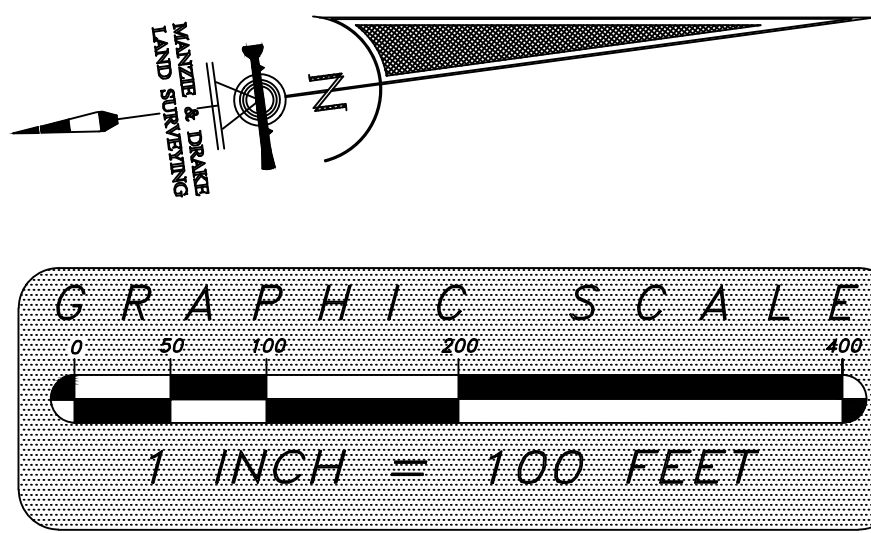
ADDITIONAL ELEVATIONS — OCTOBER 2024		
POINT	LAYER NAME	DESCRIPTION
14.02	POINTS-TOPO-OCT2024-ALCOVE ELEV	ELEVATION IN ALCOVE
15.92	POINTS-TOPO-OCT2024-BRICK STAMPED CONC ELEV	ELEVATION ON BRICK DESIGN STAMPED CONCRETE
15.74	POINTS-TOPO-OCT2024-PEBBLE WALK ELEV	ELEVATION ON PEBBLE-ROCK FLATWORK
12.31	POINTS-TOPO-OCT2024-ASPHALT ELEV	ELEVATION ON ASPHALT
11.67	POINTS-TOPO-OCT2024-BRICK ELEV	ELEVATION ON BRICK FLATWORK (NOT STAMPED CONCRETE)
17.69	POINTS-TOPO-OCT2024-HEX STAMPED CONC ELEV	ELEVATION ON HEX STAMPED CONCRETE FLATWORK
9.28	POINTS-TOPO-OCT2024-CONC ELEV	ELEVATION ON CONCRETE FLATWORK (NO STAMPING)
8.85	POINTS-TOPO-OCT2024-BRICK WALL ELEV (TOP)	ELEVATION ON BRICK WALL (TOP OF WALL)
20.57	POINTS-TOPO-OCT2024-ROUND COLUMN ELEV (TOP)	ELEVATION ON 12" ROUND COLUMN (TOP OF COLUMN)
15.31	POINTS-TOPO-OCT2024-COPING WALL ELEV (TOP)	ELEVATION ON COPING WALL (TOP OF WALL)
8.96	POINTS-TOPO-OCT2024-GRANITE CURB ELEV (TOP)	ELEVATION ON BACK OF GRANITE CURB (TOP OF CURB)
9.53	POINTS-TOPO-OCT2024-HIGH BACK CURB ELEV (TOP)	ELEVATION ON BACK OF STANDARD "HIGH-BACK CURB" (TOP OF CURB)



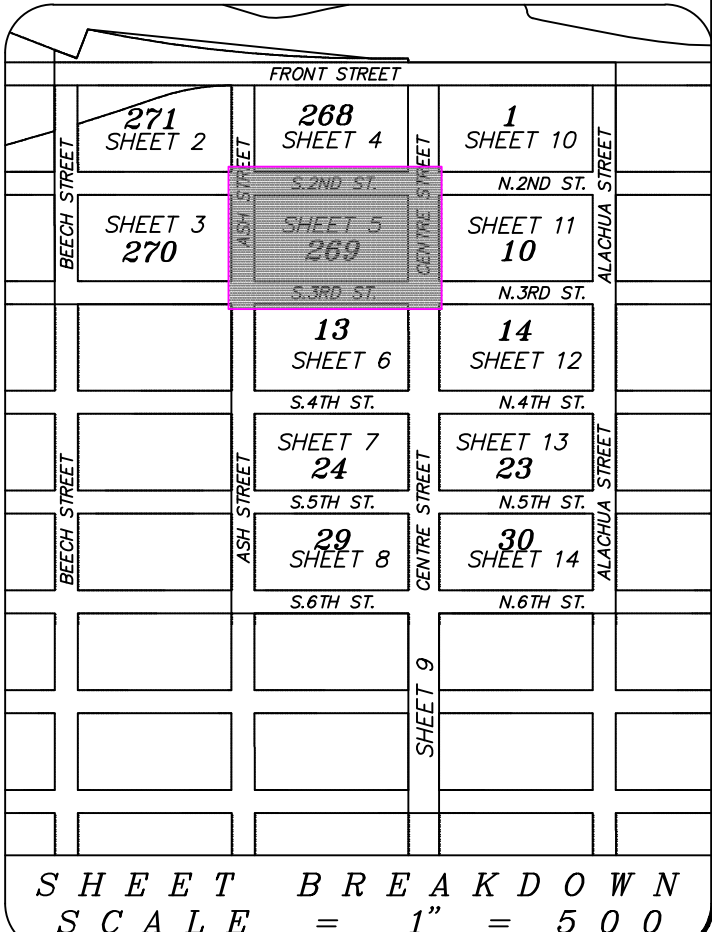
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F.B. NO: X-385 PAGE NO: 1-10 CREW: SS FILE NO: C-1272

MAP OF CITY OF
FERNANDINA BEACH
DOWNTOWN ROUTE
SURVEY

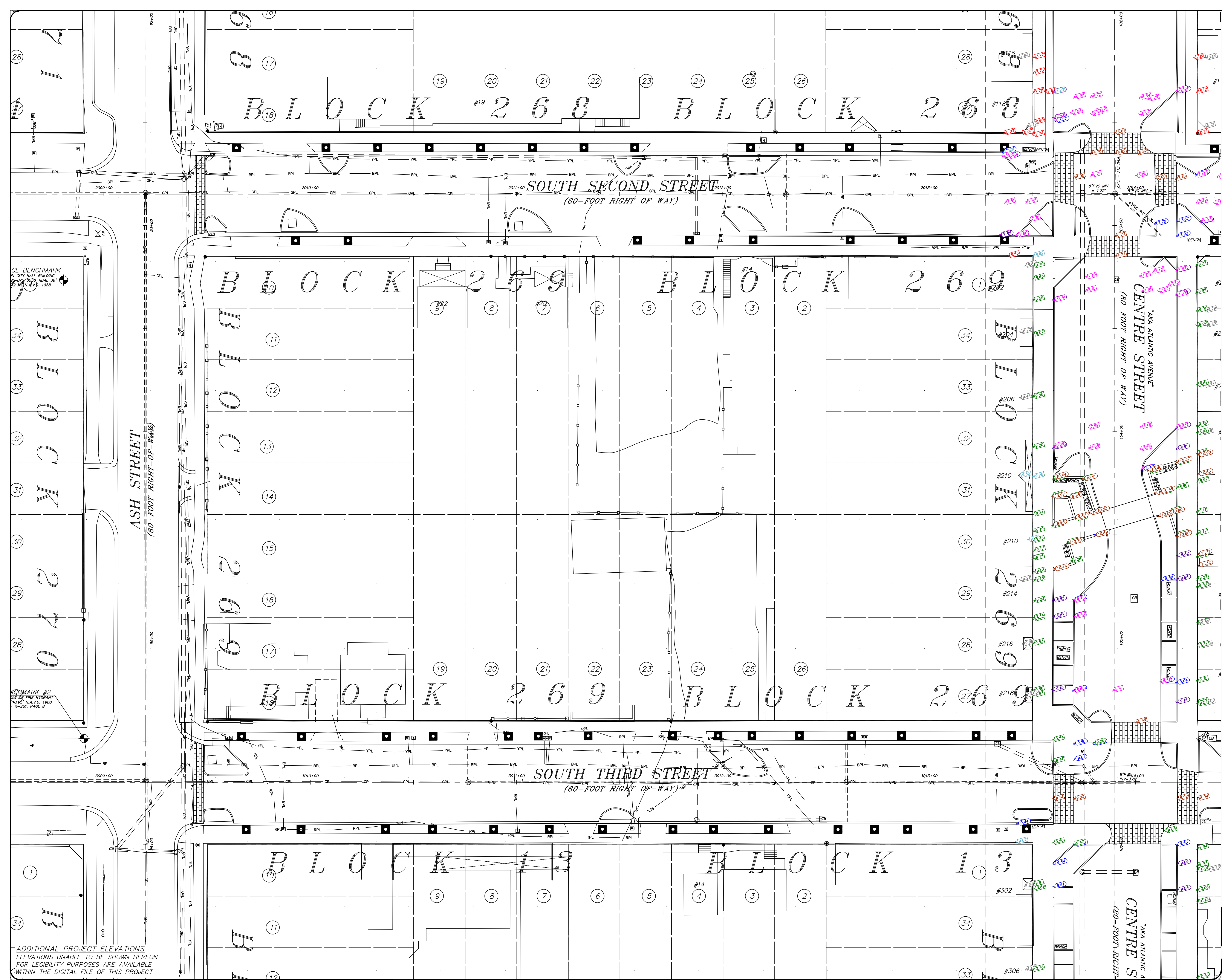


POINT	LAYER NAME	ADDITIONAL ELEVATIONS - OCTOBER 2024	DESCRIPTION
415.02	POINTS-TOP-0072024-ALCONE ELEV	ELEVATION IN ALCONE	
415.92	POINTS-TOP-0072024-BRICK STAMPED CONC ELEV	ELEVATION ON BRICK DESIGN STAMPED CONCRETE	
415.74	POINTS-TOP-0072024-FREEM WALK ELEV	ELEVATION ON FREEM-ROCK FLATWORK	
417.31	POINTS-TOP-0072024-ASPHALT ELEV	ELEVATION ON ASPHALT	
417.61	POINTS-TOP-0072024-BRICK ELEV	ELEVATION ON BRICK FLATWORK (NOT STAMPED CONCRETE)	
417.69	POINTS-TOP-0072024-HEX STAMPED CONC ELEV	ELEVATION ON HEX STAMPED CONCRETE FLATWORK	
418.28	POINTS-TOP-0072024-CONC ELEV	ELEVATION ON CONCRETE FLATWORK (NO STAMPING)	
418.89	POINTS-TOP-0072024-BRICK WALL ELEV (TOP)	ELEVATION ON BRICK WALL (TOP OF WALL)	
420.37	POINTS-TOP-0072024-ROUND COLUMN ELEV (TOP)	ELEVATION ON 12" ROUND COLUMN (TOP OF COLUMN)	
415.37	POINTS-TOP-0072024-CORING WALL ELEV (TOP)	ELEVATION ON CORING WALL (TOP OF WALL)	
418.98	POINTS-TOP-0072024-GRANITE CURB ELEV (TOP)	ELEVATION ON BACK OF GRANITE CURB (TOP OF CURB)	
415.53	POINTS-TOP-0072024-HIGH BACK CURB ELEV (TOP)	ELEVATION ON BACK OF STANDARD "HIGH-BACK CURB" (TOP OF CURB)	



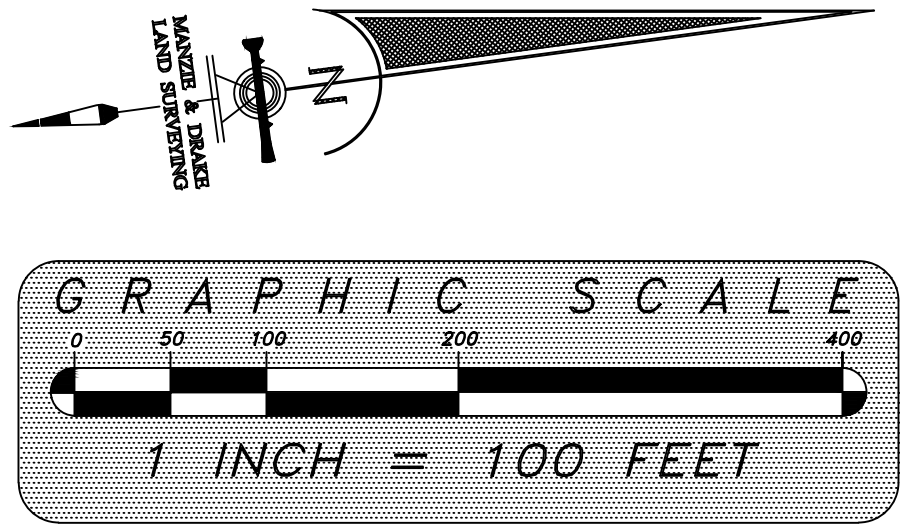
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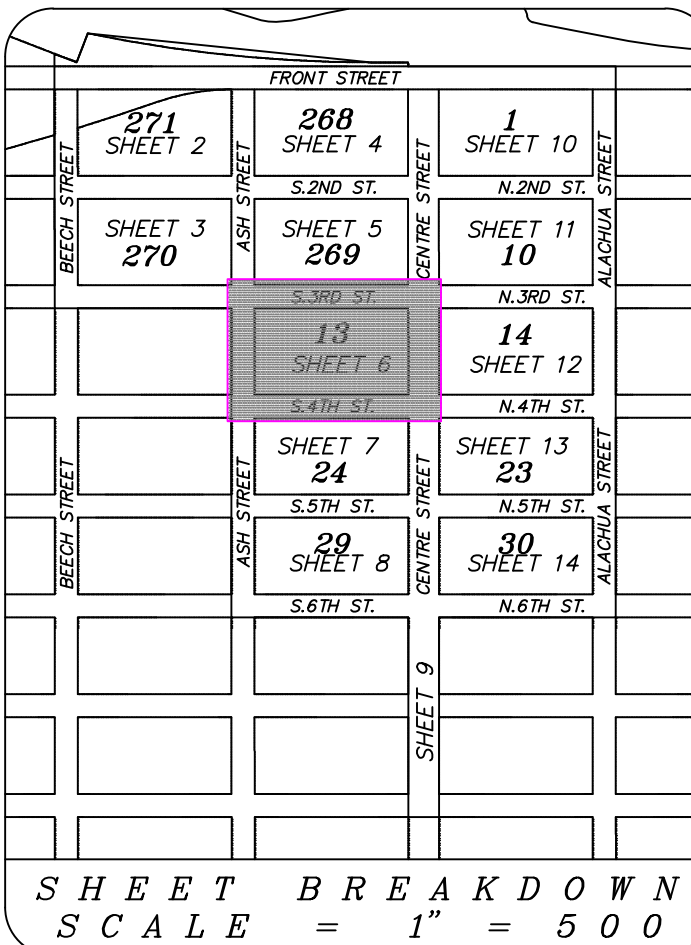


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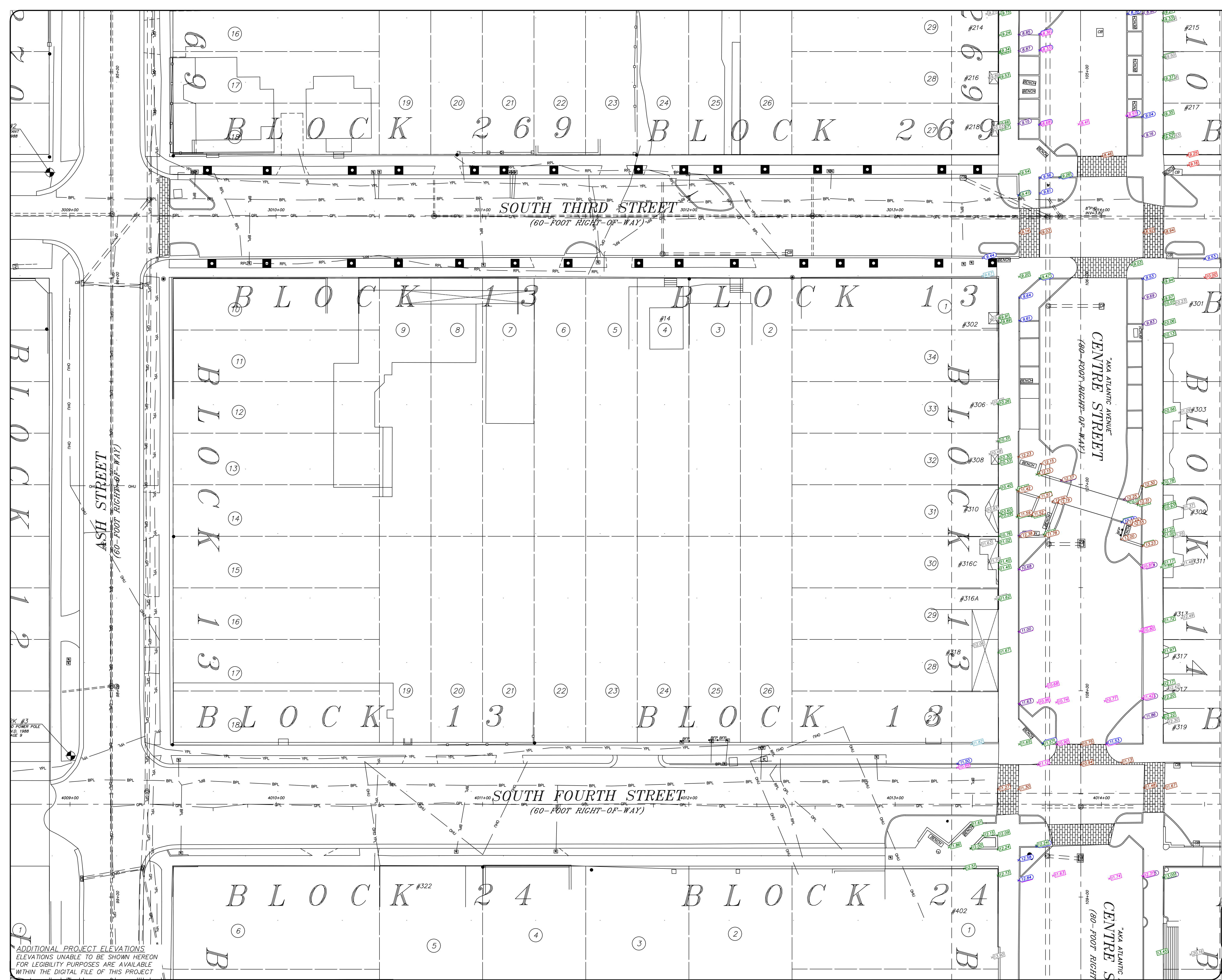


POINT	LAYER NAME	DESCRIPTION
X(102)	POINTS-TOP-0072024-ALCOVE ELEV	ELEVATION IN ALCOVE
X(103)	POINTS-TOP-0072024-BRICK STAMPED CONC ELEV	ELEVATION ON BRICK DESIGN STAMPED CONCRETE
X(104)	POINTS-TOP-0072024-PERBLE WALK ELEV	ELEVATION ON PERBLE-ROCK FLATWORK
X(105)	POINTS-TOP-0072024-ASPHALT ELEV	ELEVATION ON ASPHALT
X(106)	POINTS-TOP-0072024-BRICK ELEV	ELEVATION ON BRICK FLATWORK (NOT STAMPED CONCRETE)
X(107)	POINTS-TOP-0072024-HEX STAMPED CONC ELEV	ELEVATION ON HEX STAMPED CONCRETE FLATWORK
X(108)	POINTS-TOP-0072024-CONC ELEV	ELEVATION ON CONCRETE FLATWORK (NO STAMPING)
X(109)	POINTS-TOP-0072024-BRICK WALL ELEV (TOP)	ELEVATION ON BRICK WALL (TOP OF WALL)
X(110)	POINTS-TOP-0072024-ROUND COLUMN ELEV (TOP)	ELEVATION ON 12" ROUND COLUMN (TOP OF COLUMN)
X(111)	POINTS-TOP-0072024-OPENING WALL ELEV (TOP)	ELEVATION ON OPENING WALL (TOP OF WALL)
X(112)	POINTS-TOP-0072024-GRANITE CURB ELEV (TOP)	ELEVATION ON BACK OF GRANITE CURB (TOP OF CURB)
X(113)	POINTS-TOP-0072024-HIGH BACK CURB ELEV (TOP)	ELEVATION ON BACK OF STANDARD "HIGH-BACK CURB" (TOP OF CURB)



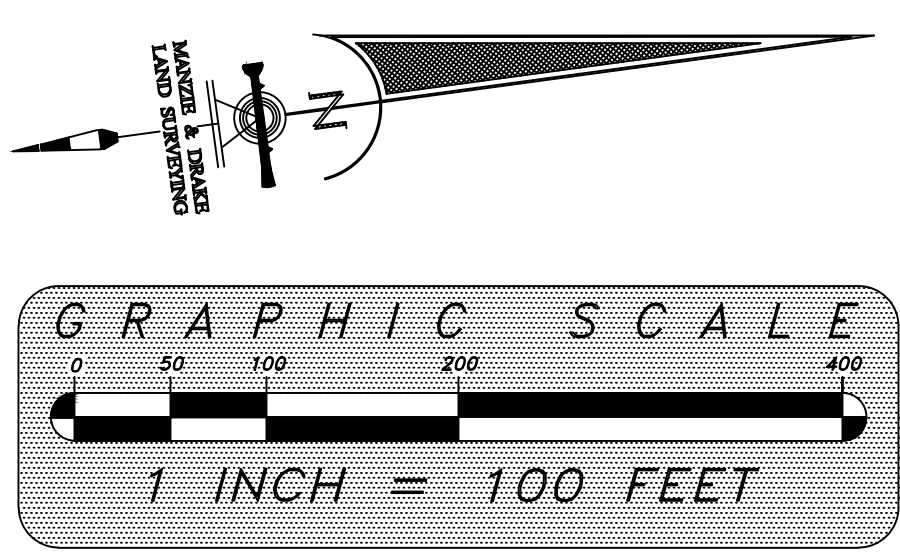
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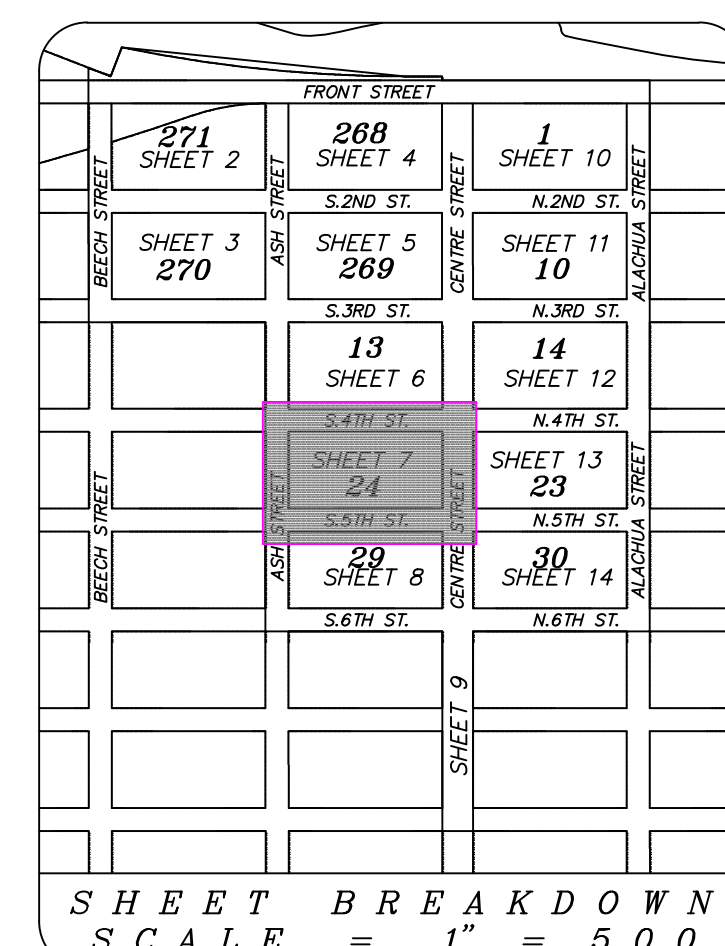


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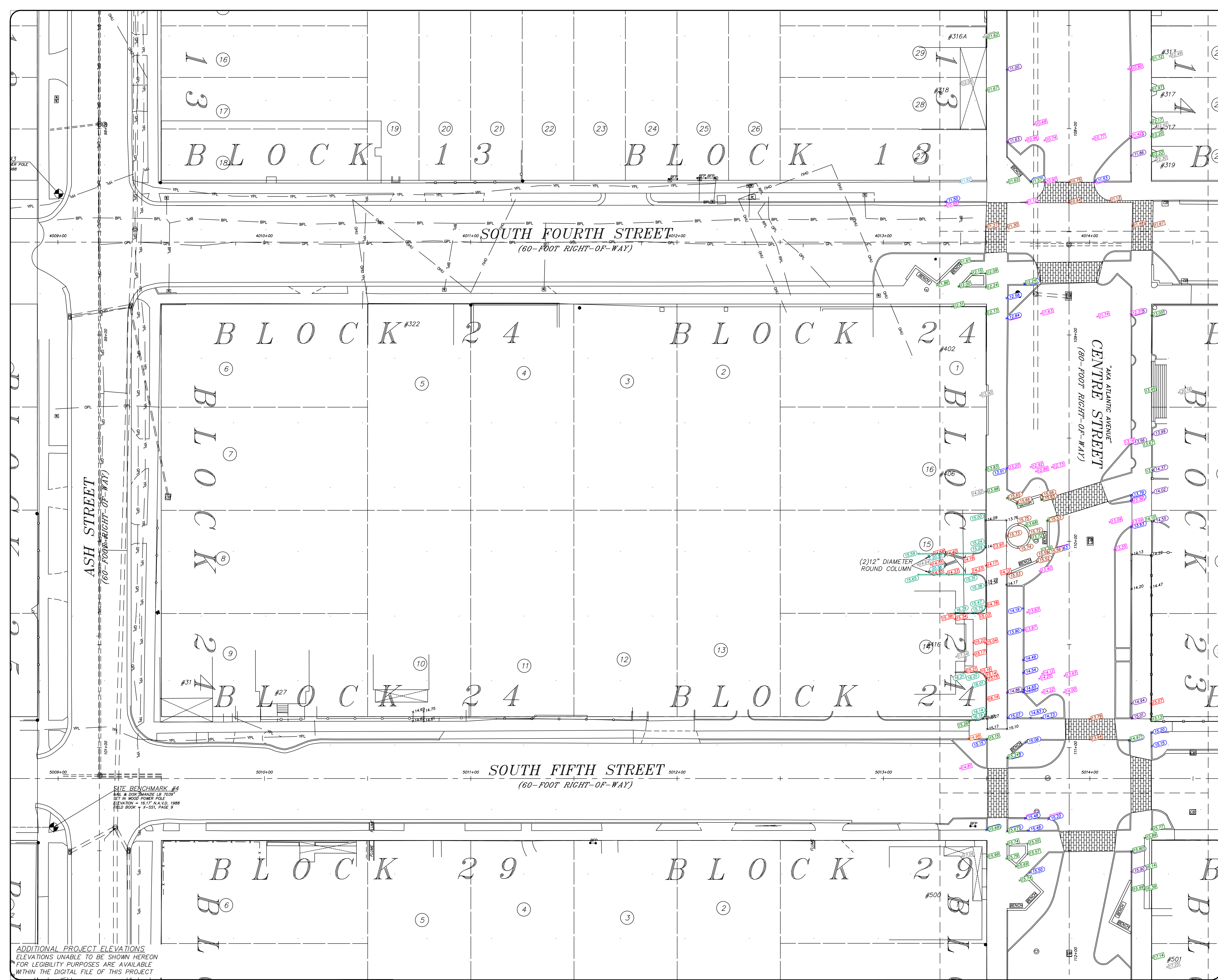


POINT	LAYER NAME	ADDITIONAL ELEVATIONS - OCTOBER 2024	DESCRIPTION
11.02	POINTS-TOP-00-0712024-ALCOVE ELEV		ELEVATION IN ALCOVE
11.03	POINTS-TOP-00-0712024-BRICK STAMPED CONC ELEV		ELEVATION ON BRICK DESIGN STAMPED CONCRETE
11.04	POINTS-TOP-00-0712024-PEBBLE WALK ELEV		ELEVATION ON PEBBLE-ROCK FLATWORK
11.05	POINTS-TOP-00-0712024-ASPHALT ELEV		ELEVATION ON ASPHALT
11.06	POINTS-TOP-00-0712024-BRICK ELEV		ELEVATION ON BRICK FLATWORK (NOT STAMPED CONCRETE)
11.07	POINTS-TOP-00-0712024-HEX STAMPED CONC ELEV		ELEVATION ON HEX STAMPED CONCRETE FLATWORK
11.08	POINTS-TOP-00-0712024-CONC ELEV		ELEVATION ON CONCRETE FLATWORK (NO STAMPING)
11.09	POINTS-TOP-00-0712024-BRICK WALL ELEV (TOP)		ELEVATION ON BRICK WALL (TOP OF WALL)
11.10	POINTS-TOP-00-0712024-ROUND COLUMN ELEV (TOP)		ELEVATION ON 12" ROUND COLUMN (TOP OF COLUMN)
11.11	POINTS-TOP-00-0712024-CORNER WALL ELEV (TOP)		ELEVATION ON CORNER WALL (TOP OF WALL)
11.12	POINTS-TOP-00-0712024-GRANITE CURB ELEV (TOP)		ELEVATION ON BACK OF GRANITE CURB (TOP OF CURB)
11.13	POINTS-TOP-00-0712024-HIGH BACK CURB ELEV (TOP)		ELEVATION ON BACK OF STANDARD HIGH-BACK CURB (TOP OF CURB)



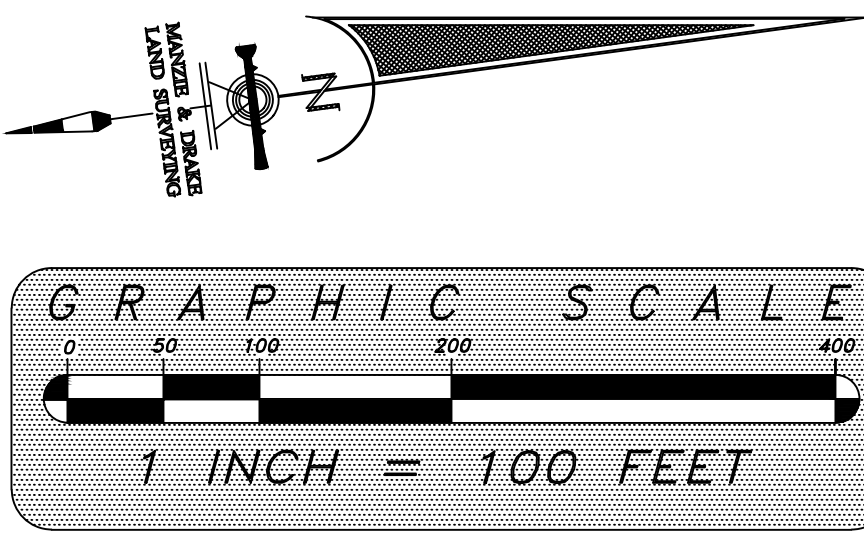
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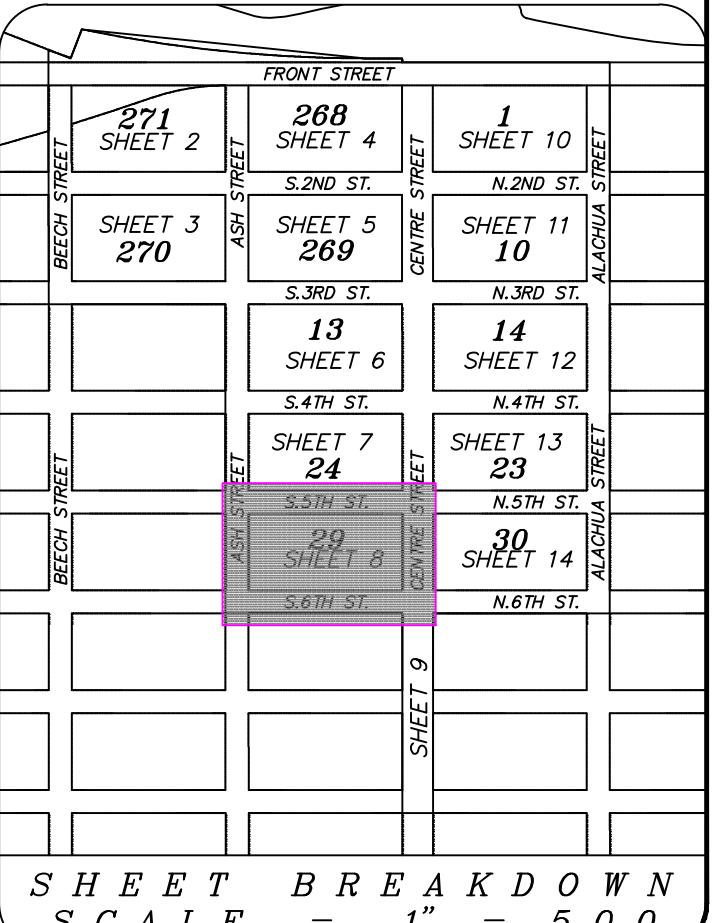


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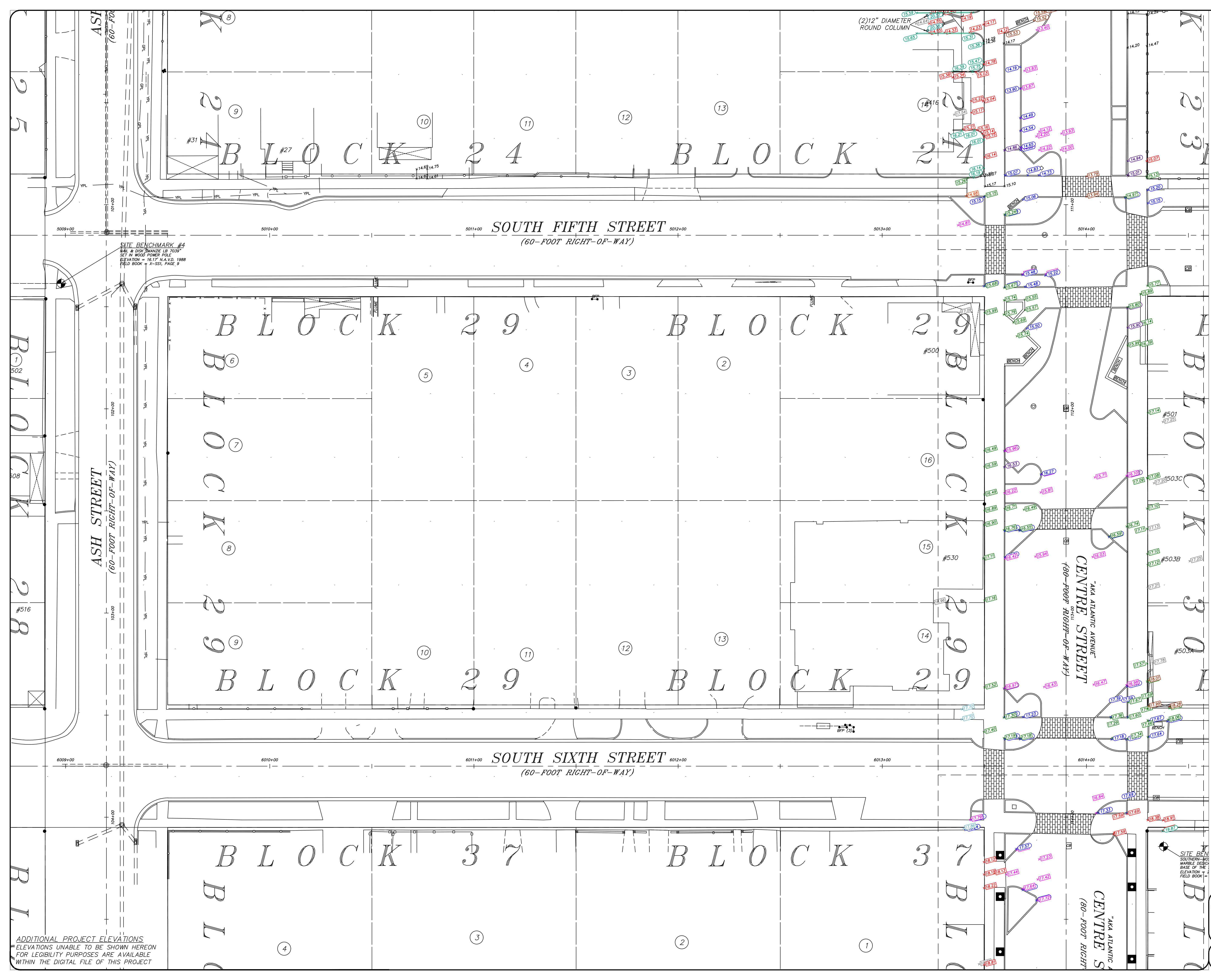


POINT	LAYER NAME	ADDITIONAL ELEVATIONS - OCTOBER 2024	DESCRIPTION
X(14.00)	POINTS-TOPG-OCT2024-ALCOVE ELEV		ELEVATION IN ALCOVE
X(15.31)	POINTS-TOPG-OCT2024-BRICK STAMPED CONC ELEV		ELEVATION ON BRICK DESIGN STAMPED CONCRETE
X(15.74)	POINTS-TOPG-OCT2024-PEBBLE WALK ELEV		ELEVATION ON PEBBLE-ROCK FLATWORK
X(12.31)	POINTS-TOPG-OCT2024-ASPHALT ELEV		ELEVATION ON ASPHALT
X(11.20)	POINTS-TOPG-OCT2024-BRICK ELEV		ELEVATION ON BRICK FLATWORK (NOT STAMPED CONCRETE)
X(11.20)	POINTS-TOPG-OCT2024-HEB STAMPED CONC ELEV		ELEVATION ON HEB STAMPED CONCRETE FLATWORK
X(12.30)	POINTS-TOPG-OCT2024-CONG ELEV		ELEVATION ON CONCRETE FLATWORK (NO STAMPING)
X(8.30)	POINTS-TOPG-OCT2024-BRICK WALL ELEV (TOP)		ELEVATION ON BRICK WALL (TOP OF WALL)
X(20.53)	POINTS-TOPG-OCT2024-ROUND COLUMN ELEV (TOP)		ELEVATION ON 12" ROUND COLUMN (TOP OF COLUMN)
X(15.31)	POINTS-TOPG-OCT2024-CORNING WALL ELEV (TOP)		ELEVATION ON CORNING WALL (TOP OF WALL)
X(8.30)	POINTS-TOPG-OCT2024-GRANITE CURB ELEV (TOP)		ELEVATION ON BACK OF GRANITE CURB (TOP OF CURB)
X(9.33)	POINTS-TOPG-OCT2024-HIGH BACK CURB ELEV (TOP)		ELEVATION ON BACK OF STANDARD HIGH-BACK CURB (TOP OF CURB)

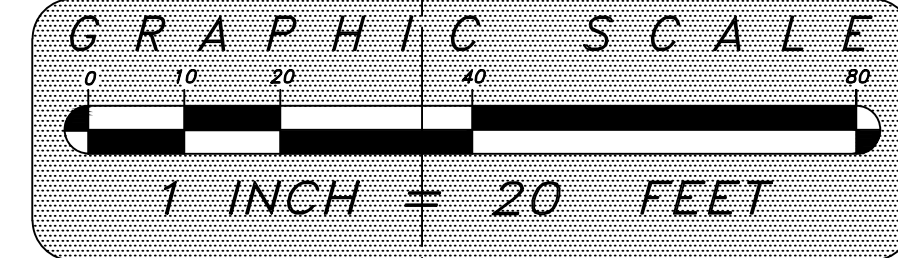


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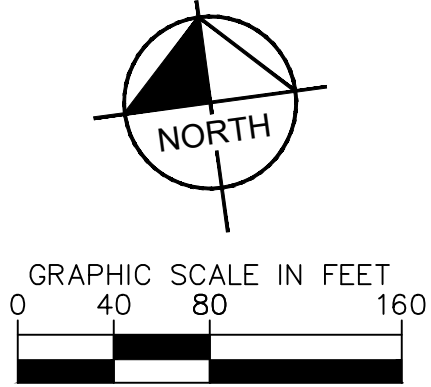
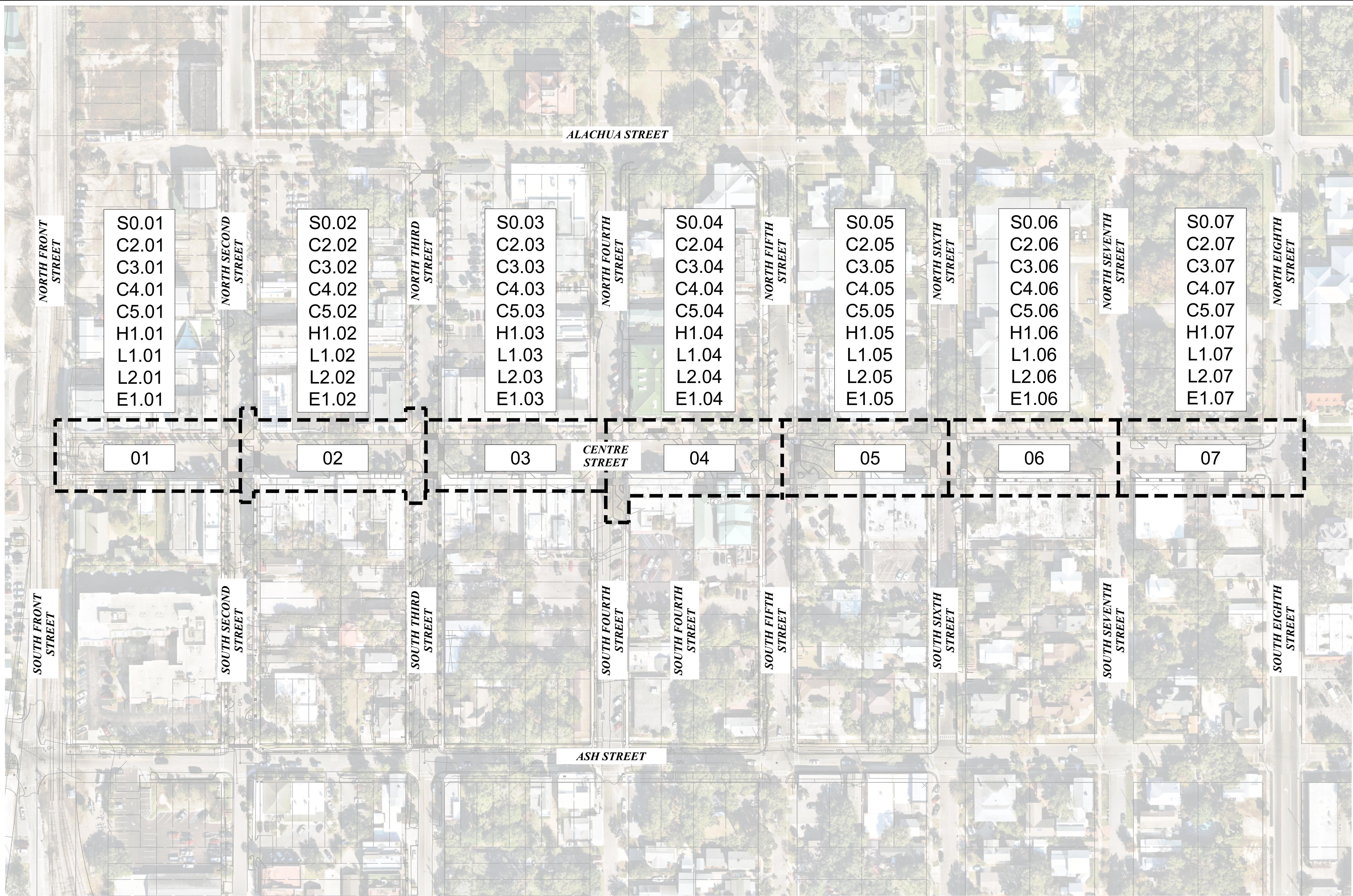
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Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH - STREETSCAPE - Layout-C0.04 January 08, 2025 11:19:59am K:\JAX-LA\LPV\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\C0.04 KEY MAP.dwg
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S0.00	OVERALL SURVEY
S0.01	SURVEY
S0.02	SURVEY
S0.03	SURVEY
S0.04	SURVEY
S0.05	SURVEY
S0.06	SURVEY
C1.01	DEMOLITION PLAN
C1.02	DEMOLITION PLAN
C1.03	DEMOLITION PLAN
C1.04	DEMOLITION PLAN

C1.05	DEMOLITION PLAN
C1.06	DEMOLITION PLAN
C1.07	DEMOLITION PLAN
C2.01	TREE DISPOSITION PLAN
C2.02	TREE DISPOSITION PLAN
C2.03	TREE DISPOSITION PLAN
C2.04	TREE DISPOSITION PLAN
C2.05	TREE DISPOSITION PLAN
C2.06	TREE DISPOSITION PLAN
C2.07	TREE DISPOSITION PLAN
C3.01	IRRIGATION DEMOLITION PLAN
C3.02	IRRIGATION DEMOLITION PLAN
C3.03	IRRIGATION DEMOLITION PLAN

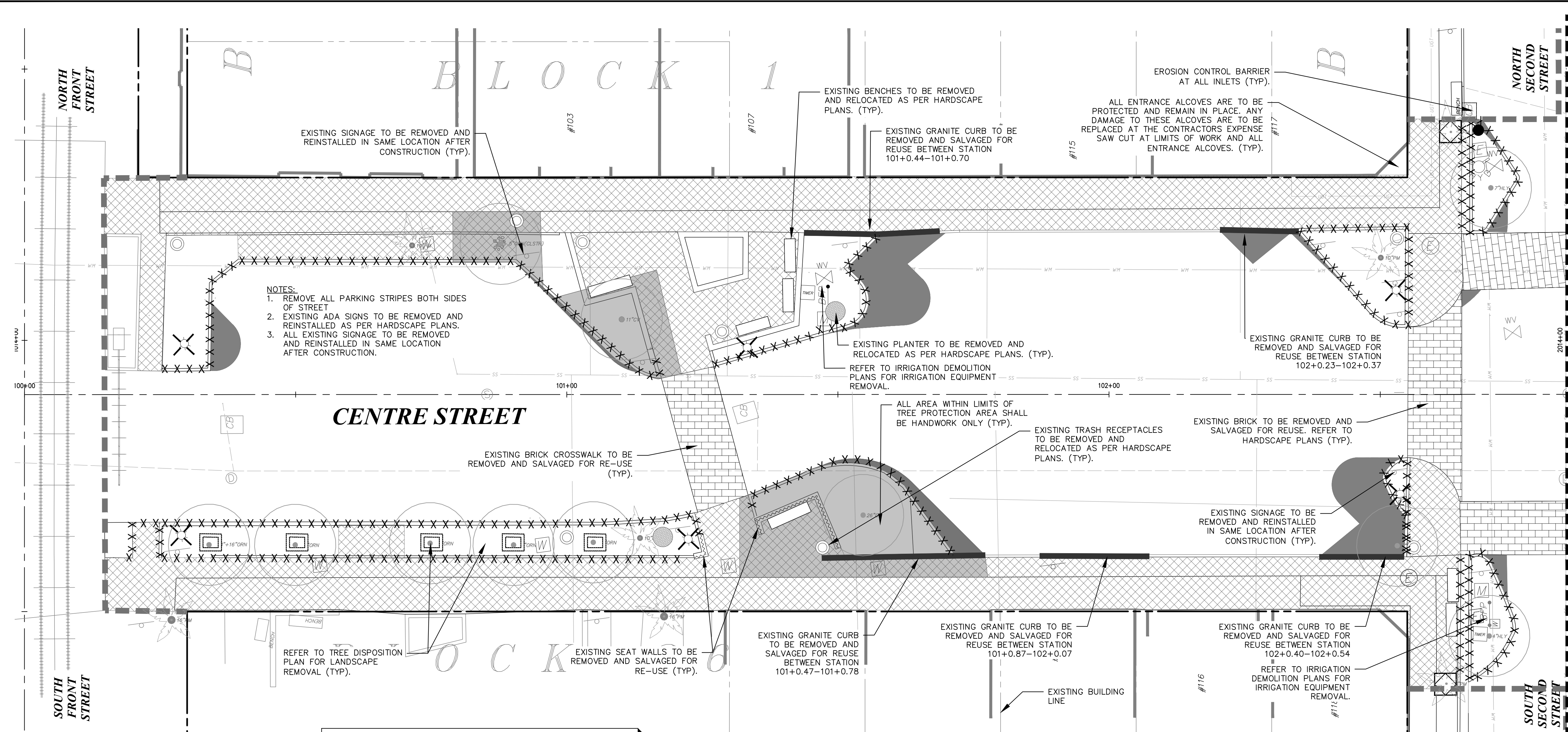
C3.04	IRRIGATION DEMOLITION PLAN
C3.05	IRRIGATION DEMOLITION PLAN
C3.06	IRRIGATION DEMOLITION PLAN
C3.07	IRRIGATION DEMOLITION PLAN
C5.01	GRADING & DRAINAGE PLAN
C5.02	GRADING & DRAINAGE PLAN
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C5.05	GRADING & DRAINAGE PLAN
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H1.02	HARDSCAPE PLAN

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L1.01	PLANTING PLAN
L1.02	PLANTING PLAN
L1.03	PLANTING PLAN
L1.04	PLANTING PLAN
L1.05	PLANTING PLAN
L1.06	PLANTING PLAN
L1.07	PLANTING PLAN
L2.01	IRRIGATION PLAN

L2.02	IRRIGATION PLAN
L2.03	IRRIGATION PLAN
L2.04	IRRIGATION PLAN
L2.05	IRRIGATION PLAN
L2.06	IRRIGATION PLAN
L2.07	IRRIGATION PLAN

KEY MAP		KHA PROJECT 142806005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET	Kimley»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106		No.	REVISIONS	DATE	BY
		DATE 01/08/2025 SCALE: AS SHOWN DESIGNED BY: KHA DRAWN BY: NL CHECKED BY: MAJ							
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER C0.04					

Plotted By: Fuchs, Josh
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LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
STORM PIPE	STORM PIPE
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	PROP. RIGHT-OF-WAY
PROP. PROPERTY LINE	PROP. PROPERTY LINE
CENTER LINE	CENTER LINE
LIMITS OF WORK	LIMITS OF WORK
COM	PROPOSED ELECTRIC

TREE LEGEND

	EXISTING TREE TO REMAIN
	EXISTING PALM TO REMAIN
	OFF-SITE TREE TO REMAIN

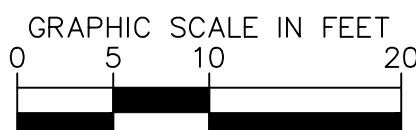
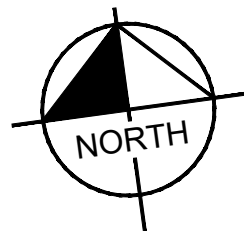
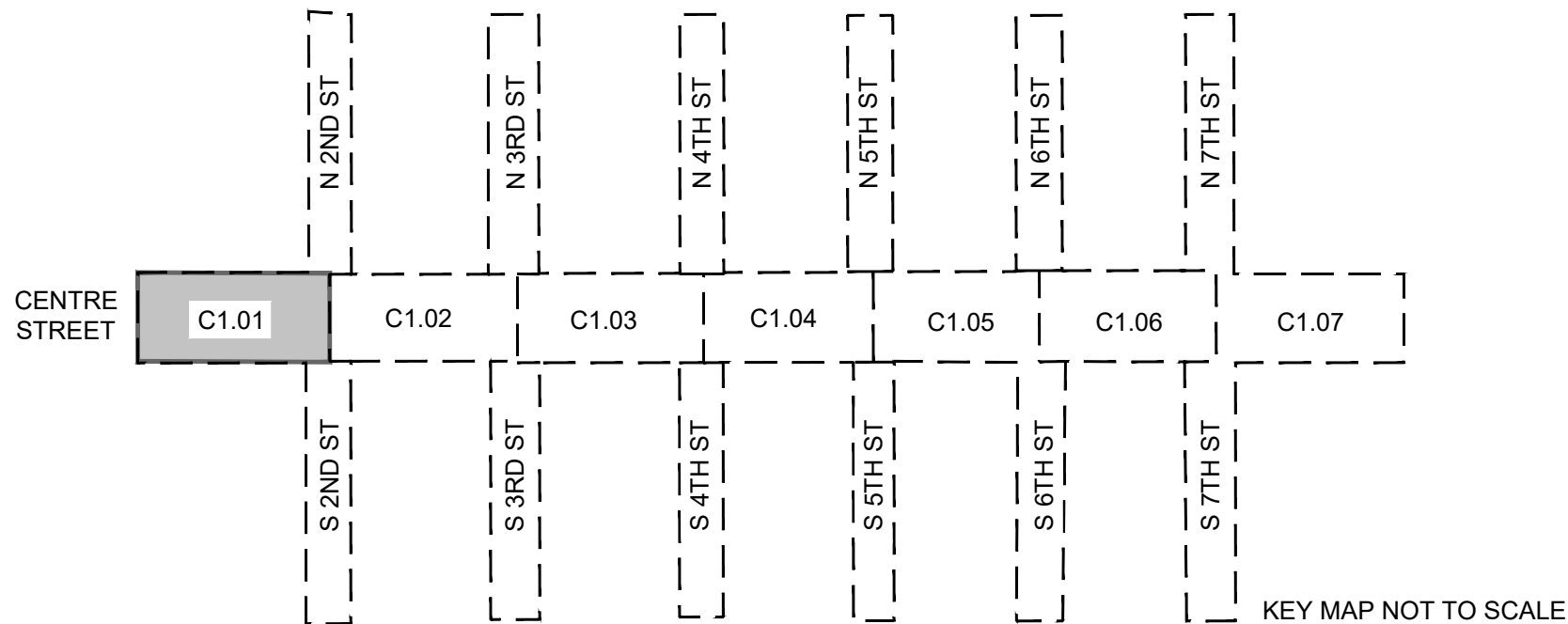
DEMOLITION LEGEND

	EXISTING ELECTRICAL OUTLET
	EXISTING TREE GRATE TO BE REMOVED
	EXISTING LIGHT POLE TO BE REMOVED
	EXISTING TRASH RECEPTACLE TO BE REMOVED AND RELOCATED
	EXISTING PLANTER TO BE REMOVED AND RELOCATED
	EXISTING BIKE RACK TO BE REMOVED AND RELOCATED
	EXISTING CONCRETE CURB TO BE REMOVED
	EXISTING SEAT WALL TO BE REMOVED
	EXISTING BENCH TO BE REMOVED AND RELOCATED
	EXISTING CONCRETE TO BE REMOVED
	EXISTING ASPHALT TO BE REMOVED
	TREE PROTECTION AREA (HANDWORK ONLY)
	EXISTING BRICK TO BE REMOVED AND SALVAGED FOR RE-USE
	EXISTING HEX PAVERS TO BE REMOVED AND SALVAGED FOR REUSE
	EXISTING GRANITE CURB TO BE REMOVED AND SALVAGED FOR RE-USE
	EXISTING MAILBOX TO BE REMOVED AND RETURNED TO USPS
	EROSION CONTROL BARRIER
	EXISTING TREE
	EXISTING OFF-SITE TREE
	EXISTING PALM TREE
	EXISTING BOLLARD TO BE REMOVED

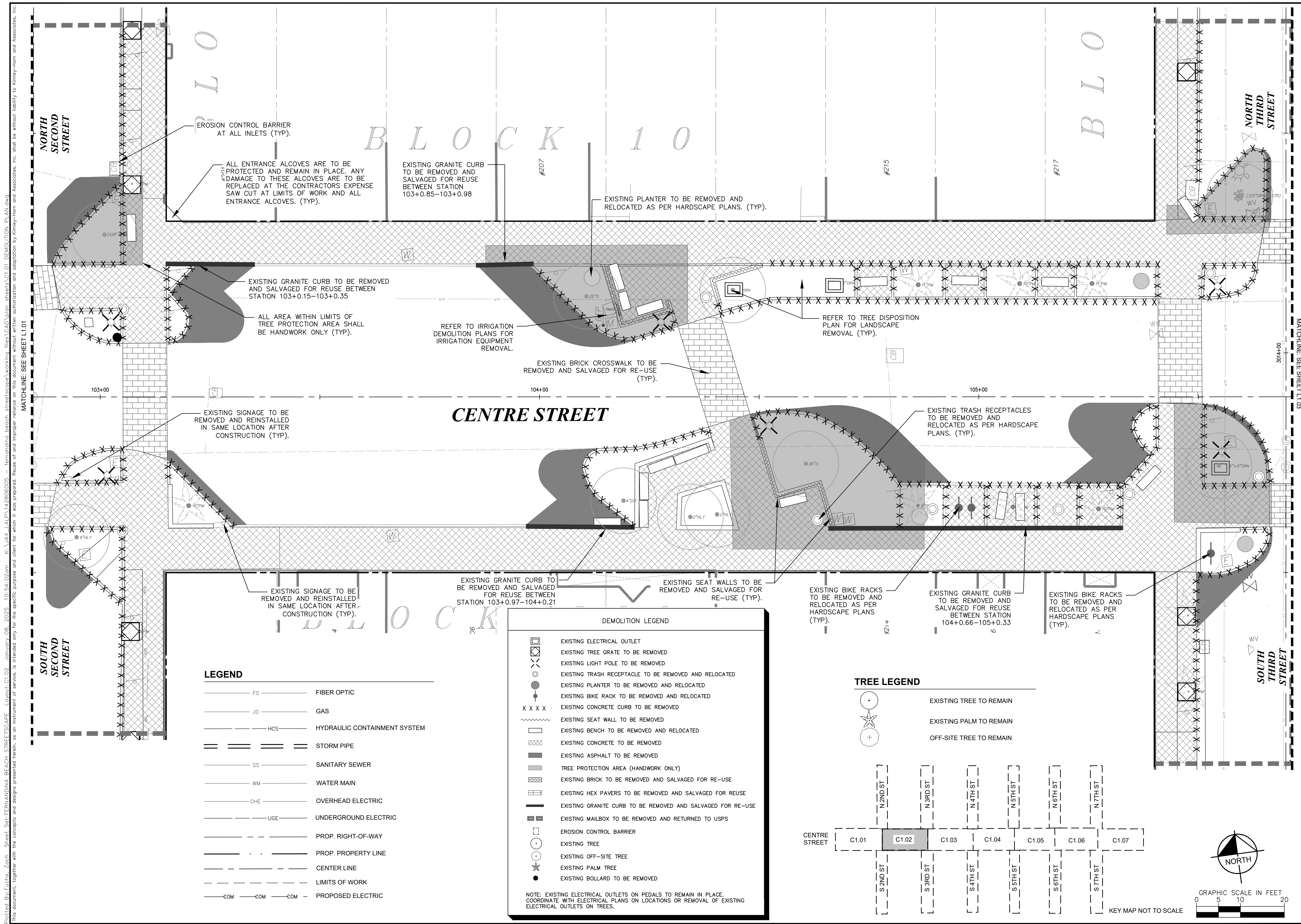
NOTE: EXISTING ELECTRICAL OUTLETS ON PEDALS TO REMAIN IN PLACE. COORDINATE WITH ELECTRICAL PLANS ON LOCATIONS OR REMOVAL OF EXISTING ELECTRICAL OUTLETS ON TREES.

DEMOLITION NOTES

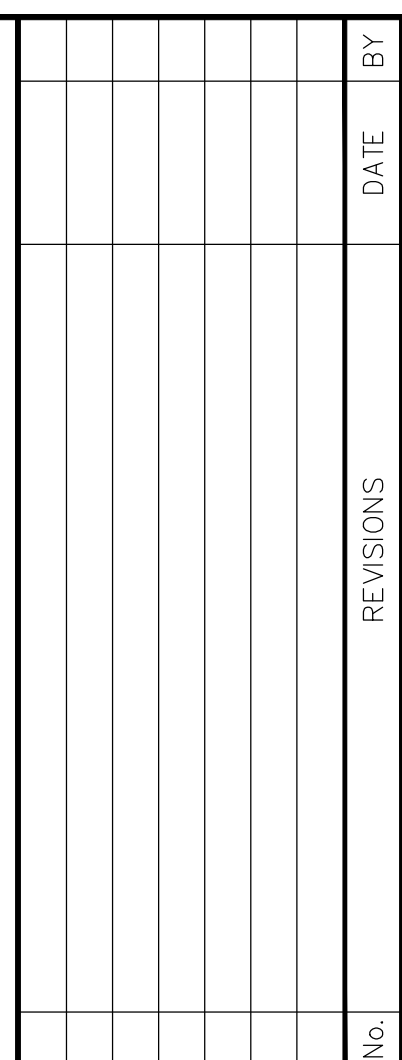
- ANY ITEMS TO REMAIN THAT ARE DAMAGED BY THE CONTRACTOR SHALL BE REPLACED TO THE EXISTING CONDITION OR BETTER AT THE CONTRACTOR'S EXPENSE.
- REMOVE AND SALVAGE ALL CITY-OWNED SITE FURNISHINGS (TRASH CANS, BENCHES, ETC.), ELECTRICAL BOXES, SIGNS, BOLLARDS, PARKING METERS, AND BIKE RACK POSTS WITHIN THE PROJECT LIMITS UNLESS NOTED OTHERWISE. STOCKPILE ALL ITEMS FOR REINSTALLATION ON THIS PROJECT AS REQUIRED FOR CITY USE.
- REFER TO TREE DISPOSITION, DEMOLITION, AND PLANTING PLANS FOR TREE REMOVAL, RELOCATION, AND PROTECTION INFORMATION. ANY AREAS WHERE CONCRETE OR ASPHALT ARE TO BE REMOVED, ALL BASE AND SUBGRADE MATERIAL SHALL BE REMOVED TO A DEPTH OF 2 FEET UNLESS WITHIN TREE PROTECTION AREA.
- ALL VALVE BOXES, MANHOLES, CATCH BASINS, AND OTHER ITEMS TO REMAIN SHALL BE ADJUSTED TO PROPOSED GRADE.
- THE INTENT OF THE DEMOLITION PLAN IS TO DEPICT EXISTING FEATURES THAT ENCUMBER THE PROPOSED CONSTRUCTION AREA AND ARE SCHEDULED FOR REMOVAL. SOME INCIDENTAL ITEMS MAY HAVE BEEN INADVERTENTLY OMITTED FROM THE PLAN. THE CONTRACTOR IS ENCOURAGED TO THOROUGHLY INSPECT THE SITE AS WELL AS REVIEW THE PLANS AND SPECIFICATIONS PRIOR TO SUBMITTING PRICING. CONTRACTOR WILL NOT RECEIVE ADDITIONAL COMPENSATION FOR INCIDENTAL ITEMS NOT SHOWN ON THIS DEMOLITION PLAN.
- THIS DEMOLITION PLAN IS BASED ON AVAILABLE UTILITY INFORMATION AND MAY OR MAY NOT BE ALL INCLUSIVE FOR THIS SITE. ANY UTILITIES ENCOUNTERED DURING DEMOLITION THAT IS NOT DEPICTED/ADDRESSED ON THIS DRAWING SHOULD BE BROUGHT TO THE ATTENTION OF THE PROFESSIONAL LANDSCAPE ARCHITECT IMMEDIATELY.
- CONTRACTOR IS REQUIRED TO OBTAIN ALL DEMOLITION AND DEWATERING PERMITS, IF APPLICABLE.
- ALL FEATURES IDENTIFIED ON THIS PLAN WHICH ARE LISTED TO BE DEMOLISHED ARE TO BE REMOVED FROM THE SITE.
- CONTRACTOR SHALL LIMIT ALL DEMOLITION ACTIVITIES TO THOSE AREAS DELINEATED ON THE CONSTRUCTION DRAWINGS UNLESS OTHERWISE DIRECTED BY THE DEVELOPER OR AS REQUIRED FOR CONSTRUCTION OF IMPROVEMENTS.
- CONTRACTOR IS RESPONSIBLE FOR CONTROLLING AIRBORNE DUST AND POLLUTANTS BY USING WATER SPRINKLING OR OTHER SUITABLE MEANS OF CONTROL.
- CONTRACTOR TO USE CARE IN HANDLING DEBRIS FROM SITE TO ENSURE THE SAFETY OF THE PUBLIC. HAUL ROUTE TO BE CLOSELY MONITORED FOR DEBRIS OR MATERIALS TRACKED ONTO ADJOINING ROADWAYS, SIDEWALKS, ETC. ROADWAYS AND WALKWAYS TO BE CLEARED DAILY OR AS NECESSARY TO MAINTAIN PUBLIC SAFETY.
- ALL ASPHALT TO BE REMOVED SHALL BE SAW CUT ADJACENT TO REMAINING IMPROVEMENTS.
- WHERE REMAINING, INLETS, MANHOLE COVERS, AND VALVE COVERS TO BE PROTECTED IN PAVEMENT REMOVAL AREAS, CONTRACTOR SHALL REPLACE DAMAGED STRUCTURES AT THEIR EXPENSE.
- CONTRACTOR MUST PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRICADES, ENCLOSURES, ETC. AS APPROVED BY THE CITY OF FERNANDINA BEACH AND CONSTRUCTION MANAGER.
- CONTINUOUS ACCESS SHALL BE MAINTAINED FOR SURROUNDING PROPERTIES AT ALL TIMES DURING DEMOLITION OF EXISTING FACILITIES AND CONSTRUCTION OF NEW FACILITIES. SIGNAGE SHALL BE POSTED TO DIRECT THE PUBLIC TO THE PATH OF TRAVEL.
- REFER TO THE TOPOGRAPHIC SURVEY FOR ADDITIONAL DETAILS OF EXISTING STRUCTURES, ETC., LOCATED WITHIN THE PROJECT SITE. UNLESS OTHERWISE NOTED, ALL EXISTING STRUCTURES, SLABS, CONCRETE, ASPHALT, DEBRIS PILES, SIGNS, AND ALL APPURTENANCES ARE TO BE REMOVED FROM THE SITE BY THE CONTRACTOR AND PROPERLY DISPOSED OF IN A LEGAL MANNER AS PART OF THIS CONTRACT. SOME ITEMS TO BE REMOVED MAY NOT BE DEPICTED ON THE TOPOGRAPHIC SURVEY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VISIT THE SITE AND DETERMINE THE FULL EXTENT OF ITEMS TO BE REMOVED. IF ANY ITEMS ARE IN QUESTION, THE CONTRACTOR SHALL CONTACT THE OWNER PRIOR TO REMOVAL OF SAID ITEMS.
- CONTRACTOR MUST COORDINATE THE LIMITS OF UTILITY DEMOLITION WITH UTILITY PROVIDERS.
- ADDITIONAL CONCRETE SUB SLAB REMOVAL FOR MISCELLANEOUS UTILITY INSTALLATION (LIGHT POLES, WATER SERVICES, UTILITY BOX COVERS, BOLLARDS, ETC.) WILL BE REQUIRED.



SHEET NUMBER C1.01		DEMOLITION PLAN		KHA PROJECT 142806005		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn		FOR CONTINUATION SEE SHEET C1.02	
CITY OF FERNANDINA BEACH		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		DATE 01/08/2025				© 2025 KIMLEY—HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY—HORN.COM REGISTRY NO. 35106			
PREPARED FOR CITY OF FERNANDINA BEACH				SCALE: AS SHOWN							
				DESIGNED BY: KHA							
				DRAWN BY: RD							
				CHECKED BY: MAJ							
FLORIDA											



SHEET NUMBER C1.02	DEMOLITION PLAN		KHA PROJECT 142506005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET	 © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRANDVIEW DRIVE, SUITE 2350 JACKSONVILLE, FL 32218 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	No.	REVISIONS	DATE	BY
	FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH CITY OF FERNANDINA BEACH	SCALE: AS SHOWN DESIGNED BY: KHA DRAWN BY: RD CHECKED BY: MAJ	01/08/2025						



FOR PROFESSIONAL OF RECORD
SIGNATURE AND SEAL
REFER TO C0.01 SIGNATURE SHEET

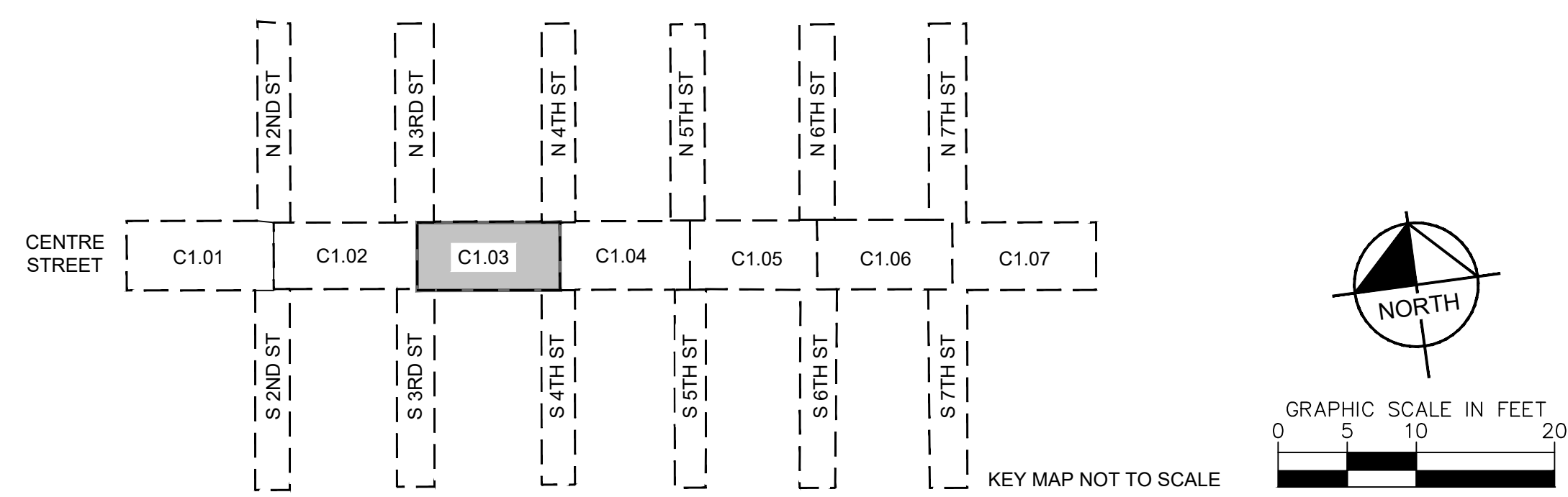
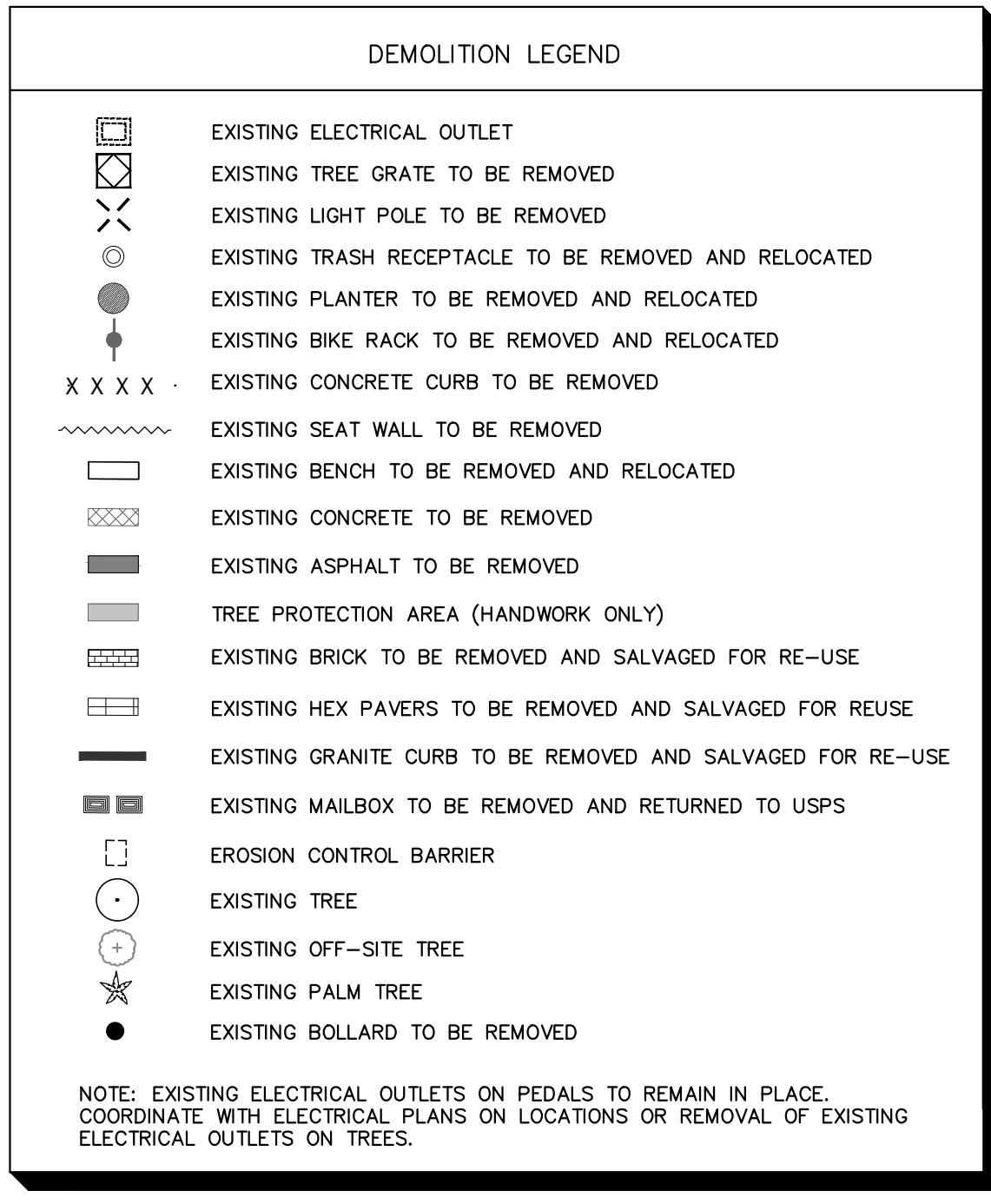
DEMOLITION PLAN

FERNANDINA BEACH STREETSCAPE
IMPROVEMENTS

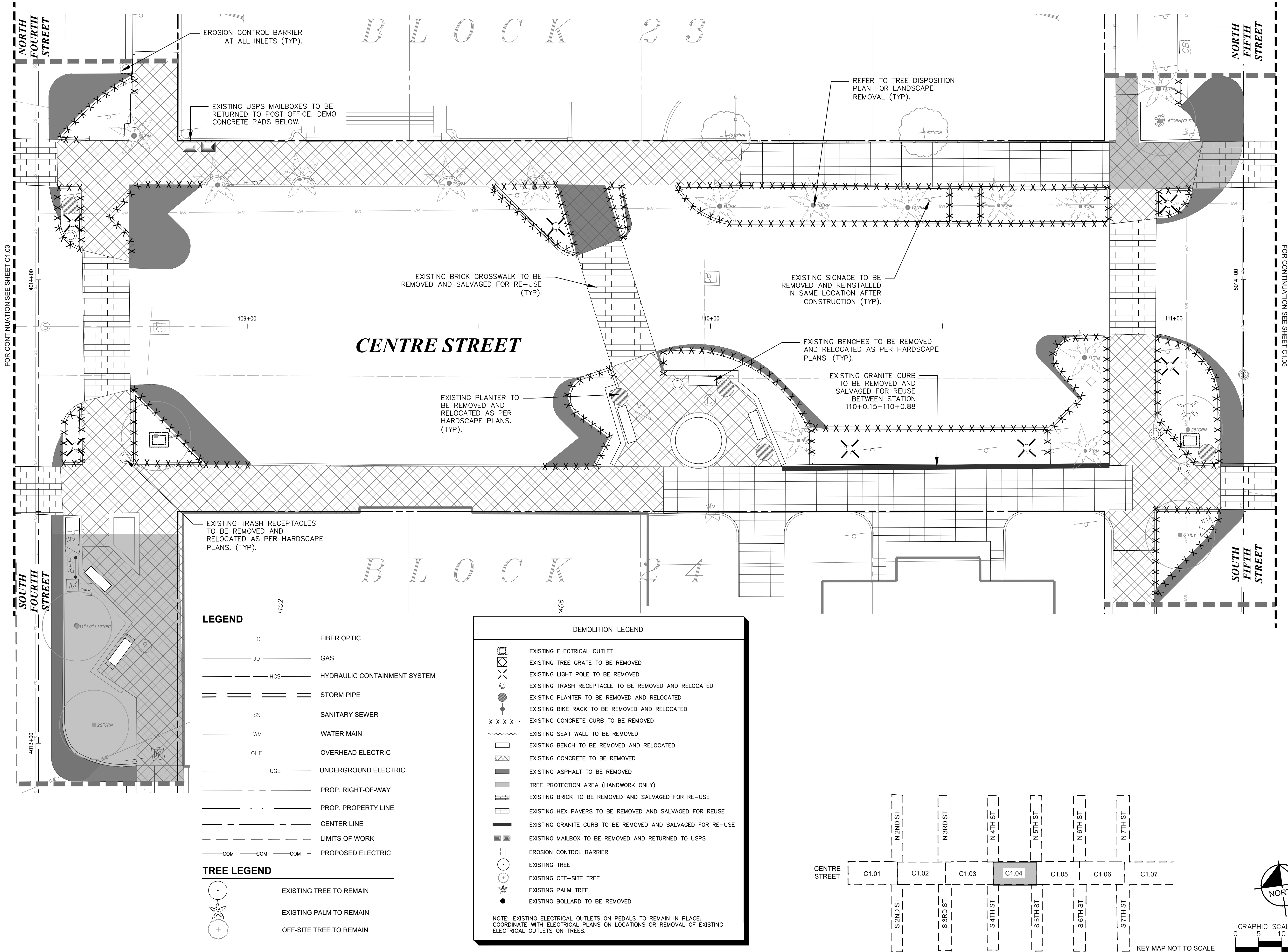
PREPARED FOR
CITY OF FERNANDINA BEACH

CITY OF FERNANDINA BEACH FLORIDA

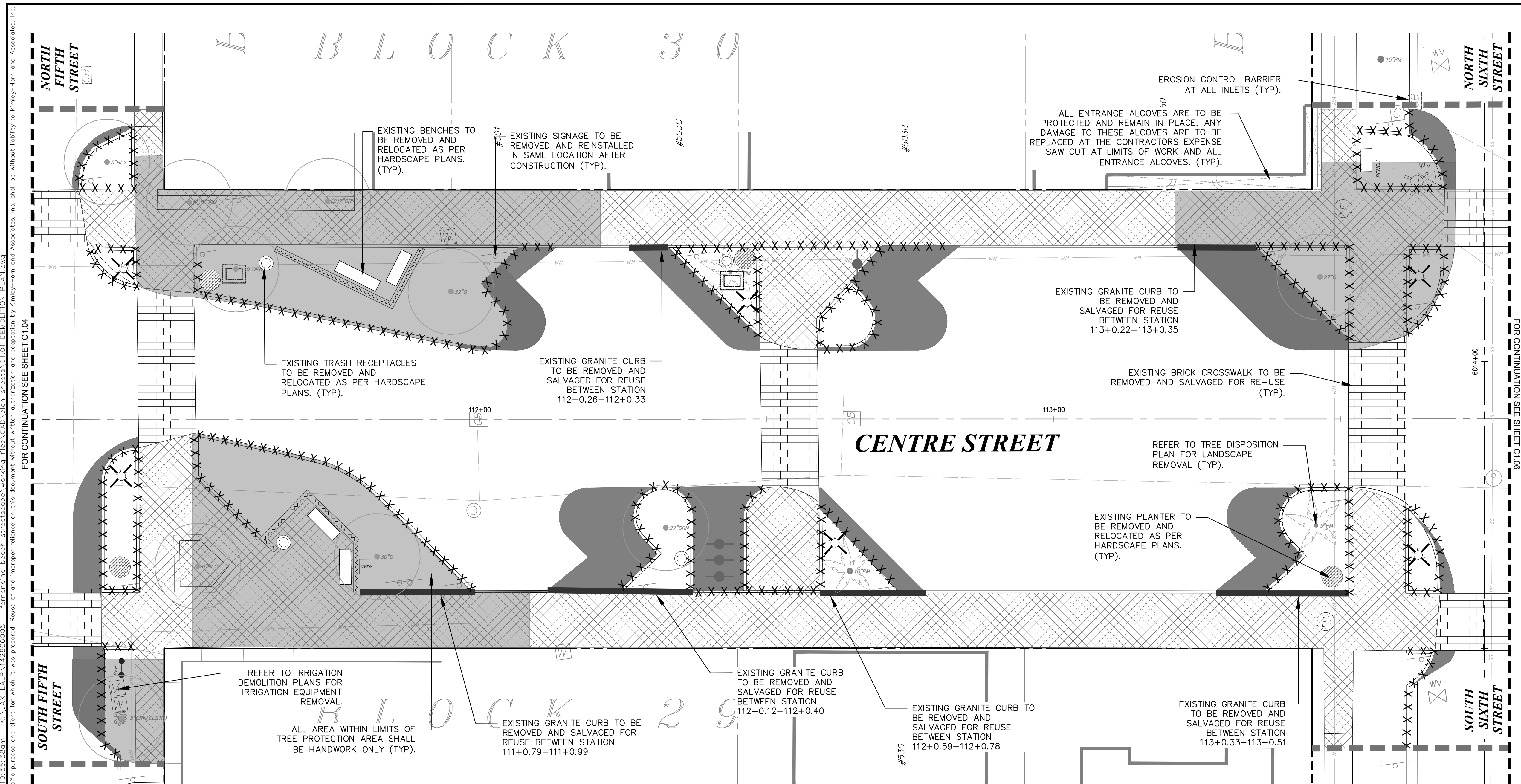
SHEET NUMBER
C1.03



Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE Layout: C2.04 January 08, 2025 10:55:14am K:\JAX-LA\LP\142806005 - fernandina beach streetscape\working files\CAD\dem sheets\C1.01 DEMOLITION PLAN.dwg
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DEMOLITION PLAN		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER C1.04		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET			
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REVISIONS										DATE		BY	



LEGEND

- | | |
|---|------------------------------|
| _____ F O _____ | FIBER OPTIC |
| _____ J D _____ | GAS |
| _____ H C S _____ | HYDRAULIC CONTAINMENT SYSTEM |
| ===== | STORM PIPE |
| _____ S S _____ | SANITARY SEWER |
| _____ W M _____ | WATER MAIN |
| _____ O H E _____ | OVERHEAD ELECTRIC |
| _____ U G E _____ | UNDERGROUND ELECTRIC |
| _____ P R O P _____ | PROP. RIGHT-OF-WAY |
| ===== | PROP. PROPERTY LINE |
| _____ C E N T E R _____ | CENTER LINE |
| _____ L I M I T S _____ | LIMITS OF WORK |
| _____ C O M _____ C O M _____ C O M _____ | PROPOSED ELECTRIC |

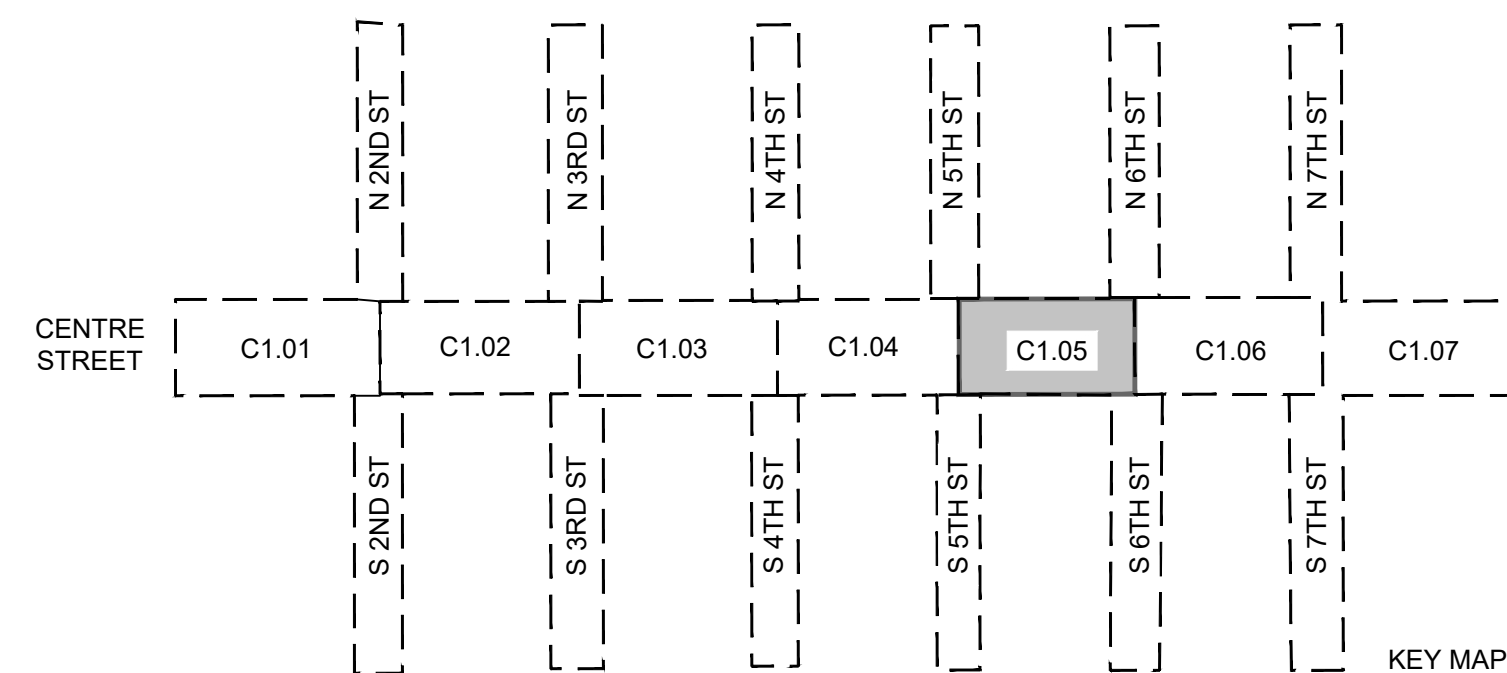
TREE LEGEND

- | | |
|---|-------------------------|
|  | EXISTING TREE TO REMAIN |
|  | EXISTING PALM TO REMAIN |
|  | OFF-SITE TREE TO REMAIN |

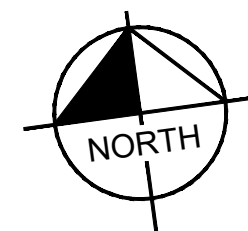
DEMOLITION LEGEND

- | | |
|--|---|
| | EXISTING ELECTRICAL OUTLET |
| | EXISTING TREE GRATE TO BE REMOVED |
| | EXISTING LIGHT POLE TO BE REMOVED |
| | EXISTING TRASH RECEPTACLE TO BE REMOVED AND RELOCATED |
| | EXISTING PLANTER TO BE REMOVED AND RELOCATED |
| | EXISTING BIKE RACK TO BE REMOVED AND RELOCATED |
| | EXISTING CONCRETE CURB TO BE REMOVED |
| | EXISTING SEAT WALL TO BE REMOVED |
| | EXISTING BENCH TO BE REMOVED AND RELOCATED |
| | EXISTING CONCRETE TO BE REMOVED |
| | EXISTING ASPHALT TO BE REMOVED |
| | TREE PROTECTION AREA (HANDWORK ONLY) |
| | EXISTING BRICK TO BE REMOVED AND SALVAGED FOR RE-USE |
| | EXISTING HEX PAVERS TO BE REMOVED AND SALVAGED FOR REUSE |
| | EXISTING GRANITE CURB TO BE REMOVED AND SALVAGED FOR RE-USE |
| | EXISTING MAILBOX TO BE REMOVED AND RETURNED TO USPS |
| | EROSION CONTROL BARRIER |
| | EXISTING TREE |
| | EXISTING OFF-SITE TREE |
| | EXISTING PALM TREE |
| | EXISTING BOLLARD TO BE REMOVED |

NOTE: EXISTING ELECTRICAL OUTLETS ON PEDALS TO REMAIN IN PLACE.
COORDINATE WITH ELECTRICAL PLANS ON LOCATIONS OR REMOVAL OF EXISTING
ELECTRICAL OUTLETS ON TREES.



KEY MAP NOT TO SCALE



GRAPHIC SCALE IN FEET

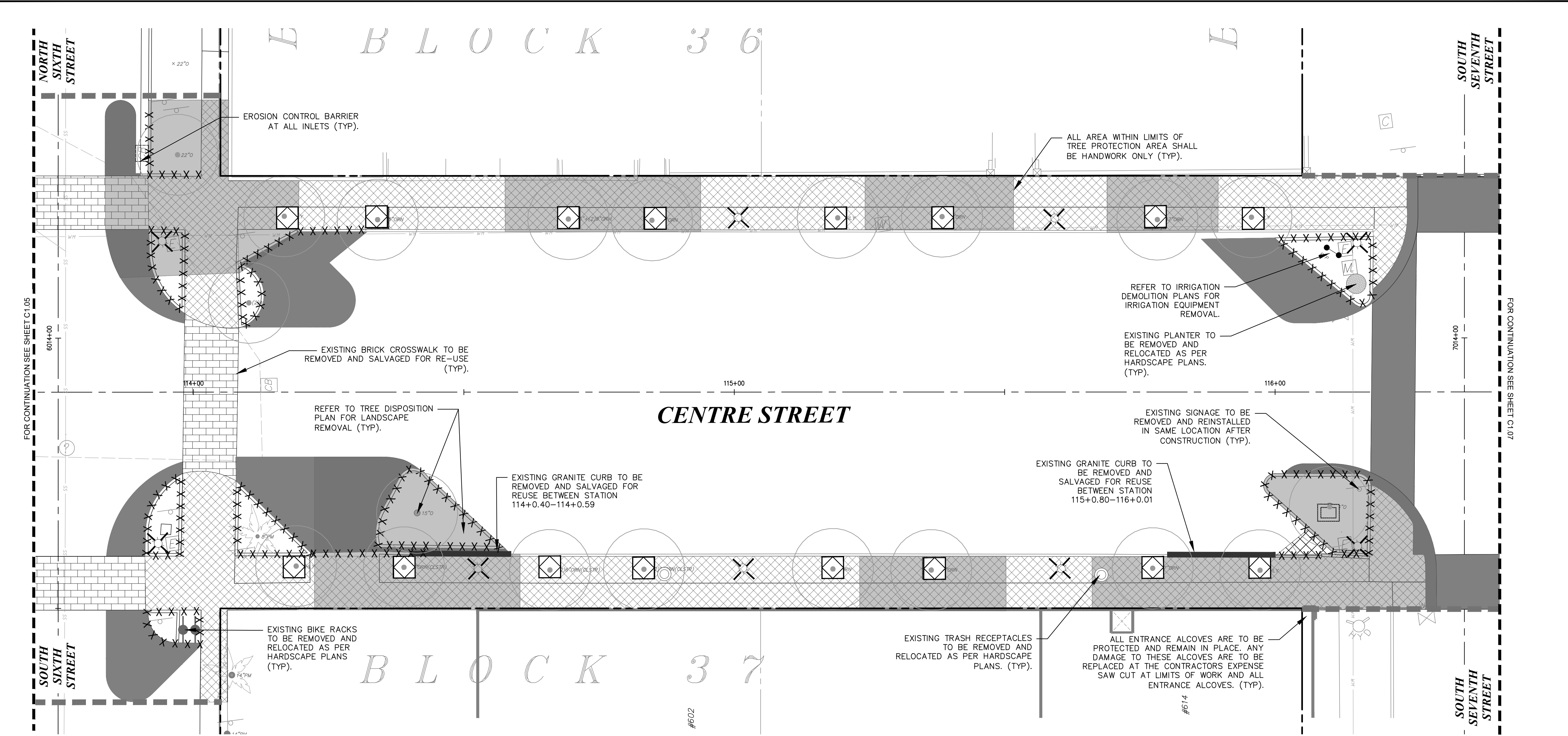


A horizontal scale bar with tick marks at 0, 5, 10, and 20 feet. The bar is divided into alternating black and white segments: black from 0 to 5, white from 5 to 10, black from 10 to 15, and white from 15 to 20.

[illegible]

Plotted By: Fuchs, Zach
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Sheet: Self-FERNANDINA BEACH - STREETScape - Layout C1.06
January 08, 2025 10:55:56am
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LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
==	STORM PIPE
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
- - -	PROP. RIGHT-OF-WAY
- . -	PROP. PROPERTY LINE
- - -	CENTER LINE
- - -	LIMITS OF WORK
- COM	PROPOSED ELECTRIC

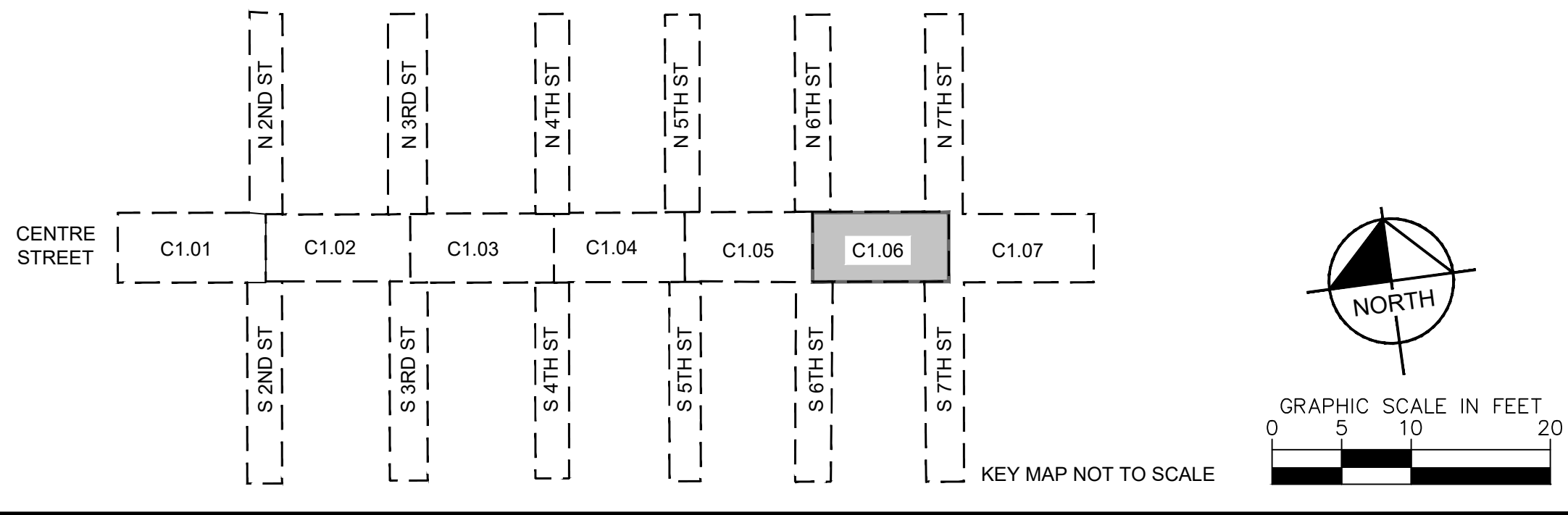
TREE LEGEND

(Circle with dot)	EXISTING TREE TO REMAIN
(Star)	EXISTING PALM TO REMAIN
(Circle with cross)	OFF-SITE TREE TO REMAIN

DEMOLITION LEGEND

(Square with X)	EXISTING ELECTRICAL OUTLET
(Square with X)	EXISTING TREE GRATE TO BE REMOVED
(Circle with X)	EXISTING LIGHT POLE TO BE REMOVED
(Circle with X)	EXISTING TRASH RECEPTACLE TO BE REMOVED AND RELOCATED
(Circle with dot)	EXISTING PLANTER TO BE REMOVED AND RELOCATED
(Circle with X)	EXISTING BIKE RACK TO BE REMOVED AND RELOCATED
(X X X X)	EXISTING CONCRETE CURB TO BE REMOVED
(Wavy line)	EXISTING SEAT WALL TO BE REMOVED
(Rectangle with X)	EXISTING BENCH TO BE REMOVED AND RELOCATED
(Cross-hatch)	EXISTING CONCRETE TO BE REMOVED
(Solid black)	EXISTING ASPHALT TO BE REMOVED
(Diagonal lines)	TREE PROTECTION AREA (HANDWORK ONLY)
(Brick pattern)	EXISTING BRICK TO BE REMOVED AND SALVAGED FOR RE-USE
(Hexagon pattern)	EXISTING HEX PAVERS TO BE REMOVED AND SALVAGED FOR REUSE
(Thick solid line)	EXISTING GRANITE CURB TO BE REMOVED AND SALVAGED FOR RE-USE
(Mailbox icon)	EXISTING MAILBOX TO BE REMOVED AND RETURNED TO USPS
(Barrier icon)	EROSION CONTROL BARRIER
(Circle)	EXISTING TREE
(Star)	EXISTING OFF-SITE TREE
(Star)	EXISTING PALM TREE
(Dot)	EXISTING BOLLARD TO BE REMOVED

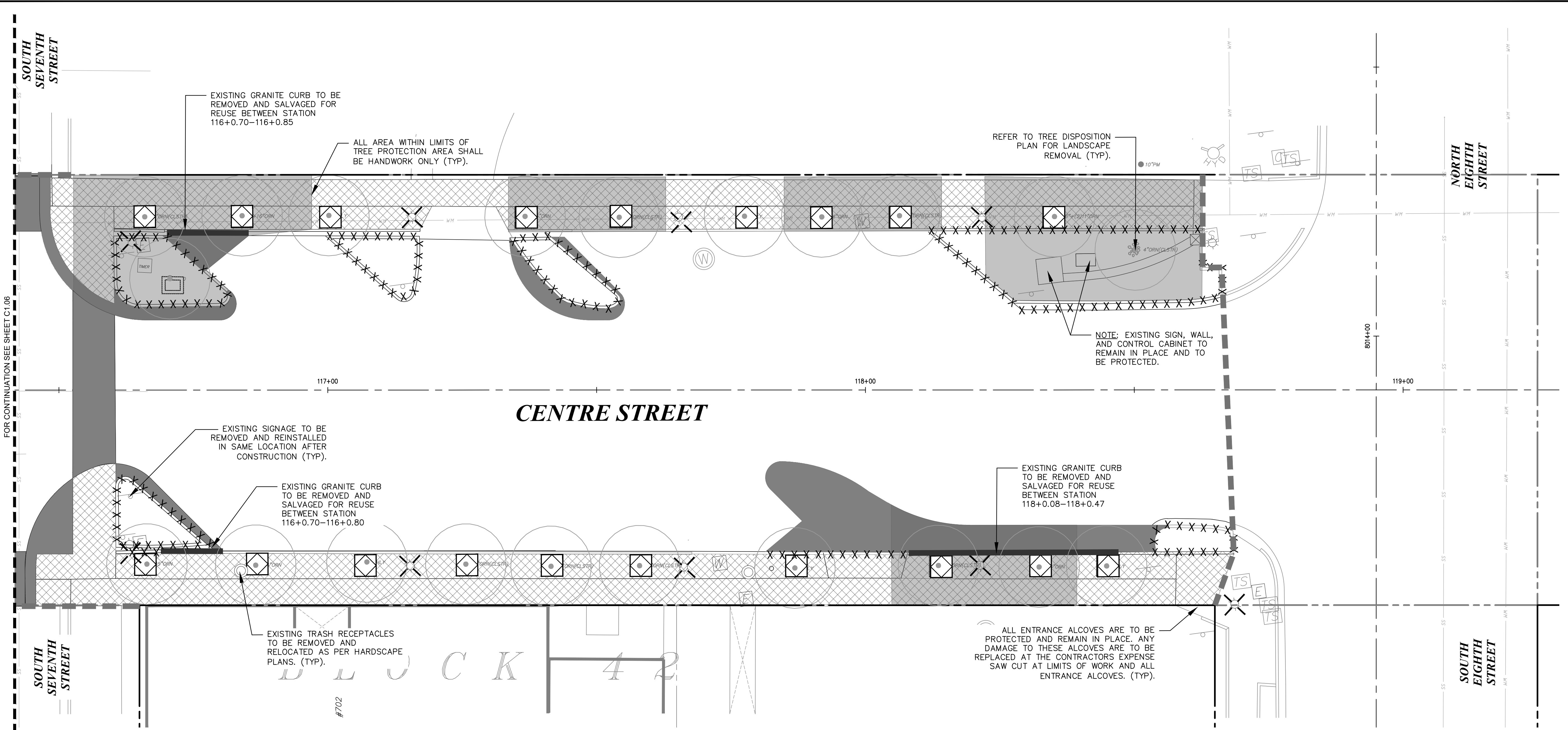
NOTE: EXISTING ELECTRICAL OUTLETS ON PEDALS TO REMAIN IN PLACE. COORDINATE WITH ELECTRICAL PLANS ON LOCATIONS OR REMOVAL OF EXISTING ELECTRICAL OUTLETS ON TREES.



KHA PROJECT 142806005		DATE 01/08/2025		SCALE: AS SHOWN		DESIGNED BY: KHA		DRAWN BY: RD		CHECKED BY: MAJ	
DEMOLITION PLAN		FERNANDINA BEACH STREETScape IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER C1.06		NO. DATE BY	
FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET										REVISIONS	
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Sheet: Self-FERNANDINA BEACH STREETSCAPE - LAYOUT C1.07
January 08, 2025 10:56:18am
K:\JAX-LA\LP\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\C1.07 DEMOLITION PLAN.dwg



LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	
PROP. PROPERTY LINE	
CENTER LINE	
LIMITS OF WORK	
COM	PROPOSED ELECTRIC

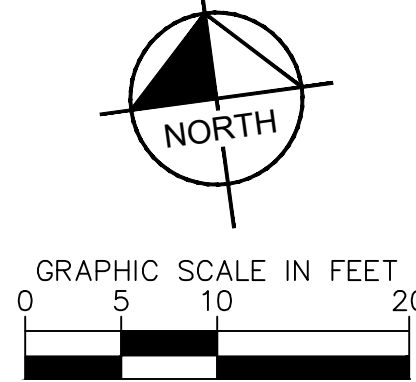
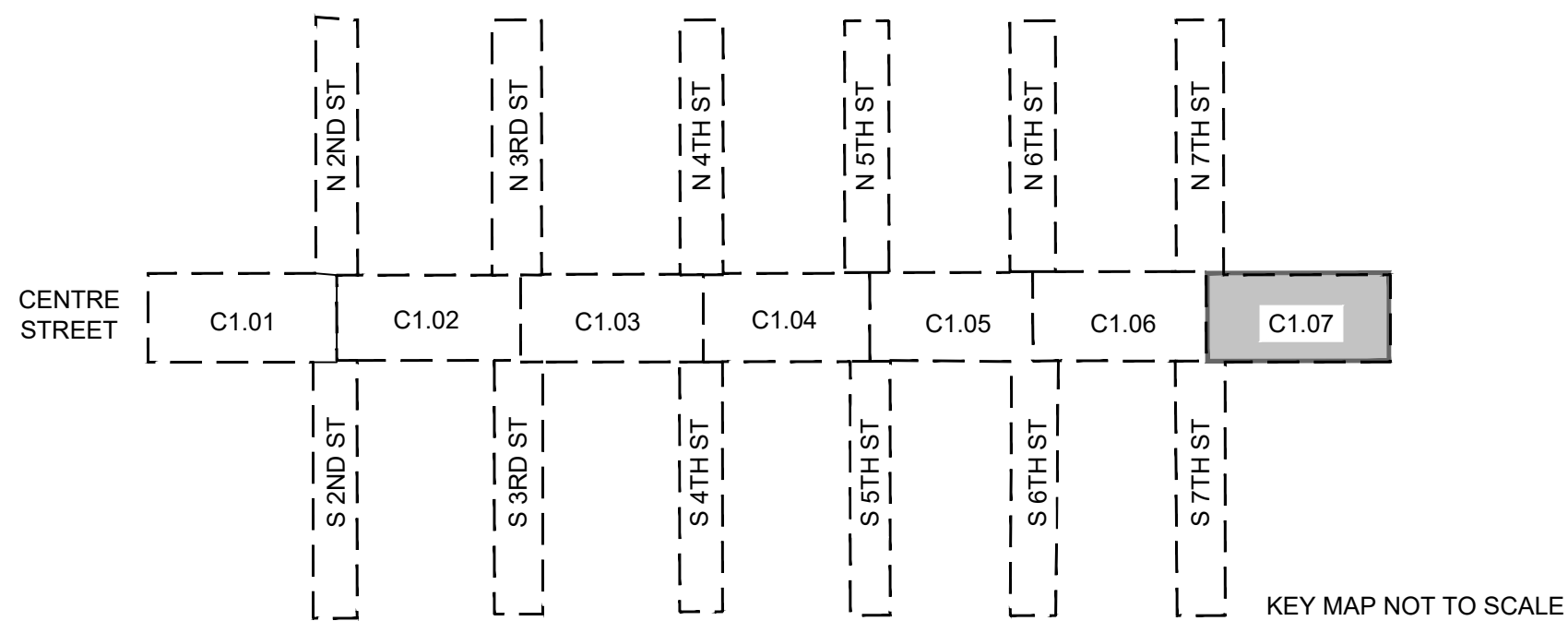
TREE LEGEND

(Symbol)	EXISTING TREE TO REMAIN
(Symbol)	EXISTING PALM TO REMAIN
(Symbol)	OFF-SITE TREE TO REMAIN

DEMOLITION LEGEND

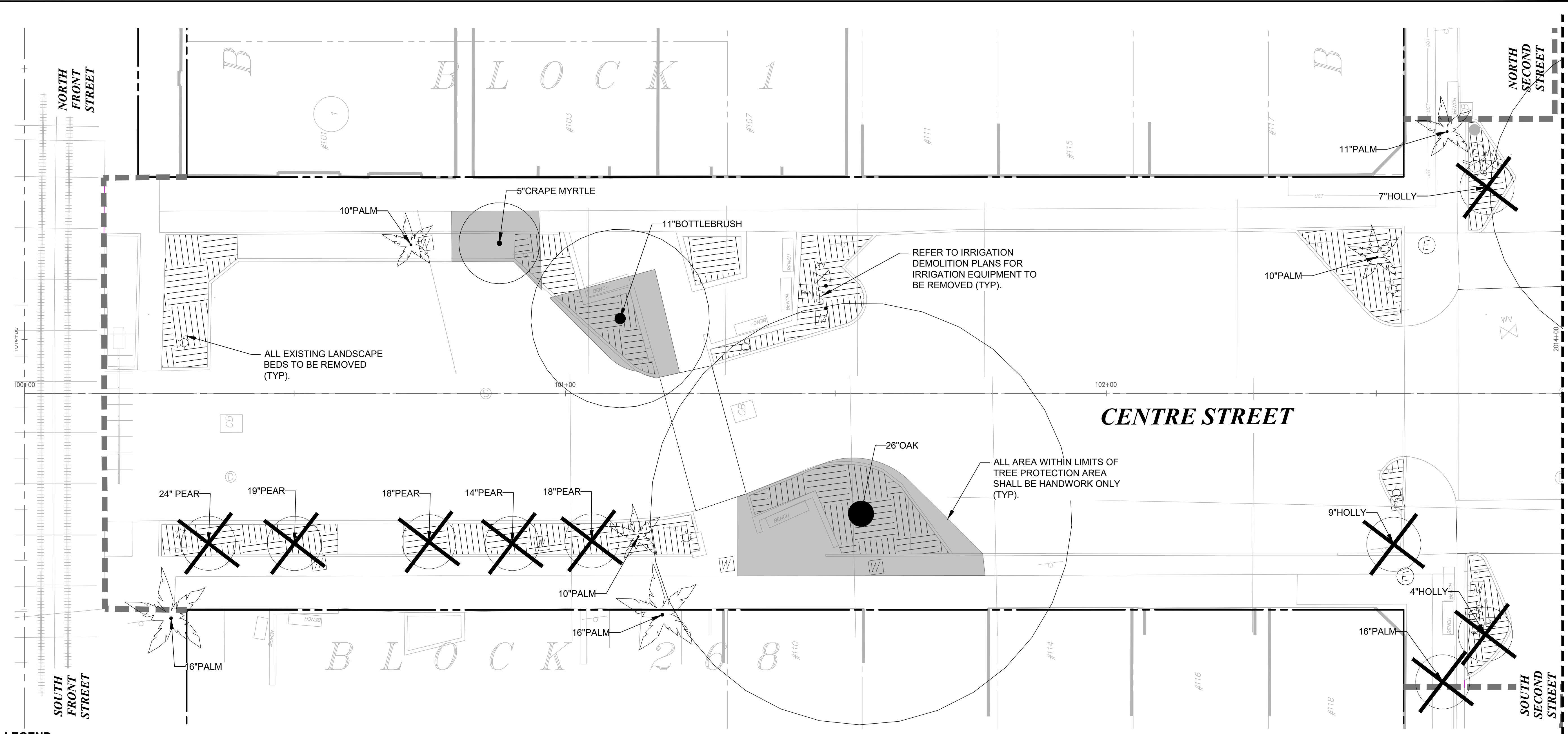
(Symbol)	EXISTING ELECTRICAL OUTLET
(Symbol)	EXISTING TREE GRATE TO BE REMOVED
(Symbol)	EXISTING LIGHT POLE TO BE REMOVED
(Symbol)	EXISTING TRASH RECEPTACLE TO BE REMOVED AND RELOCATED
(Symbol)	EXISTING PLANTER TO BE REMOVED AND RELOCATED
(Symbol)	EXISTING BIKE RACK TO BE REMOVED AND RELOCATED
(Symbol)	EXISTING CONCRETE CURB TO BE REMOVED
(Symbol)	EXISTING SEAT WALL TO BE REMOVED
(Symbol)	EXISTING BENCH TO BE REMOVED AND RELOCATED
(Symbol)	EXISTING CONCRETE TO BE REMOVED
(Symbol)	EXISTING ASPHALT TO BE REMOVED
(Symbol)	TREE PROTECTION AREA (HANDWORK ONLY)
(Symbol)	EXISTING BRICK TO BE REMOVED AND SALVAGED FOR RE-USE
(Symbol)	EXISTING HEX PAVERS TO BE REMOVED AND SALVAGED FOR REUSE
(Symbol)	EXISTING GRANITE CURB TO BE REMOVED AND SALVAGED FOR RE-USE
(Symbol)	EXISTING MAILBOX TO BE REMOVED AND RETURNED TO USPS
(Symbol)	EROSION CONTROL BARRIER
(Symbol)	EXISTING TREE
(Symbol)	EXISTING OFF-SITE TREE
(Symbol)	EXISTING PALM TREE
(Symbol)	EXISTING BOLLARD TO BE REMOVED

NOTE: EXISTING ELECTRICAL OUTLETS ON PEDALS TO REMAIN IN PLACE. COORDINATE WITH ELECTRICAL PLANS ON LOCATIONS OR REMOVAL OF EXISTING ELECTRICAL OUTLETS ON TREES.



KHA PROJECT 142806005		DATE 01/08/2025		SCALE: AS SHOWN		DESIGNED BY: KHA		DRAWN BY: RD		CHECKED BY: MAJ			
DEMOLITION PLAN		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER C1.07		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET			
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No.										REVISIONS		DATE BY	

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE Layout: C2.01 January 08, 2025 10:29:27 am K:\JAX-LA\LP\142806005 - fernandina beach streetscape\working files\CAD\plan sheets\C2.01 TREE DISPOSITION PLAN.dwg
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LEGEND

	FIBER OPTIC
	GAS
	HYDRAULIC CONTAINMENT SYSTEM
	STORM PIPE
	SANITARY SEWER
	WATER MAIN
	OVERHEAD ELECTRIC
	UNDERGROUND ELECTRIC
	PROP. RIGHT-OF-WAY
	PROP. PROPERTY LINE
	CENTER LINE
	LIMITS OF WORK
	PROPOSED ELECTRIC

TREE LEGEND

	EXISTING TREE TO REMAIN
	EXISTING PALM TO REMAIN
	OFF-SITE TREE TO REMAIN
	TREE TO BE REMOVED

ROOT PRUNING:

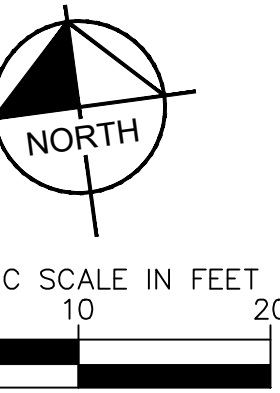
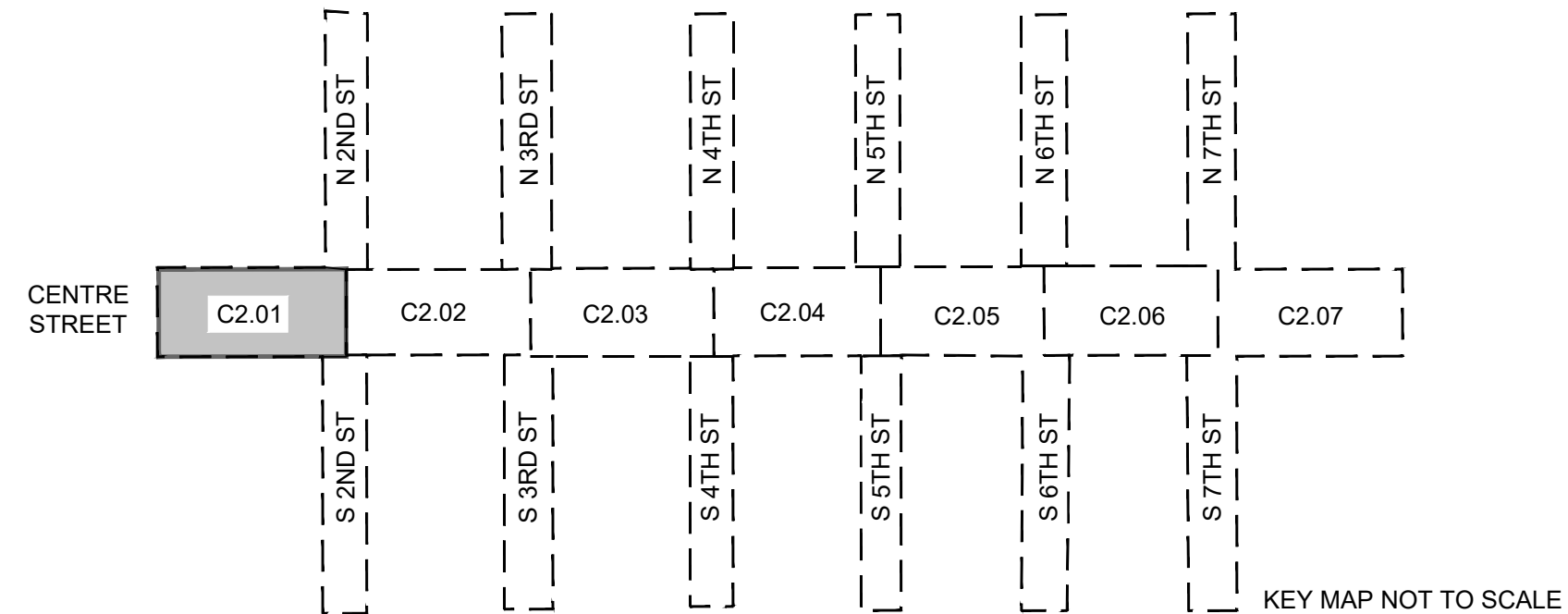
- THE LANDSCAPE ARCHITECT HAS OBSERVED TREES THAT COULD BE IMPACTED BY CONSTRUCTION OF THE PROPOSED IMPROVEMENTS.
- IF CONSTRUCTION ACTIVITIES OCCUR WITHIN THE DRIPLINE (OR THE HORIZONTAL EXTENT OF THE CANOPY) OF A TREE, THEN THAT TREE IS A CANDIDATE FOR ROOT PRUNING.
- ROOT PRUNING MUST OCCUR PRIOR TO TRENCHING OPERATIONS TO ENSURE THAT THE ROOTS ARE CUT CLEAN AND AT PROPER ANGLES AND NOT MECHANICALLY RIPPED FROM THE EARTH DURING CONSTRUCTION.
- FOR TREES REQUIRING ROOT PRUNING, A TREE ASSESSMENT SHALL BE CONDUCTED, AND A ROOT-PRUNING PLAN SHALL BE DEVELOPED BY A CERTIFIED ARBORIST OR CONSULTING ARBORIST. THIS PLAN SHOULD IDENTIFY:
 - MAXIMUM ALLOWABLE SIZE OF ROOTS TO BE CUT
 - ALLOWABLE PROXIMITY TO THE TRUNK FOR CUTS
 - TIME OF YEAR WHEN ROOT CUTTING IS ALLOWABLE
(NOTE: IN FLORIDA, IT IS BEST TO AVOID ROOT PRUNING DURING TIMES OF THE MAY THROUGH SEPTEMBER, WHEN THE POTENTIAL FOR DAMAGING WIND LOADS ON TREES ARE GREATEST.)
 - METHOD FOR MAKING CUTS
 - MITIGATING CANOPY PRUNING
 - TYPE AND EXTENT OF NECESSARY STRUCTURAL SUPPORT
 - SCHEDULE FOR WATERING/FERTILIZATION AFTER PRUNING
- IMPLEMENT THE ROOT PRUNING PLAN PER THE ARBORISTS RECOMMENDATION.

TREE/PALM:

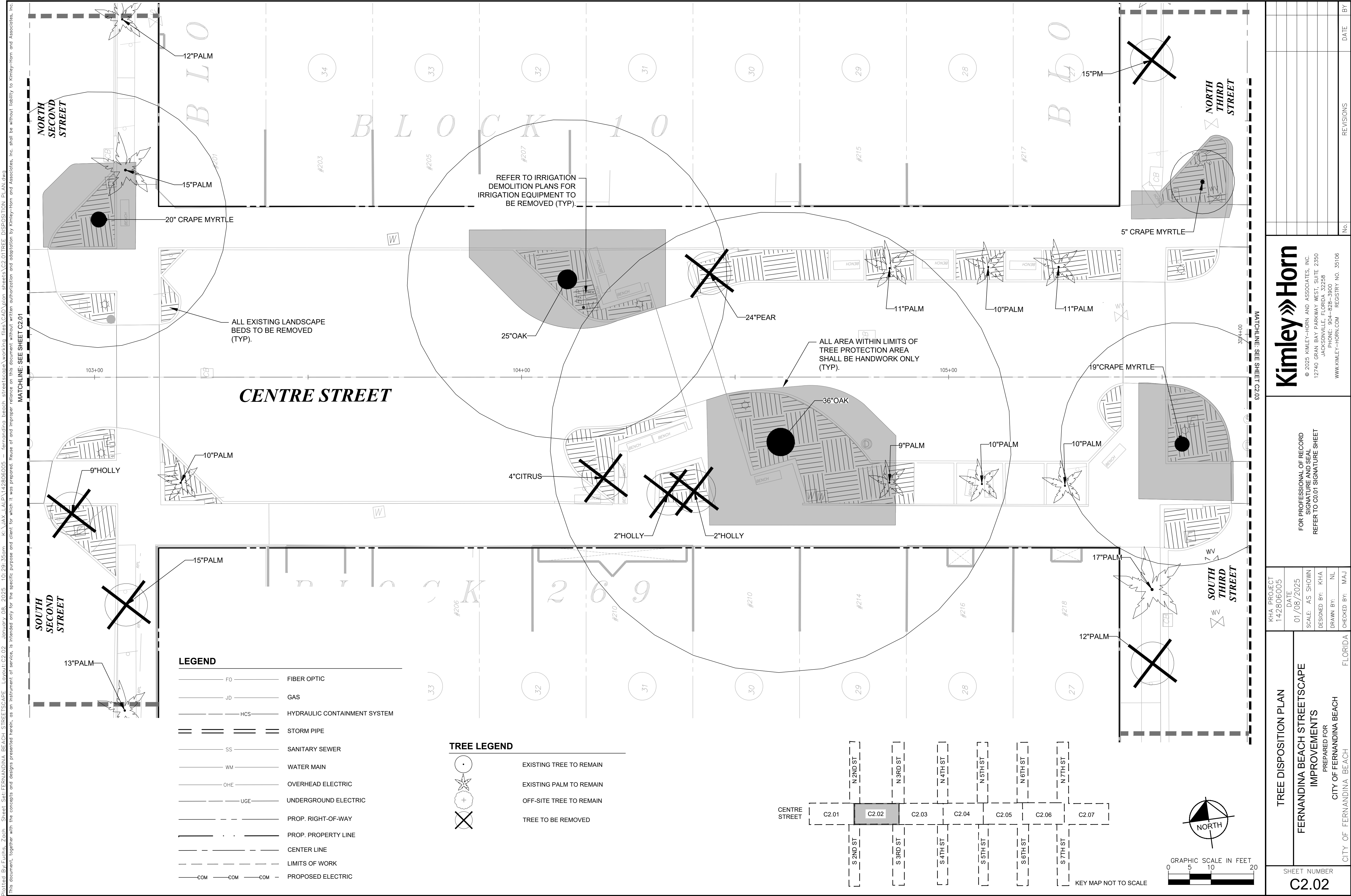
- AN ISA - CERTIFIED ARBORIST OR A CERTIFIED LANDSCAPE CONTRACTOR CERTIFIED BY THE FLORIDA NURSERYMEN AND GROWERS ASSOCIATION SHALL PERFORM AND MONITOR ALL TREE/PALM ROOT PRUNING.
- CONTRACTOR SHALL STAKE AND GUY ALL TREES/PALMS AS PER DETAILS PROVIDED IN THIS CONSTRUCTION SET. CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND/OR REPAIR OF STAKING AND GUYING DURING THE WARRANTY PERIOD. ALL TREES/PALMS SHALL BE BRACED AT LEAST ONE (1) YEAR OR AS DIRECTED BY THE OWNER'S REPRESENTATIVE.
- SOIL BACKFILL FOR THE INSTALLATION OF TREES, PALMS, SHRUBS, AND GROUND COVERS SHALL BE UNIFORM MIX OF 25% WELL-ROTTED COMPOST, 25% TOPSOIL, AND 50% CLEAN, WEED-FREE LOOSENEED NATIVE SOIL BACKFILL.
- CONTRACTOR SHALL SUBMIT MANUFACTURERS CERTIFIED ANALYSIS FOR SOIL AMENDMENTS TO THE OWNER'S REPRESENTATIVE.
- CONTRACTOR SHALL PAY TO HAVE THE BACKFILL LAB TESTED IF REQUESTED BY THE OWNER'S REPRESENTATIVE. NON-SOLUBLE WETTING AGENT SHALL BE ADDED TO THE BACKFILL PER THE MANUFACTURER'S SPECIFICATIONS.

NOTE:

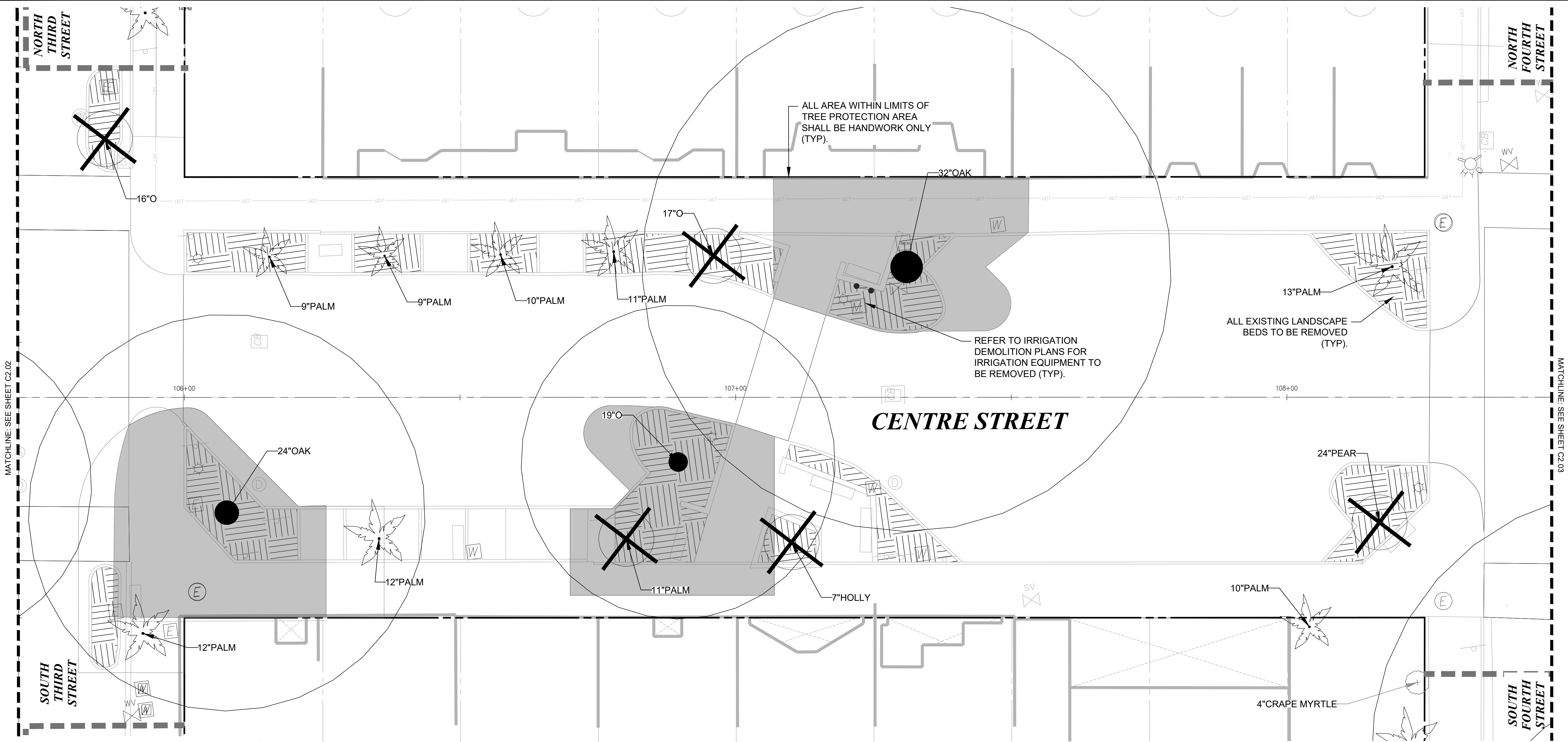
- CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL VEGETATION SPECIFIED TO REMAIN. REFER TO TREE PROTECTION NOTES AND DETAILS ON SHEET C3.50.
- ALL TREES NOT SPECIFICALLY SHOWN TO BE PRESERVED SHALL BE REMOVED AS A PART OF THIS CONTRACT. TREE PROTECTION FENCING SHALL BE INSTALLED PRIOR TO ANY DEMOLITION.



KHA PROJECT 142806005		DATE 01/08/2025		SCALE: AS SHOWN		DESIGNED BY: KHA		DRAWN BY: NL		CHECKED BY: MAJ		FLORIDA		CITY OF FERNANDINA BEACH		CITY OF FERNANDINA BEACH		SHEET NUMBER			
TREE DISPOSITION PLAN										FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH										C2.01	
														FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET				Kimley»Horn			
																		© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106			
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																		No.			
																		DATE			
																		BY			

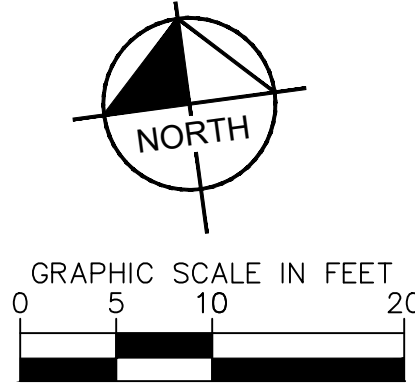
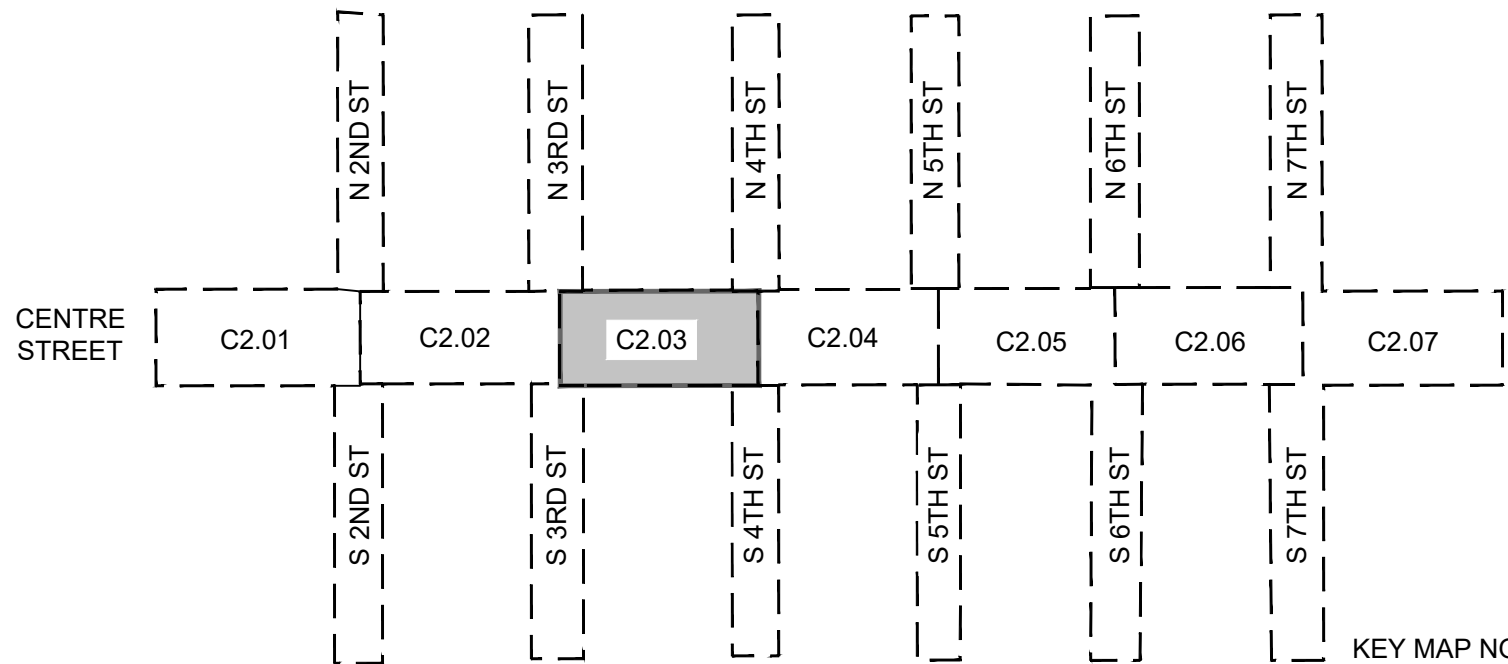


Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE - Layout C2.03 January 08, 2025 10:29:39am K:\VAX - LAIP\142806005 - Fernandina Beach Streetscape\working files\CAD\plan sheets\C2.01 TREE DISPOSITION PLAN.dwg
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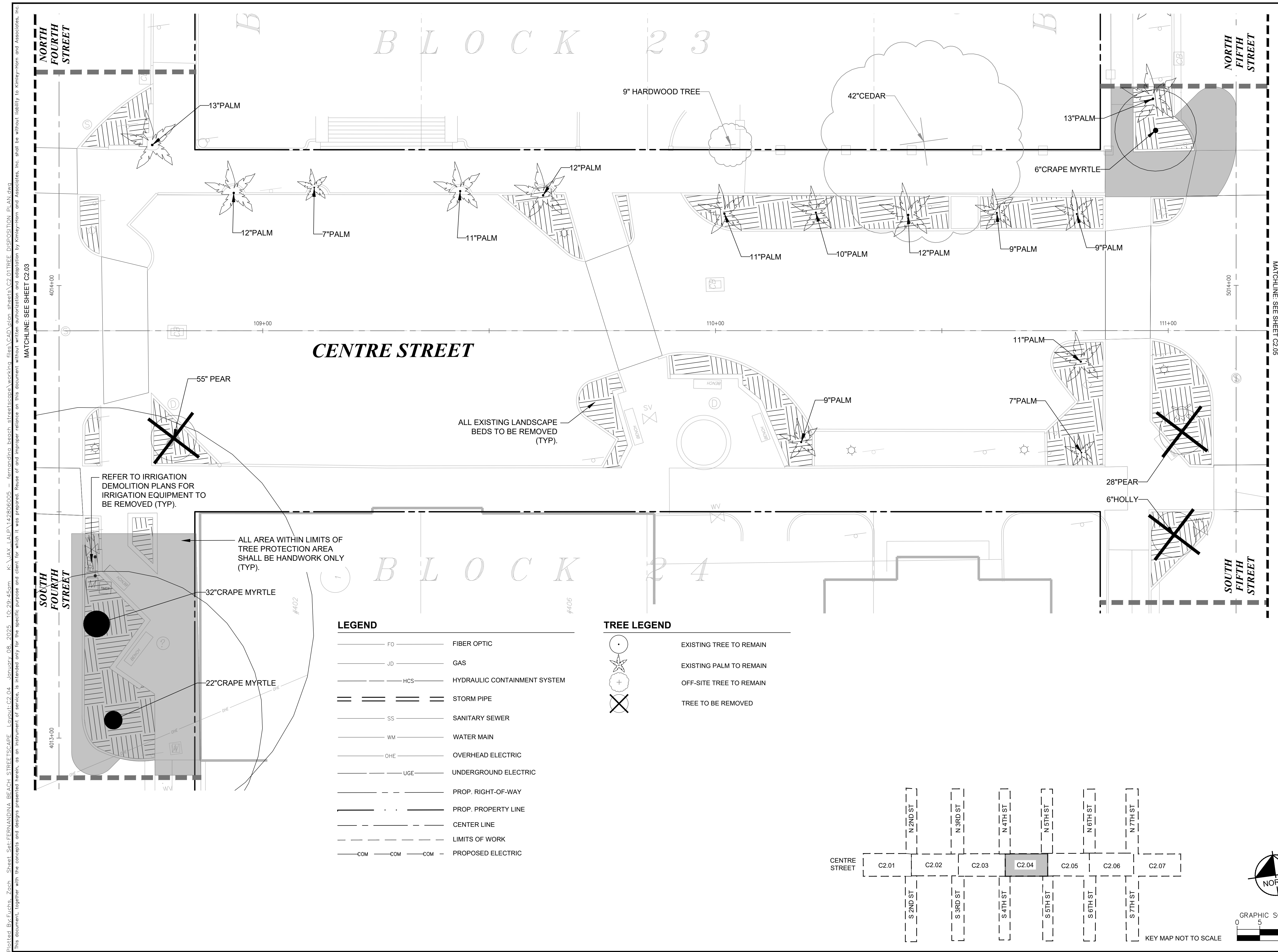


LEGEND	
	FIBER OPTIC
	GAS
	HYDRAULIC CONTAINMENT SYSTEM
	STORM PIPE
	SANITARY SEWER
	WATER MAIN
	OVERHEAD ELECTRIC
	UNDERGROUND ELECTRIC
	PROP. RIGHT-OF-WAY
	PROP. PROPERTY LINE
	CENTER LINE
	LIMITS OF WORK
	PROPOSED ELECTRIC

TREE LEGEND	
	EXISTING TREE TO REMAIN
	EXISTING PALM TO REMAIN
	OFF-SITE TREE TO REMAIN
	TREE TO BE REMOVED

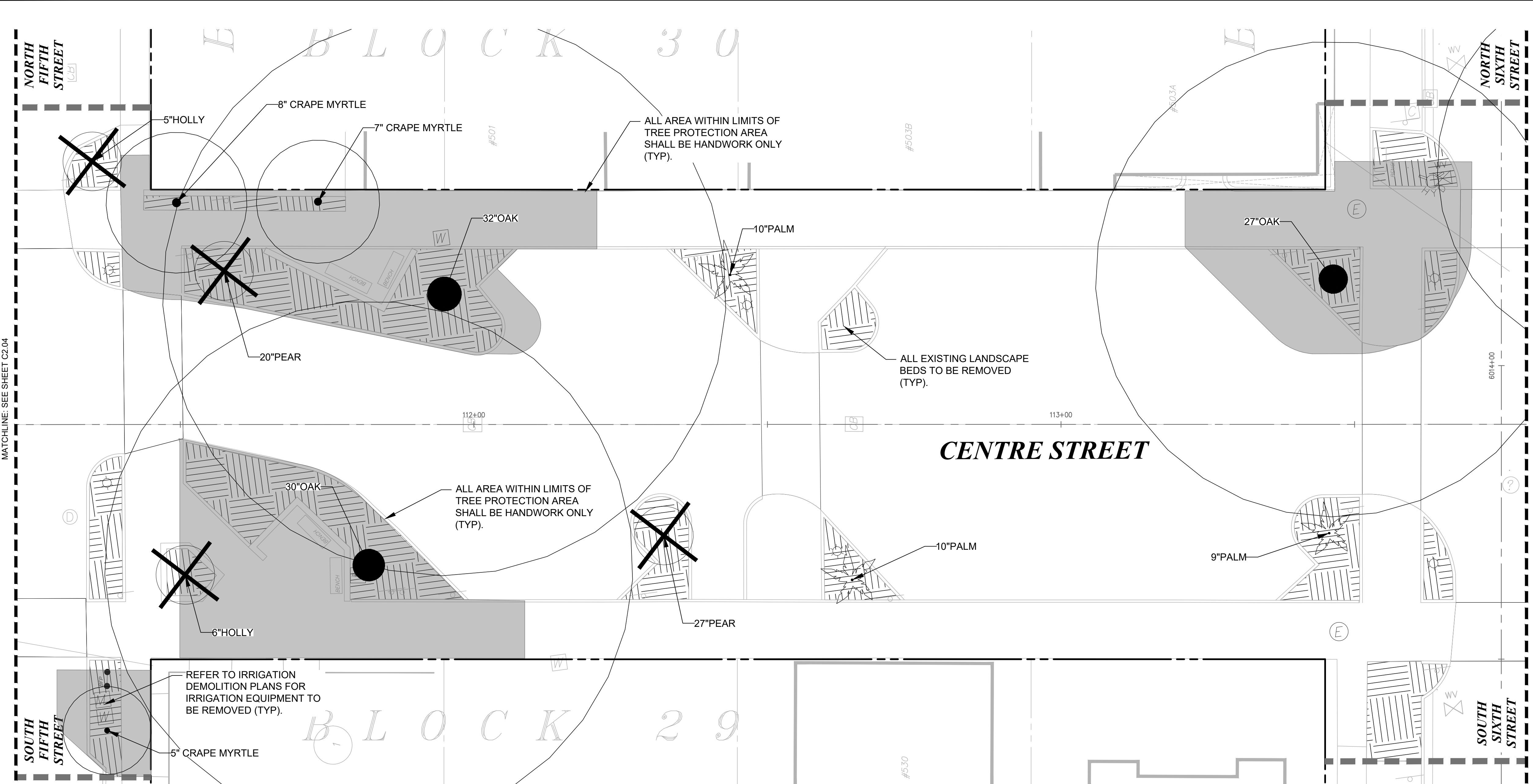


KHA PROJECT 142806005		DATE 01/08/2025		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		REVISIONS		No.	DATE	BY	
		SCALE: AS SHOWN									
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		DESIGNED BY: KHA		WWW.KIMLEY-HORN.COM		© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900		Kimley»Horn		SHEET NUMBER C2.03	
		DRAWN BY: NL									
FLORIDA		CHECKED BY: MAJ									



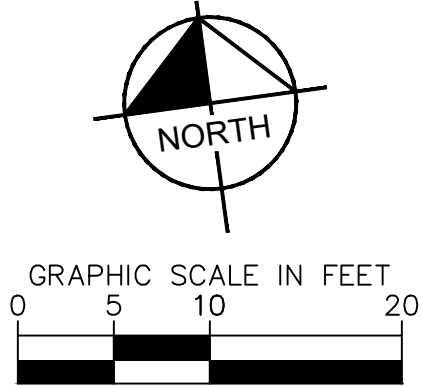
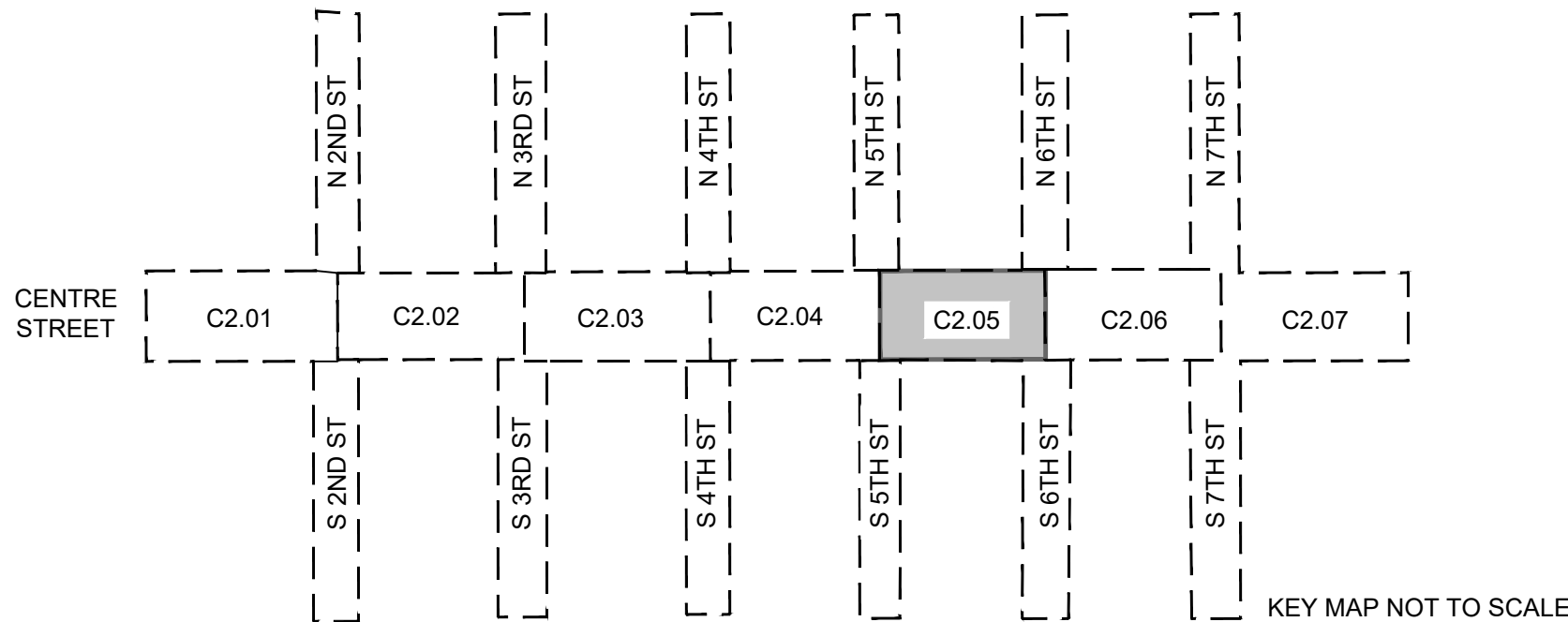
SHEET NUMBER C2.04		TREE DISPOSITION PLAN		KHA PROJECT 142506005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRADEMANOR DRIVE, SUITE 2350 JACKSONVILLE, FL 32218 PHONE: 904-428-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	No.	REVISIONS	DATE	BY
CITY OF FERNANDINA BEACH FLORIDA		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		SCALE: AS SHOWN DESIGNED BY: KHA DRAWN BY: NIL CHECKED BY: MAJ	DATE: 01/08/2025						

Plotted By: Fuchs, Zach Sheet: S-1 FERNANDINA BEACH STREETScape Layout: C2.05 January 08, 2025 10:29:49am K:\NAX - LAIP\142806005 - Fernandina Beach Streetscape\Working Files\CAD\plan sheets\C2.01 TREE DISPOSITION PLAN.dwg
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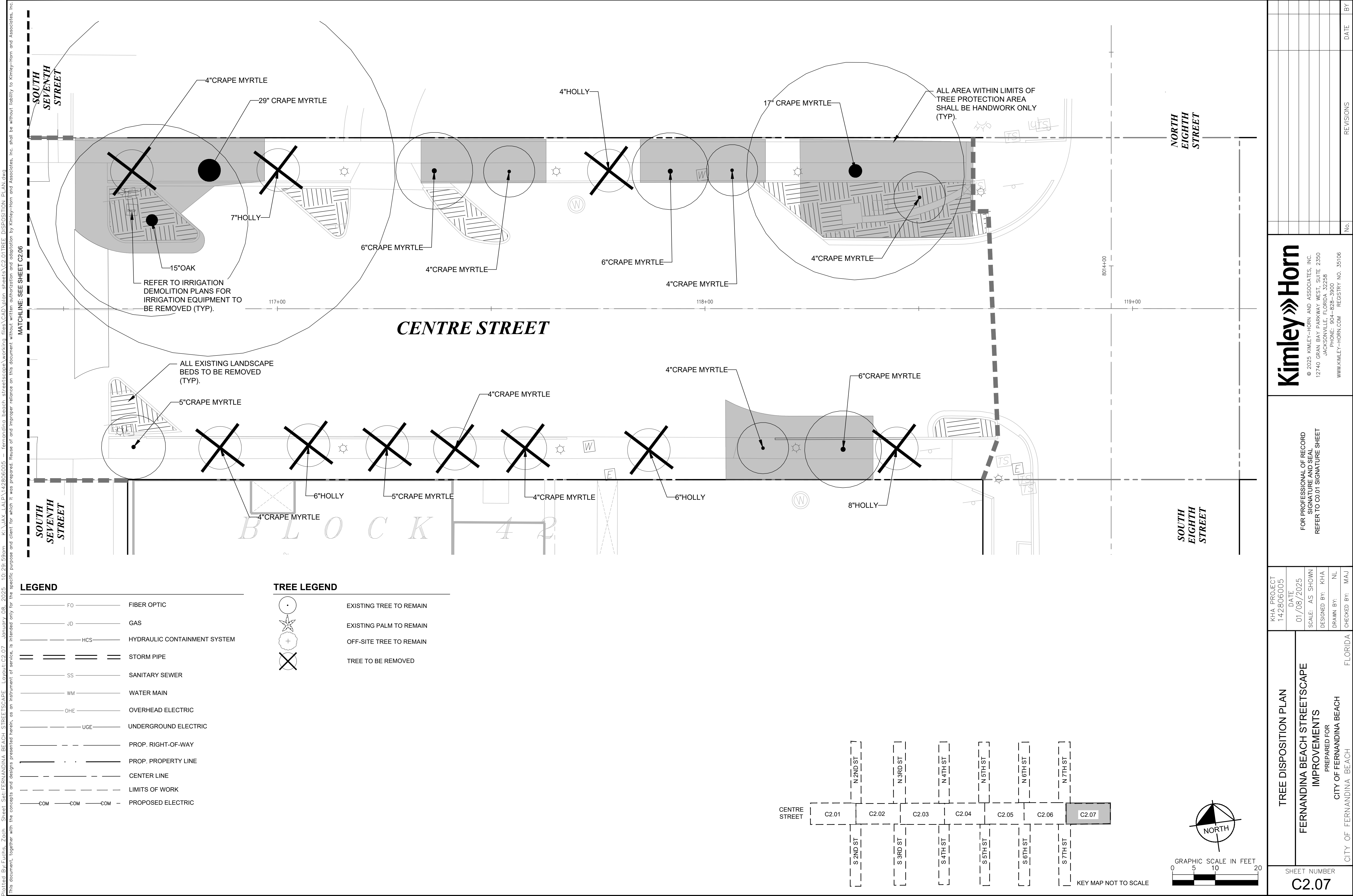


LEGEND	
	FIBER OPTIC
	GAS
	HYDRAULIC CONTAINMENT SYSTEM
	STORM PIPE
	SANITARY SEWER
	WATER MAIN
	OVERHEAD ELECTRIC
	UNDERGROUND ELECTRIC
	PROP. RIGHT-OF-WAY
	PROP. PROPERTY LINE
	CENTER LINE
	LIMITS OF WORK
	PROPOSED ELECTRIC

TREE LEGEND	
	EXISTING TREE TO REMAIN
	EXISTING PALM TO REMAIN
	OFF-SITE TREE TO REMAIN
	TREE TO BE REMOVED



TREE DISPOSITION PLAN		KHA PROJECT 142806005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn		REVISIONS		No.	DATE	BY	
		DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106							
FERNANDINA BEACH STREETScape IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER		C2.05				



KHA PROJECT 142806005		DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: NL	CHECKED BY: MAJ
TREE DISPOSITION PLAN		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH FLORIDA				
SHEET NUMBER C2.07		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET				
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		No.				
		REVISIONS				
		DATE				
		BY				

IRRIGATION DEMOLITION NOTES:

1. ANY ITEMS TO REMAIN THAT ARE DAMAGED BY THE CONTRACTOR SHALL BE REPLACED TO THE EXISTING CONDITION OR BETTER AT THE CONTRACTOR'S EXPENSE.
2. REMOVE AND SALVAGE ALL CITY-OWNED IRRIGATION EQUIPMENT (IRRIGATION PIPES, VALVES, METERS, TIMERS, IRRIGATION PIPE SLEEVING, ETC.).
3. REFER TO TREE DISPOSITION, DEMOLITION, AND PLANTING PLANS FOR TREE REMOVAL, RELOCATION, AND PROTECTION INFORMATION. ANY AREAS WHERE CONCRETE OR ASPHALT ARE TO BE REMOVED, ALL BASE AND SUBGRADE MATERIAL SHALL BE REMOVED TO A DEPTH OF 2 FEET UNLESS WITHIN TREE PROTECTION AREA.
4. REFER TO DEMOLITION PLAN FOR SITE FURNISHING AND HARDSCAPING REMOVAL AND ANY PROTECTION INFORMATION.
5. ALL VALVE BOXES, MANHOLES, CATCH BASINS, AND OTHER ITEMS TO REMAIN SHALL BE ADJUSTED TO PROPOSED GRADE.
6. THE INTENT OF THE IRRIGATION DEMOLITION PLAN IS TO DEPICT EXISTING FEATURES THAT ENCUMBER THE PROPOSED CONSTRUCTION AREA AND ARE SCHEDULED FOR REMOVAL. SOME INCIDENTAL ITEMS MAY HAVE BEEN INADVERTENTLY OMITTED FROM THE PLAN. THE CONTRACTOR IS ENCOURAGED TO THOROUGHLY INSPECT THE SITE AS WELL AS REVIEW THE PLANS AND SPECIFICATIONS PRIOR TO SUBMITTING PRICING. CONTRACTOR WILL NOT RECEIVE ADDITIONAL COMPENSATION FOR INCIDENTAL ITEMS NOT SHOWN ON THIS IRRIGATION DEMOLITION PLAN.
7. THIS IRRIGATION DEMOLITION PLAN IS BASED ON AVAILABLE UTILITY INFORMATION AND MAY OR MAY NOT BE ALL INCLUSIVE FOR THIS SITE. ANY UTILITIES ENCOUNTERED DURING DEMOLITION THAT ARE NOT DEPICTED/ADDRESSED ON THIS DRAWING SHOULD BE BROUGHT TO THE ATTENTION OF THE PROJECT ENGINEER IMMEDIATELY.
8. CONTRACTOR IS REQUIRED TO OBTAIN ALL DEMOLITION AND DEWATERING PERMITS, IF APPLICABLE.
9. ALL IRRIGATION FEATURES IDENTIFIED ON THIS PLAN WHICH ARE LISTED TO BE DEMOLISHED AND TO BE REMOVED FROM THE SITE.
10. CONTRACTOR SHALL LIMIT ALL DEMOLITION ACTIVITIES TO THOSE AREAS DELINEATED ON THE CONSTRUCTION DRAWINGS UNLESS OTHERWISE DIRECTED BY THE DEVELOPER OR AS REQUIRED FOR CONSTRUCTION OR IMPROVEMENTS.
11. CONTRACTOR IS RESPONSIBLE FOR CONTROLLING AIRBORNE DUST AND POLLUTANTS BY USING WATER SPRINKLING OR OTHER SUITABLE MEANS OF CONTROL.
12. CONTRACTOR TO USE CARE IN HANDLING DEBRIS FROM SITE TO ENSURE THE SAFETY OF THE PUBLIC. HAUL ROUTE TO BE CLOSELY MONITORED FOR DEBRIS OR MATERIALS TRACKED ONTO ADJOINING ROADWAYS, SIDEWALKS, ETC. ROADWAYS AND WALKWAYS TO BE CLEARED DAILY OR AS NECESSARY TO MAINTAIN PUBLIC SAFETY.
13. ALL IRRIGATION EQUIPMENT NEAR TREE PROTECTION AREAS TO HAND DUG ONLY TO AVOID INTERFERING WITH EXISTING TREE ROOTS.
14. WHERE REMAINING, INLETS, MANHOLE COVERS, AND VALVE COVERS ARE TO BE PROTECTED IN PAVEMENT REMOVAL AREAS. CONTRACTOR SHALL REPLACE DAMAGED STRUCTURES AT THEIR EXPENSE.
15. CONTRACTOR MUST PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRICADES, ENCLOSURES, ETC. AS APPROVED BY THE CITY OF WEST PALM BEACH AND CONSTRUCTION MANAGER.
16. CONTINUOUS ACCESS SHALL BE MAINTAINED FOR SURROUNDING PROPERTIES AT ALL TIMES DURING DEMOLITION OF EXISTING FACILITIES AND CONSTRUCTION OF NEW FACILITIES. SIGNAGE SHALL BE POSTED TO DIRECT THE PUBLIC TO THE PATH OF TRAVEL.
17. ALL MATERIAL REMOVED FROM THIS SITE BY THE CONTRACTOR SHALL BE DISPOSED OF BY THE CONTRACTOR IN A LEGAL MANNER.
18. REFER TO THE TOPOGRAPHIC SURVEY FOR ADDITIONAL DETAILS OF EXISTING STRUCTURES, ETC., LOCATED WITHIN THE PROJECT SITE UNLESS OTHERWISE NOTED. ALL EXISTING STRUCTURES, SLABS, CONCRETE, ASPHALT, DEBRIS PILES, SIGNS, AND ALL APPURTENANCES ARE TO BE REMOVED FROM THE SITE BY THE CONTRACTOR AND PROPERLY DISPOSED OF IN A LEGAL MANNER AS PART OF THIS CONTRACT. SOME ITEMS TO BE REMOVED MAY NOT BE DEPICTED ON THE TOPOGRAPHIC SURVEY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VISIT THE SITE AND DETERMINE THE FULL EXTENT OF ITEMS TO BE REMOVED. IF ANY ITEMS ARE IN QUESTION, THE CONTRACTOR SHALL CONTACT THE OWNER PRIOR TO REMOVAL OF SAID ITEMS.
19. ALL TREES NOT SPECIFICALLY SHOWN TO BE PRESERVED OR RELOCATED SHALL BE REMOVED AS A PART OF THIS CONTRACT. TREE PROTECTION FENCING SHALL BE INSTALLED PRIOR TO ANY DEMOLITION.
20. CONTRACTOR MUST COORDINATE THE LIMITS OF UTILITY DEMOLITION WITH PROPOSED PLANS.
21. ADDITIONAL CONCRETE SUB SLAB REMOVAL FOR MISCELLANEOUS UTILITY INSTALLATION (LIGHT POLES, WATER SERVICES, UTILITY BOX COVERS, PARKING METERS, BOLLARDS, ETC.) WILL BE REQUIRED.
22. REFER TO UTILITY PLANS FOR DETAILS ON LIMITS AND PHASING OF WATER AND SEWER DEMOLITION.

LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
STORM PIPE	STORM PIPE
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	PROP. RIGHT-OF-WAY
PROP. PROPERTY LINE	PROP. PROPERTY LINE
CENTER LINE	CENTER LINE
LIMITS OF WORK	LIMITS OF WORK
COM	PROPOSED ELECTRIC

IRRIGATION DEMOLITION LEGEND

EXISTING TREE PROTECTION AREA (CRITICAL ROOT ZONE AREAS MUST BE DONE BY HAND).
EXISTING IRRIGATION EQUIPMENT IN LANDSCAPE BED TO BE REMOVED
EXISTING WATER METER TO BE REMOVED
EXISTING BACKFLOW PREVENTER TO BE REMOVED
EXISTING IRRIGATION CONTROLLER TO BE REMOVED

KEY MAP NOT TO SCALE

GRAPHIC SCALE IN FEET

0 5 10

NORTH

LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
=====	STORM PIPE
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	
PROP. PROPERTY LINE	
CENTER LINE	
LIMITS OF WORK	
COM	PROPOSED ELECTRIC

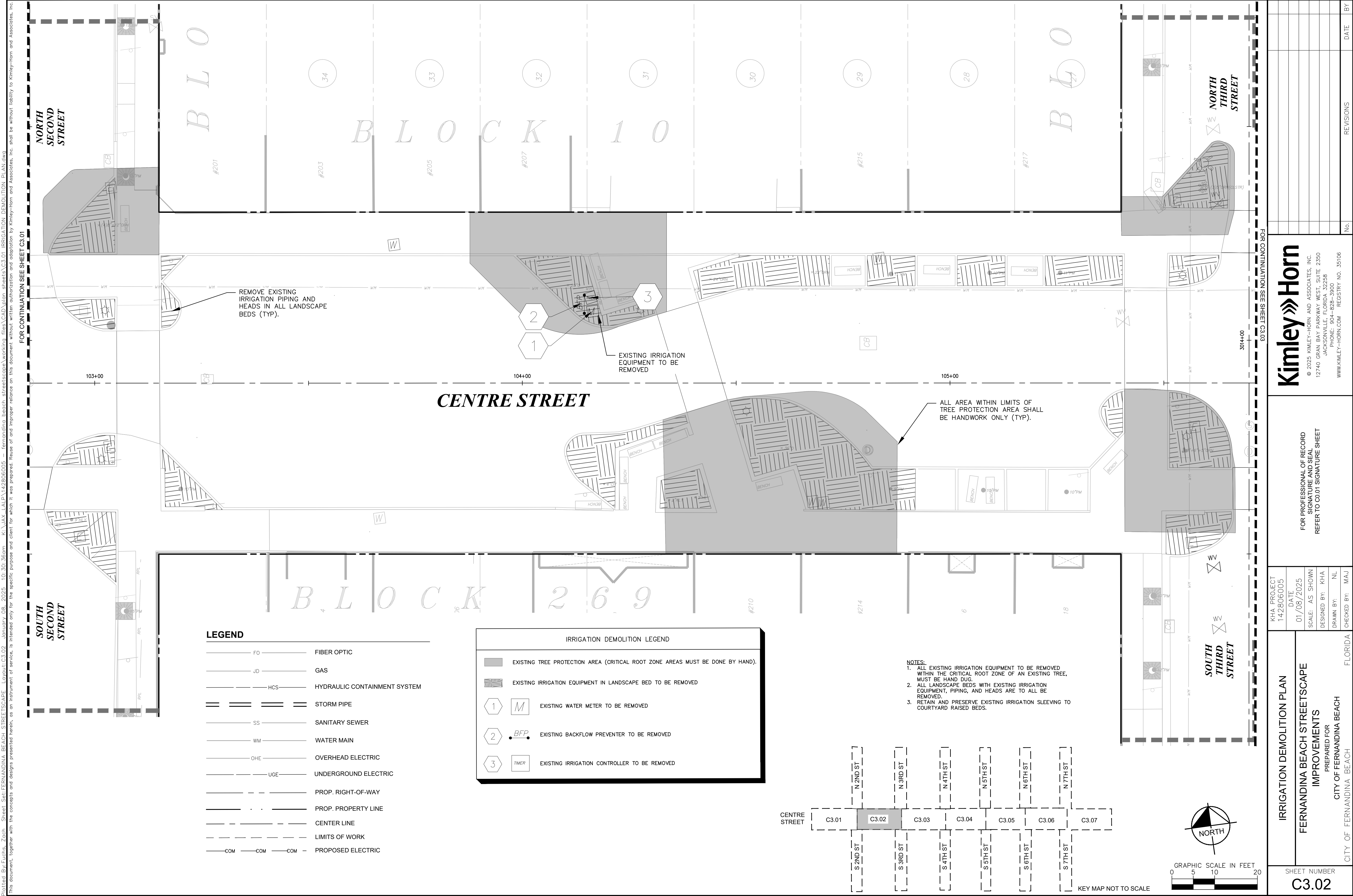
IRRIGATION DEMOLITION LEGEND

	EXISTING TREE PROTECTION AREA (CRITICAL ROOT ZONE AREAS MUST BE DONE BY HAND)
	EXISTING IRRIGATION EQUIPMENT IN LANDSCAPE BED TO BE REMOVED
	EXISTING WATER METER TO BE REMOVED
	EXISTING BACKFLOW PREVENTER TO BE REMOVED
	EXISTING IRRIGATION CONTROLLER TO BE REMOVED

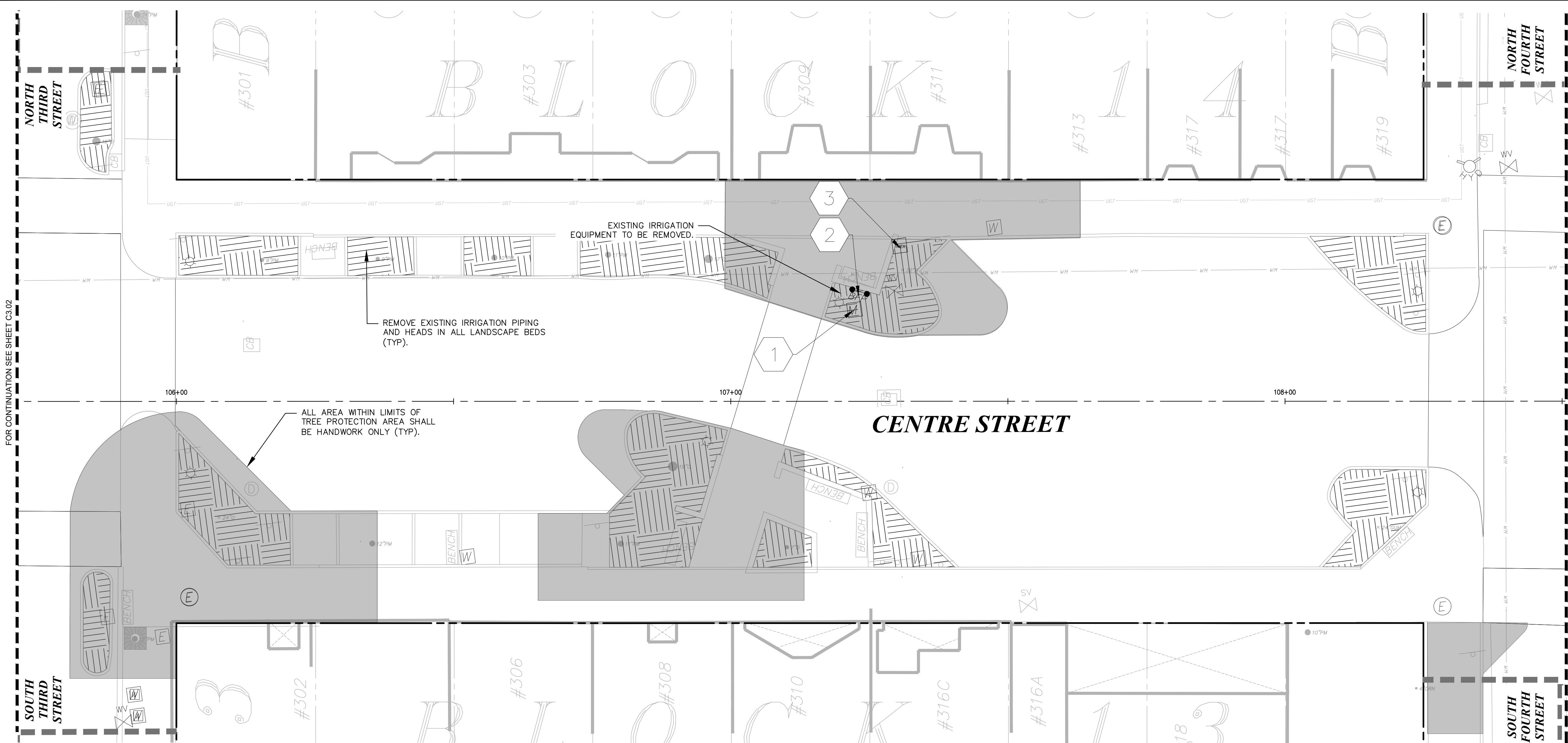
NOTES:

1. ALL EXISTING IRRIGATION EQUIPMENT TO BE REMOVED WITHIN THE CRITICAL ROOT ZONE OF AN EXISTING TREE, MUST BE HAND DUG.
2. ALL LANDSCAPE BEDS WITH EXISTING IRRIGATION EQUIPMENT, PIPING, AND HEADS ARE TO ALL BE REMOVED.
3. RETAIN AND PRESERVE EXISTING IRRIGATION SLEEVING TO COURTYARD RAISED BEDS.

IRRIGATION DEMOLITION PLAN		KHA PROJECT 142806005
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		DATE 01/08/2025
PREPARED FOR CITY OF FERNANDINA BEACH		SCALE: AS SHOWN
CITY OF FERNANDINA BEACH		DESIGNED BY: KHA
		DRAWN BY: NL
		CHECKED BY: MAJ
		FLORIDA



Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: C3.03 January 08, 2025 10:30:50am K:\NAX-LALP\142806005 - Fernandina Beach Streetscape\working files\CAD\plan sheets\C3.01 IRRIGATION DEMOLITION PLAN.dwg
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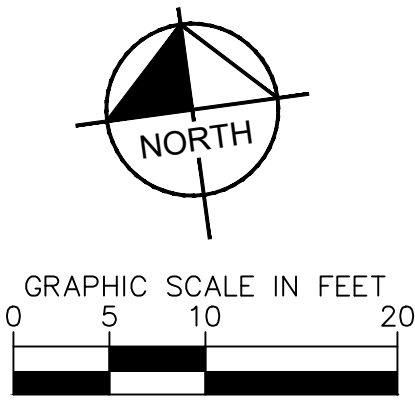
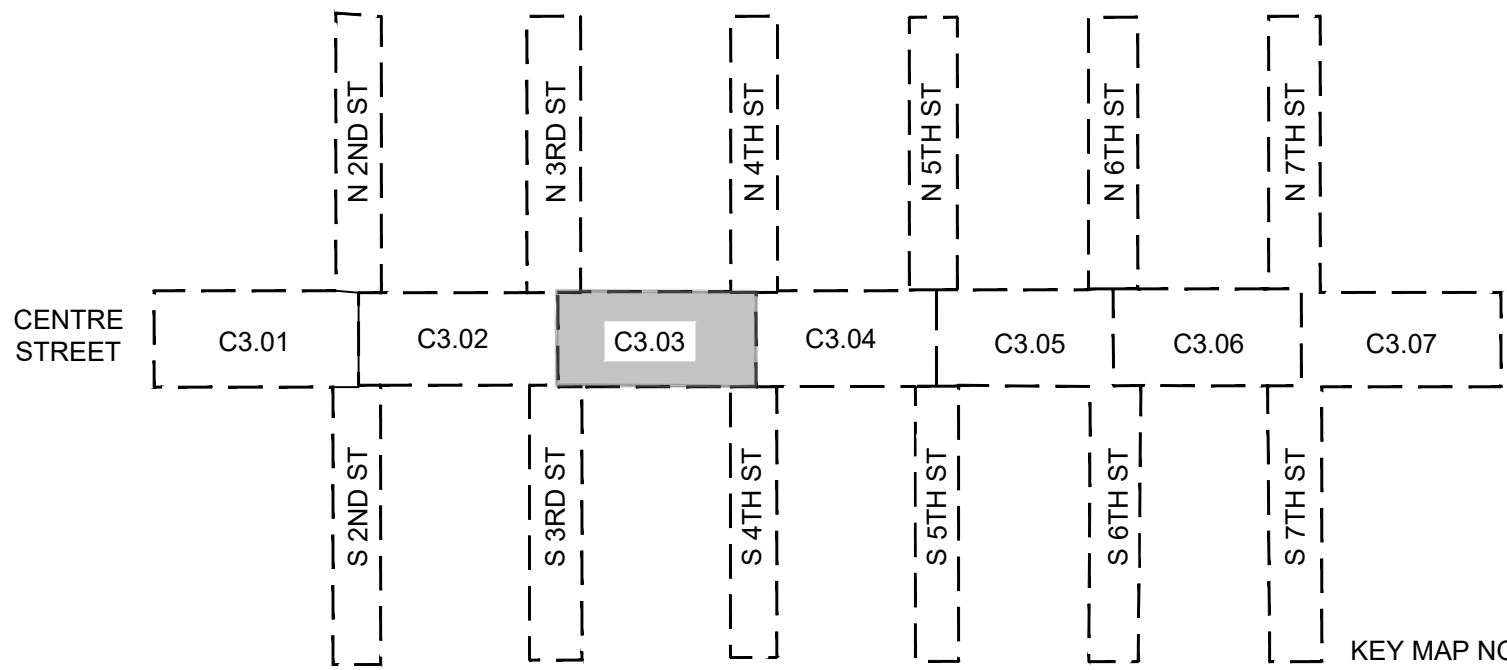
LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
STORM PIPE	STORM PIPE
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	PROP. RIGHT-OF-WAY
PROP. PROPERTY LINE	PROP. PROPERTY LINE
CENTER LINE	CENTER LINE
LIMITS OF WORK	LIMITS OF WORK
COM	PROPOSED ELECTRIC

IRRIGATION DEMOLITION LEGEND

	EXISTING TREE PROTECTION AREA (CRITICAL ROOT ZONE AREAS MUST BE DONE BY HAND).
	EXISTING IRRIGATION EQUIPMENT IN LANDSCAPE BED TO BE REMOVED
1	EXISTING WATER METER TO BE REMOVED
2	EXISTING BACKFLOW PREVENTER TO BE REMOVED
3	EXISTING IRRIGATION CONTROLLER TO BE REMOVED

- NOTES:
- ALL EXISTING IRRIGATION EQUIPMENT TO BE REMOVED WITHIN THE CRITICAL ROOT ZONE OF AN EXISTING TREE. MUST BE HAND DUG.
 - ALL LANDSCAPE BEDS WITH EXISTING IRRIGATION EQUIPMENT, PIPING, AND HEADS ARE TO ALL BE REMOVED.
 - RETAIN AND PRESERVE EXISTING IRRIGATION SLEEVING TO COURTYARD RAISED BEDS.



KHA PROJECT 142806005		DATE 01/08/2025		SCALE: AS SHOWN		DESIGNED BY: KHA		DRAWN BY: NL		CHECKED BY: MAJ	
IRRIGATION DEMOLITION PLAN		FERNANDINA BEACH STREETScape IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER C3.03		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET	
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LEGEND

FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
STORM PIPE	
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	
PROP. PROPERTY LINE	
CENTER LINE	
LIMITS OF WORK	
COM	PROPOSED ELECTRIC

IRRIGATION DEMOLITION LEGEND

[Symbol]	EXISTING TREE PROTECTION AREA (CRITICAL ROOT ZONE AREAS MUST BE DONE BY HAND).
[Symbol]	EXISTING IRRIGATION EQUIPMENT IN LANDSCAPE BED TO BE REMOVED
1 M	EXISTING WATER METER TO BE REMOVED
2 BFP	EXISTING BACKFLOW PREVENTER TO BE REMOVED
3 TIMER	EXISTING IRRIGATION CONTROLLER TO BE REMOVED

NOTES:

- ALL EXISTING IRRIGATION EQUIPMENT TO BE REMOVED WITHIN THE CRITICAL ROOT ZONE OF AN EXISTING TREE. MUST BE HAND DUG.
- ALL LANDSCAPE BEDS WITH EXISTING IRRIGATION EQUIPMENT, PIPING, AND HEADS ARE TO ALL BE REMOVED.
- RETAIN AND PRESERVE EXISTING IRRIGATION SLEEVING TO COURTYARD RAISED BEDS.

KEY MAP NOT TO SCALE

FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET

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JACKSONVILLE, FLORIDA 32258
PHONE: 904-828-3900
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IRRIGATION DEMOLITION PLAN

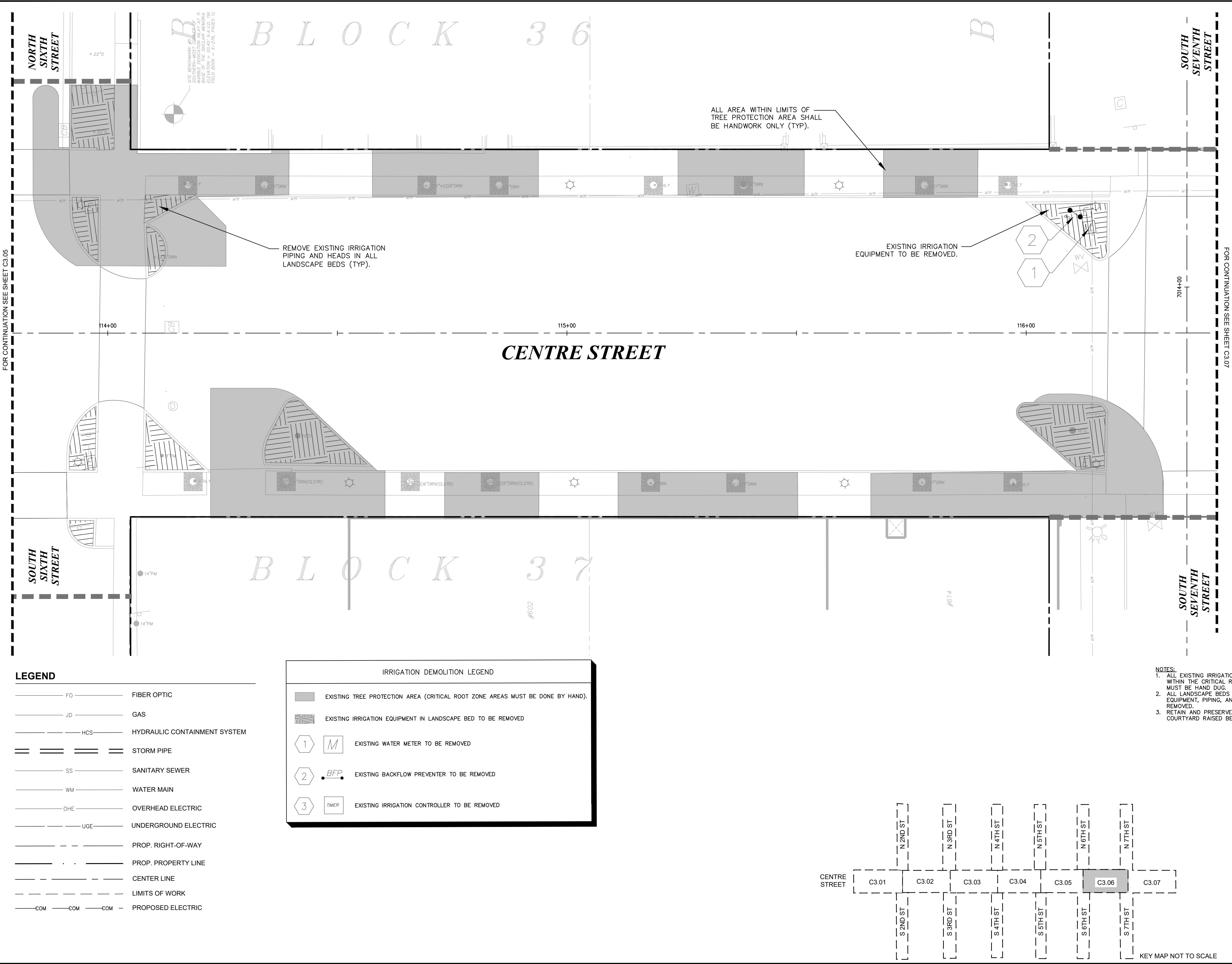
FERNANDINA BEACH STREETScape IMPROVEMENTS

PREPARED FOR
CITY OF FERNANDINA BEACH

FLORIDA

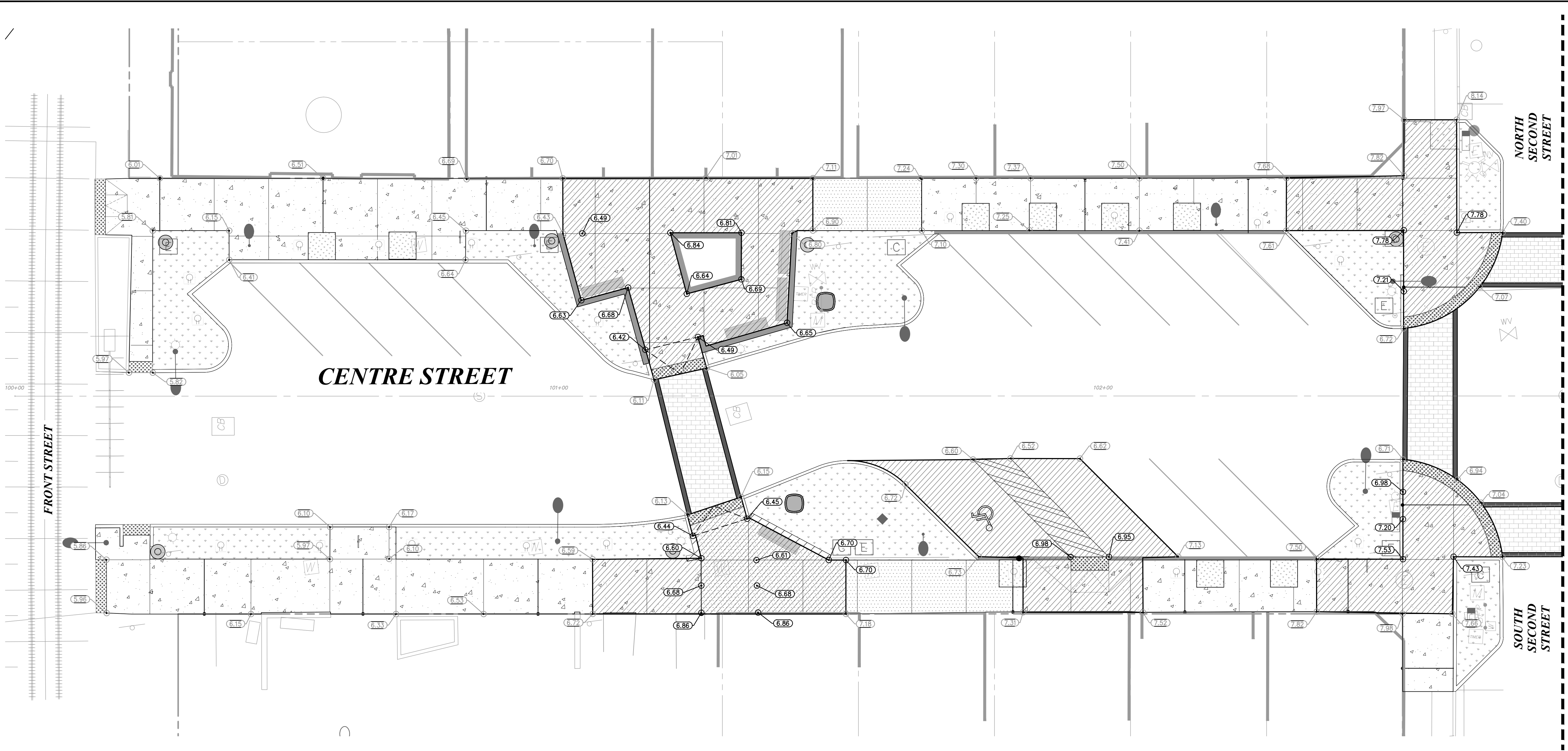
SHEET NUMBER
C3.04

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETScape Layout C3.06 January 08, 2025 10:31:30am K:\JAX-LA\LP\142806005 - fernandina beach streetscape\working files\CAD\horm sheets\C3.01 IRRIGATION DEMOLITION PLAN.dwg
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DATE 01/08/2025		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET									
SCALE: AS SHOWN											
DESIGNED BY: KHA											
DRAWN BY: NL											
CHECKED BY: MAJ											
FLORIDA		IRRIGATION DEMOLITION PLAN									
PREPARED FOR CITY OF FERNANDINA BEACH		FERNANDINA BEACH STREETScape IMPROVEMENTS									
SHEET NUMBER C3.06											

Plotted By: Ziegmont, Charles Sheet: C5.01 January 08, 2025 09:45:39am K:\JAX-LA\142806005 - FERNANDINA BEACH - STREETScape WORKING FILES\CAD\Plan Sheets\C5.00 GRADING & DRAINAGE PLAN.dwg Layout: C5.01 January 08, 2025 09:45:39am K:\JAX-LA\142806005 - FERNANDINA BEACH - STREETScape WORKING FILES\CAD\Plan Sheets\C5.00 GRADING & DRAINAGE PLAN.dwg This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



LEGEND:

EP	EDGE OF PAVEMENT
TC	TOP OF CURB
↔ ♯ ↔	ADA ROUTE
●	PROPOSED YARD DRAIN
⌬	PROPOSED INLET
⓪	PROPOSED MANHOLE
— 4 —	PROPOSED CONTOUR
- - -	EXISTING CONTOUR
↔ ↖ ↗ ↘	PROPOSED FLOW DIRECTION
2.75	PROPOSED GRADE
2.75	EXISTING GRADE
[Hatched Box]	LIMITS OF REGRADE
[Brick Pattern Box]	RECYCLED BRICK PAVERS
[Dotted Box]	PROPOSED CONCRETE SIDEWALK
[Cross-hatched Box]	PROPOSED REINFORCED CONCRETE SIDEWALK

- NOTES:**
- FOR PROJECT BENCHMARKS REFER TO SHEET C5.06
 - ALL EXISTING PAVEMENT AND CONCRETE TO BE JOINED SHALL BE SAWCUT.
 - SIDEWALKS SHALL NOT EXCEED 1.95% CROSS SLOPE AND 4.95% LONGITUDINAL SLOPE.
 - NO SLOPE SHALL EXCEED 1:20 TO AVOID BEING CONSIDERED A RAMP IN WHICH CONTRACTOR MUST INCLUDE HANDRAILS IN COMPLIANCE WITH 2023 FLORIDA BUILDING CODE SECTION 405.
 - SPOT ELEVATIONS ARE AT EDGE OF CONCRETE UNLESS OTHERWISE NOTED.
 - EXISTING ROADWAY ASPHALT TO BE RESURFACED AND RE-STRIPING DESIGNED BY OTHERS.
 - SIDEWALK LOCATED OUTSIDE OF THE LIMITS OF REGRADE ARE TO MATCH EXISTING GRADES VERIFIED BY THE GENERAL CONTRACTOR.

GRAPHIC SCALE IN FEET
0 5 10 20

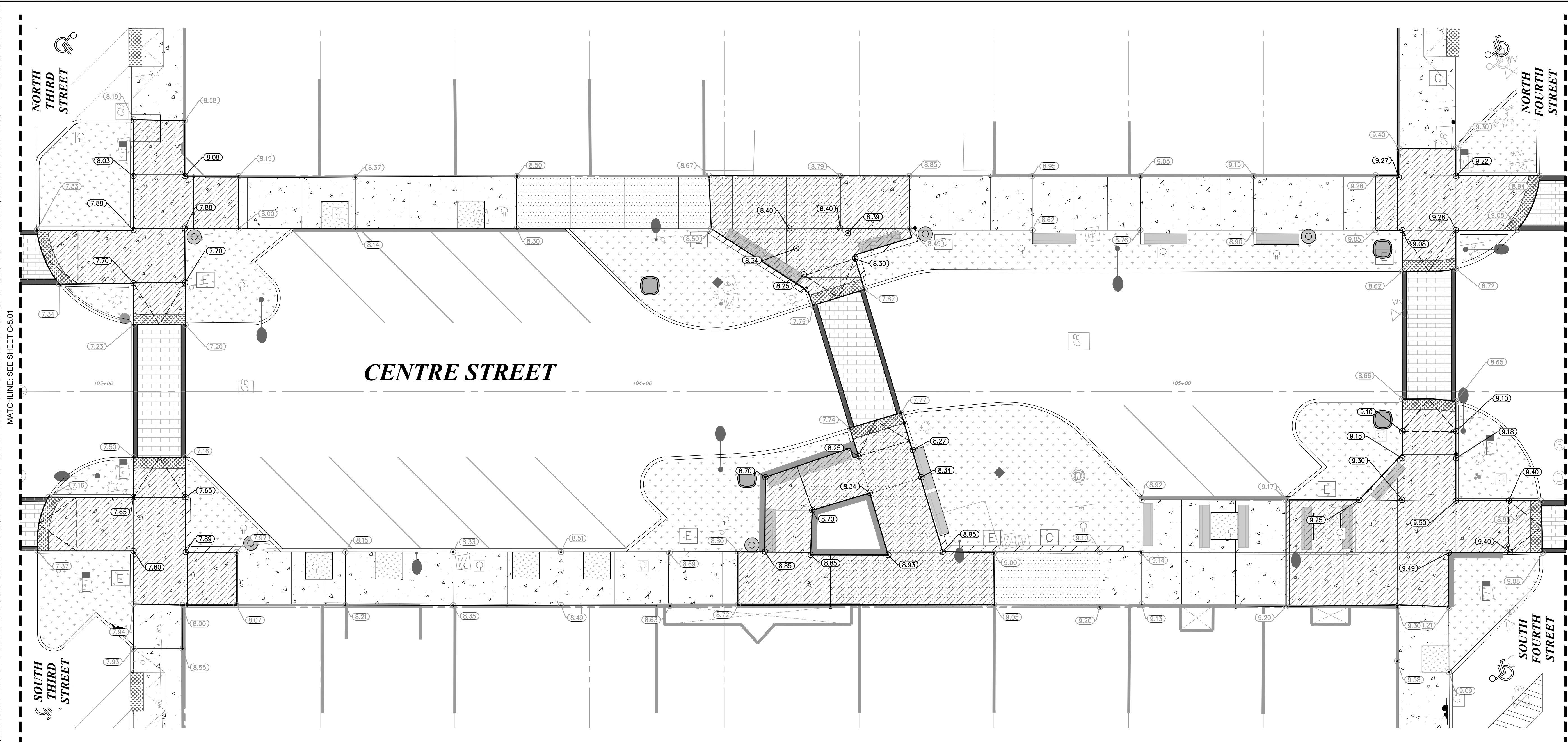
THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTOR'S BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

KHA PROJECT 142806005	DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: CRZ	DRAWN BY: CRZ	CHECKED BY: BSD	FLORIDA	CITY OF FERNANDINA BEACH	PREPARED FOR CITY OF FERNANDINA BEACH	IMPROVEMENTS FERNANDINA BEACH STREETScape	GRADING AND DRAINAGE PLAN	SHEET NUMBER C5.01	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C001 SIGNATURE SHEET	 © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	No.	REVISIONS	DATE	BY

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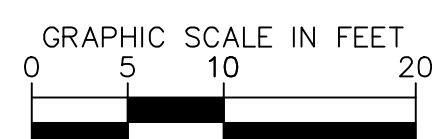
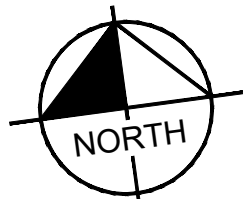


LEGEND:

- EP EDGE OF PAVMENT
- TC TOP OF CURB
- ADA ROUTE
- PROPOSED YARD DRAIN
- PROPOSED INLET
- PROPOSED MANHOLE
- PROPOSED CONTOUR
- EXISTING CONTOUR
- PROPOSED FLOW DIRECTION
- PROPOSED GRADE
- EXISTING GRADE
- LIMITS OF REGRAVING
- RECYCLED BRICK PAVERS
- PROPOSED CONCRETE SIDEWALK
- PROPOSED REINFORCED CONCRETE SIDEWALK

NOTES:

- FOR PROJECT BENCHMARKS REFER TO SHEET C5.06
- ALL EXISTING PAVEMENT AND CONCRETE TO BE JOINED SHALL BE SAWCUT.
- SIDEWALKS SHALL NOT EXCEED 1.95% CROSS SLOPE AND 4.95% LONGITUDINAL SLOPE.
- NO SLOPE SHALL EXCEED 1:20 TO AVOID BEING CONSIDERED A RAMP IN WHICH CONTRACTOR MUST INCLUDE HANDRAILS IN COMPLIANCE WITH 2023 FLORIDA BUILDING CODE SECTION 405.
- SPOT ELEVATIONS ARE AT EDGE OF CONCRETE UNLESS OTHERWISE NOTED.
- EXISTING ROADWAY ASPHALT TO BE RESURFACED AND RE-STRIPING DESIGNED BY OTHERS.
- SIDEWALK LOCATED OUTSIDE OF THE LIMITS OF REGRAVING ARE TO MATCH EXISTING GRADES VERIFIED BY THE GENERAL CONTRACTOR.



THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTOR'S BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

Always call 811 two full business days before you dig to have underground utilities located and marked.

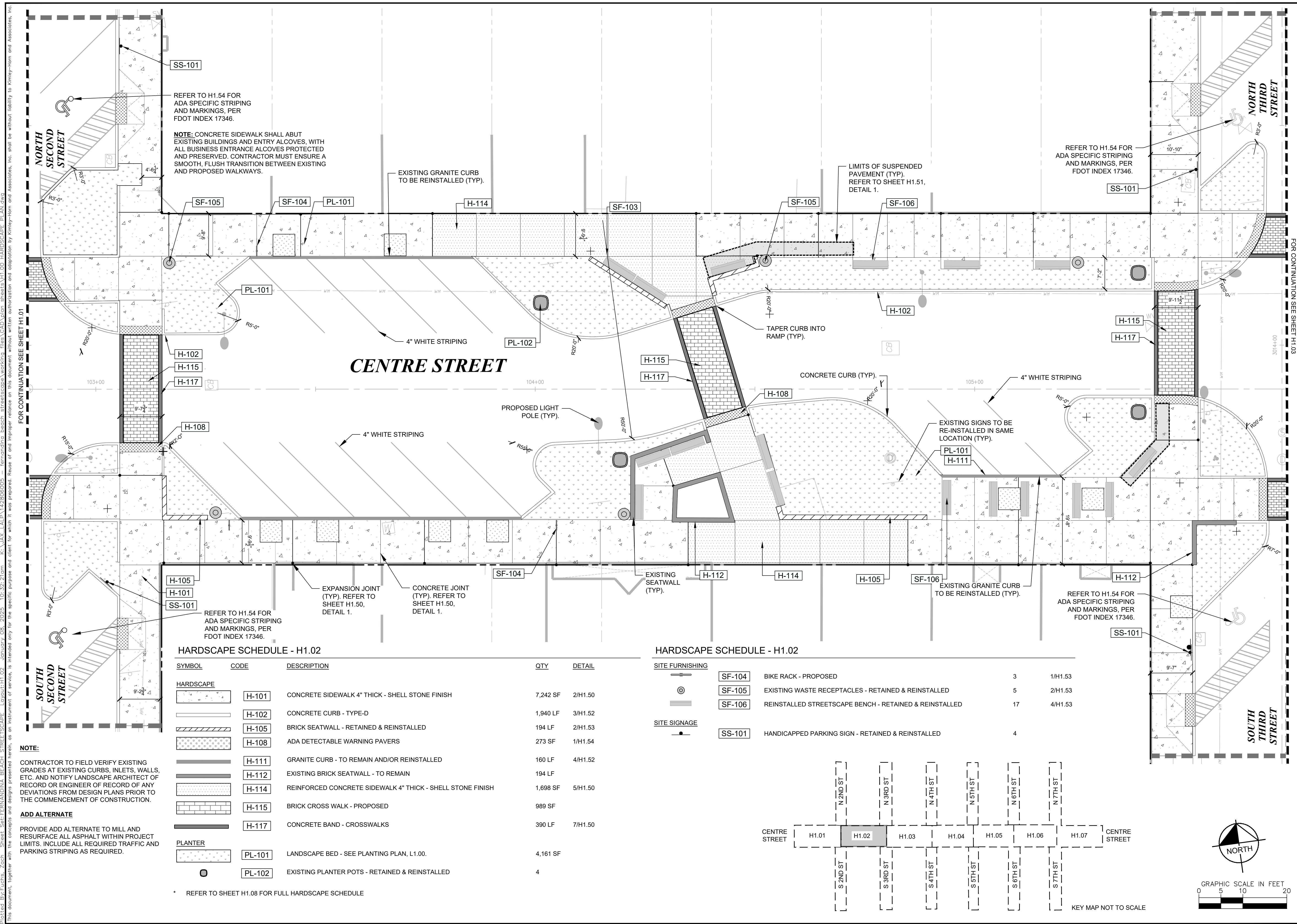


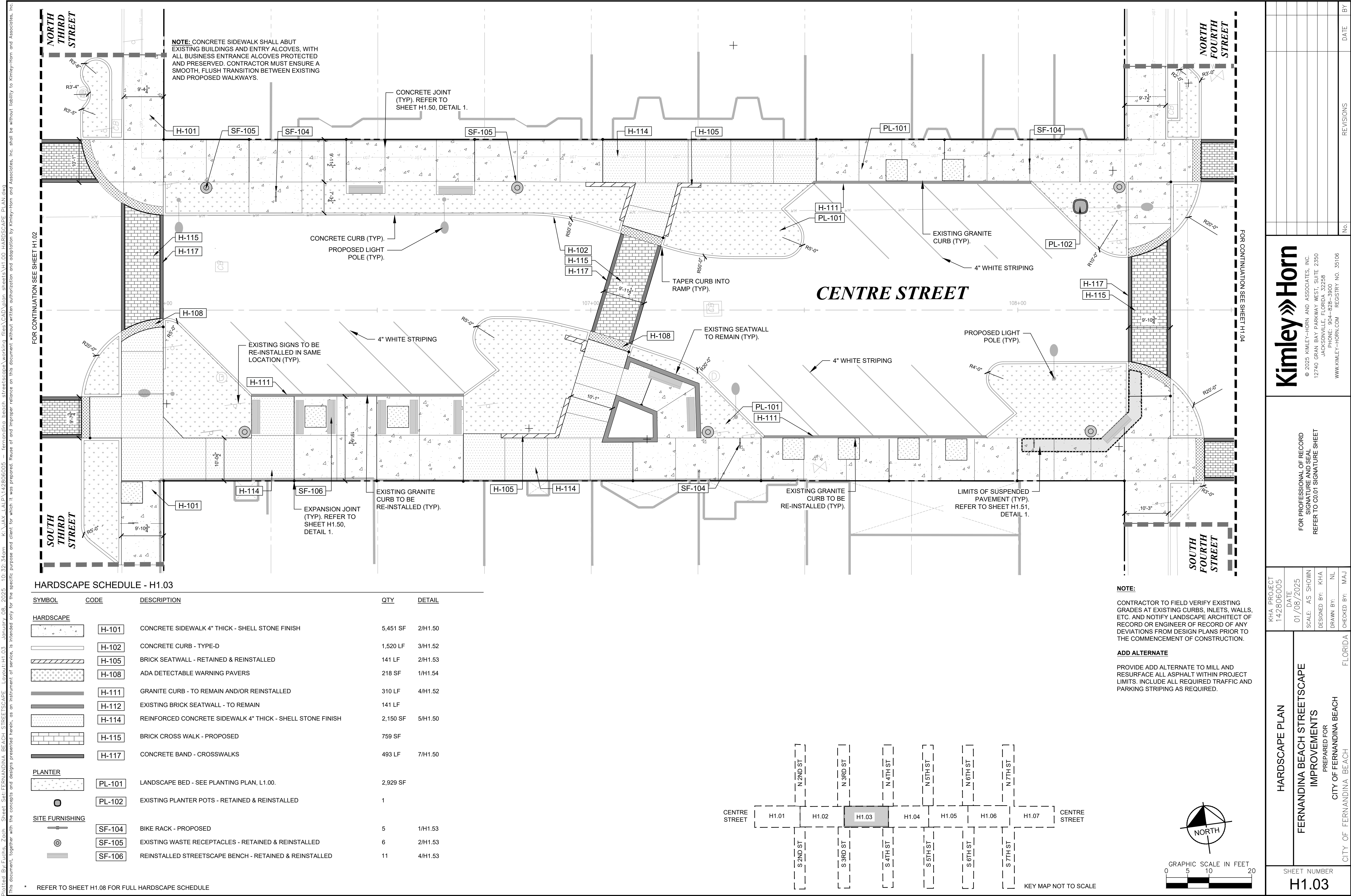
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GRADING AND DRAINAGE PLAN		FERNANDINA BEACH STREETScape IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C001 SIGNATURE SHEET		Kimley»Horn	
SHEET NUMBER C5.02										© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	
										REVISIONS	
										DATE	
										BY	

WORKING FILES\CAD\Plan Sheet
without written authorization and adapted
MATCHLINE: SEE SHEET C5.05



SHEET NUMBER
C5.06





FOR CONTINUATION SEE SHEET H1.02

FOR CONTINUATION SEE SHEET H1.04

HARDSCAPE SCHEDULE - H1.03

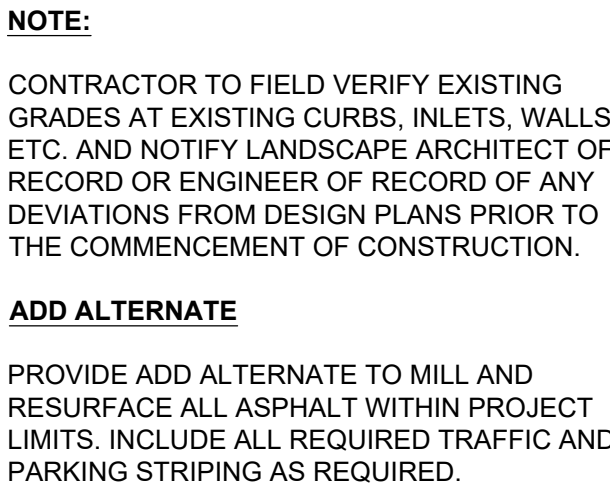
SYMBOL	CODE	DESCRIPTION	QTY	DETAIL
HARDSCAPE				
	H-101	CONCRETE SIDEWALK 4" THICK - SHELL STONE FINISH	5,451 SF	2/H1.50
	H-102	CONCRETE CURB - TYPE-D	1,520 LF	3/H1.52
	H-105	BRICK SEATWALL - RETAINED & REINSTALLED	141 LF	2/H1.53
	H-108	ADA DETECTABLE WARNING PAVERS	218 SF	1/H1.54
	H-111	GRANITE CURB - TO REMAIN AND/OR REINSTALLED	310 LF	4/H1.52
	H-112	EXISTING BRICK SEATWALL - TO REMAIN	141 LF	
	H-114	REINFORCED CONCRETE SIDEWALK 4" THICK - SHELL STONE FINISH	2,150 SF	5/H1.50
	H-115	BRICK CROSS WALK - PROPOSED	759 SF	
	H-117	CONCRETE BAND - CROSSWALKS	493 LF	7/H1.50
PLANTER				
	PL-101	LANDSCAPE BED - SEE PLANTING PLAN, L1.00.	2,929 SF	
	PL-102	EXISTING PLANTER POTS - RETAINED & REINSTALLED	1	
SITE FURNISHING				
	SF-104	BIKE RACK - PROPOSED	5	1/H1.53
	SF-105	EXISTING WASTE RECEPTACLES - RETAINED & REINSTALLED	6	2/H1.53
	SF-106	REINSTALLED STREETScape BENCH - RETAINED & REINSTALLED	11	4/H1.53

* REFER TO SHEET H1.08 FOR FULL HARDSCAPE SCHEDULE

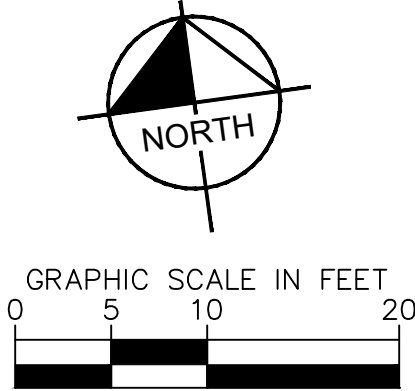
Kimley»Horn

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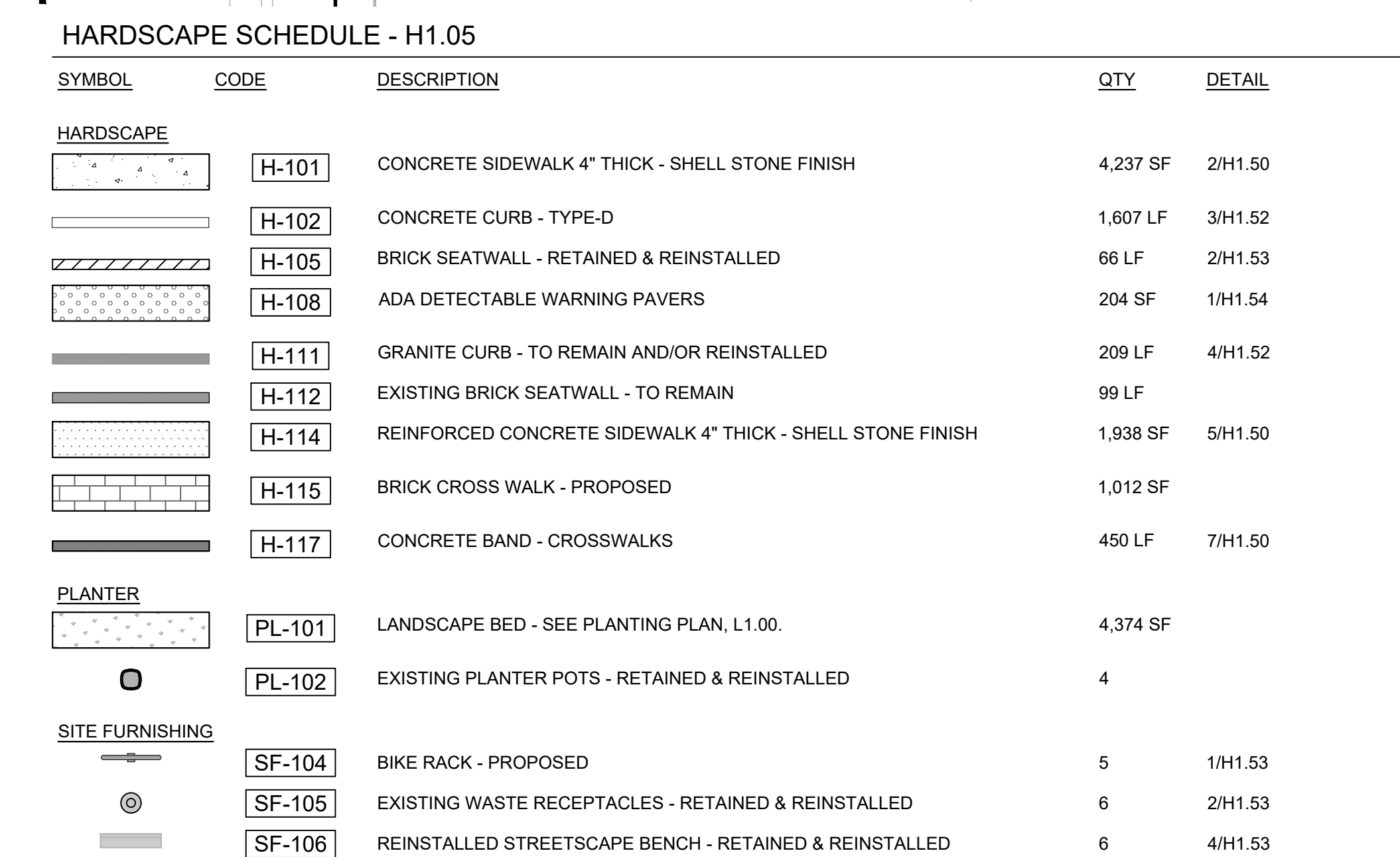
KHA PROJECT 142806005	DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: NL	CHECKED BY: MAJ
HARDSCAPE PLAN			FLORIDA		
FERNANDINA BEACH STREETScape IMPROVEMENTS			PREPARED FOR CITY OF FERNANDINA BEACH		
SHEET NUMBER H1.03					



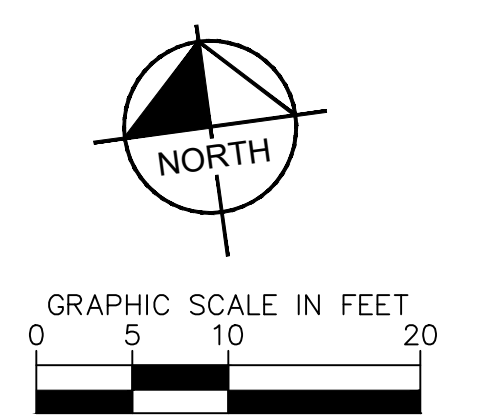
* REFER TO SHEET H1.08 FOR FULL HARDSCAPE SCHEDULE



HARDSCAPE PLAN		DATE 142806005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		 © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		SCALE: A5 SHOWN	DESIGNED BY: KHA		
PREPARED FOR		DRAWN BY: NL	CHECKED BY: MAJ		
CITY OF FERNANDINA BEACH		FLORIDA			
CITY OF FERNANDINA BEACH					
SHEET NUMBER H1.04					



KEY MAP NOT TO SCALE



SHEET NUMBER		H1.05	
HARDSCAPE PLAN		KHA PROJECT 142506005	
FERNANDINA BEACH STREETScape IMPROVEMENTS		DATE 01/08/2025	
PREPARED FOR CITY OF FERNANDINA BEACH		SCALE: AS SHOWN	
CITY OF FERNANDINA BEACH		DESIGNED BY: KHA	
FLORIDA		DRAWN BY: NL	
CHECKED BY: MAJ		FOR PROFESSIONAL USE ONLY REFER TO C001 SIGNATURE SHEET	
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No.	REVISIONS	DATE	BY



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DRAWN BY:	NL
CHECKED BY:	MAJ

CITY OF FERNANDINA BEACH
CITY OF FERNANDINA BEACH

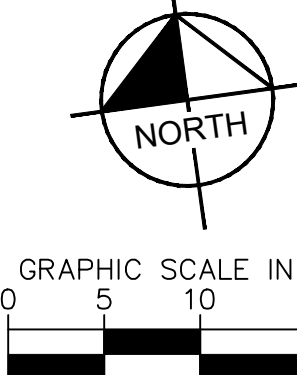
CHECKED BY: MAJ

No.	REVISIONS	DATE	BY
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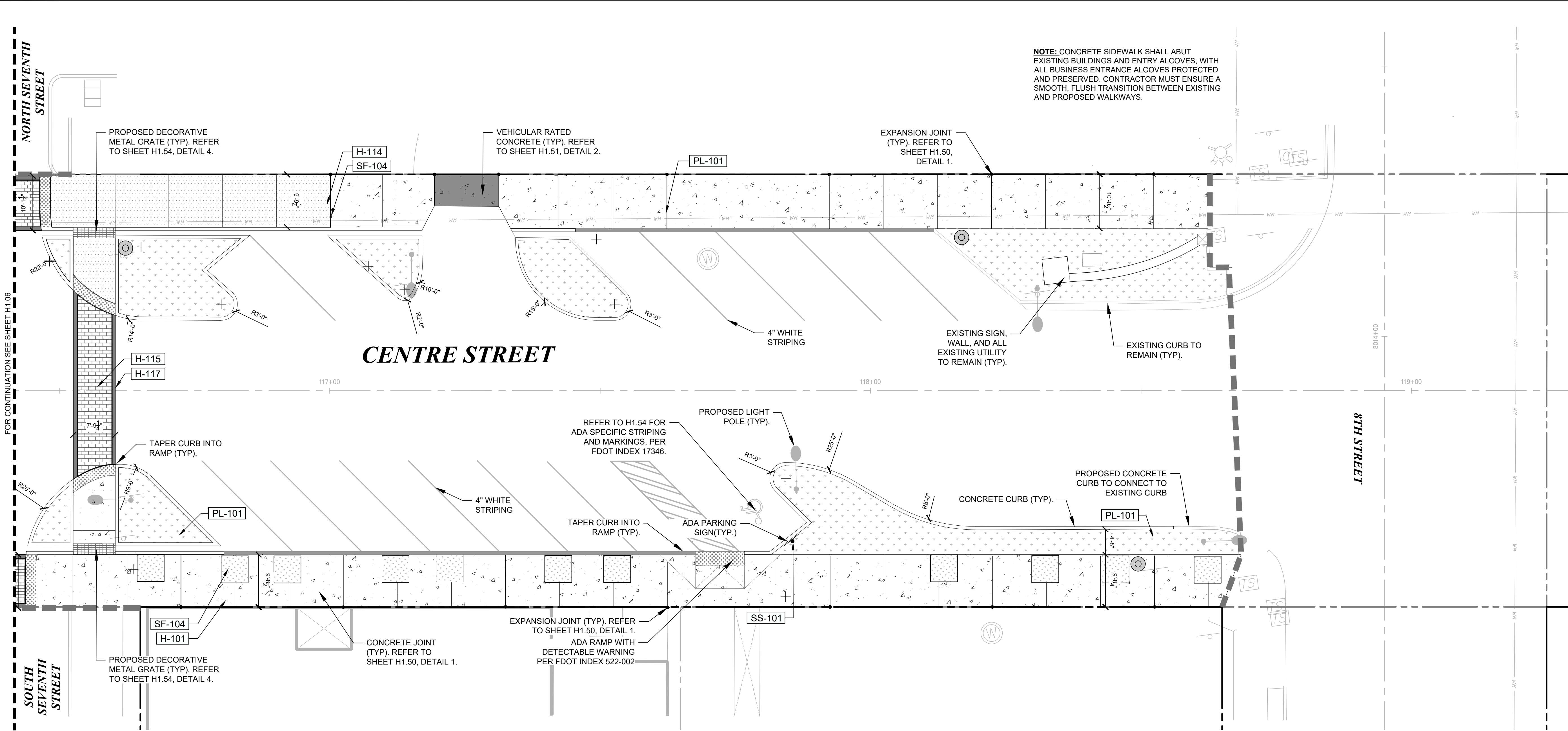
* REFER TO SHEET H1.08 FOR FULL HARDSCAPE SCHEDULE

CONTRACTOR TO FIELD VERIFY EXISTING GRADES AT EXISTING CURBS, INLETS, WALLS ETC. AND NOTIFY LANDSCAPE ARCHITECT OF RECORD OR ENGINEER OF RECORD OF ANY DEVIATIONS FROM DESIGN PLANS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

PROVIDE ADD ALTERNATE TO MILL AND RESURFACE ALL ASPHALT WITHIN PROJECT LIMITS. INCLUDE ALL REQUIRED TRAFFIC AND PARKING STRIPING AS REQUIRED.



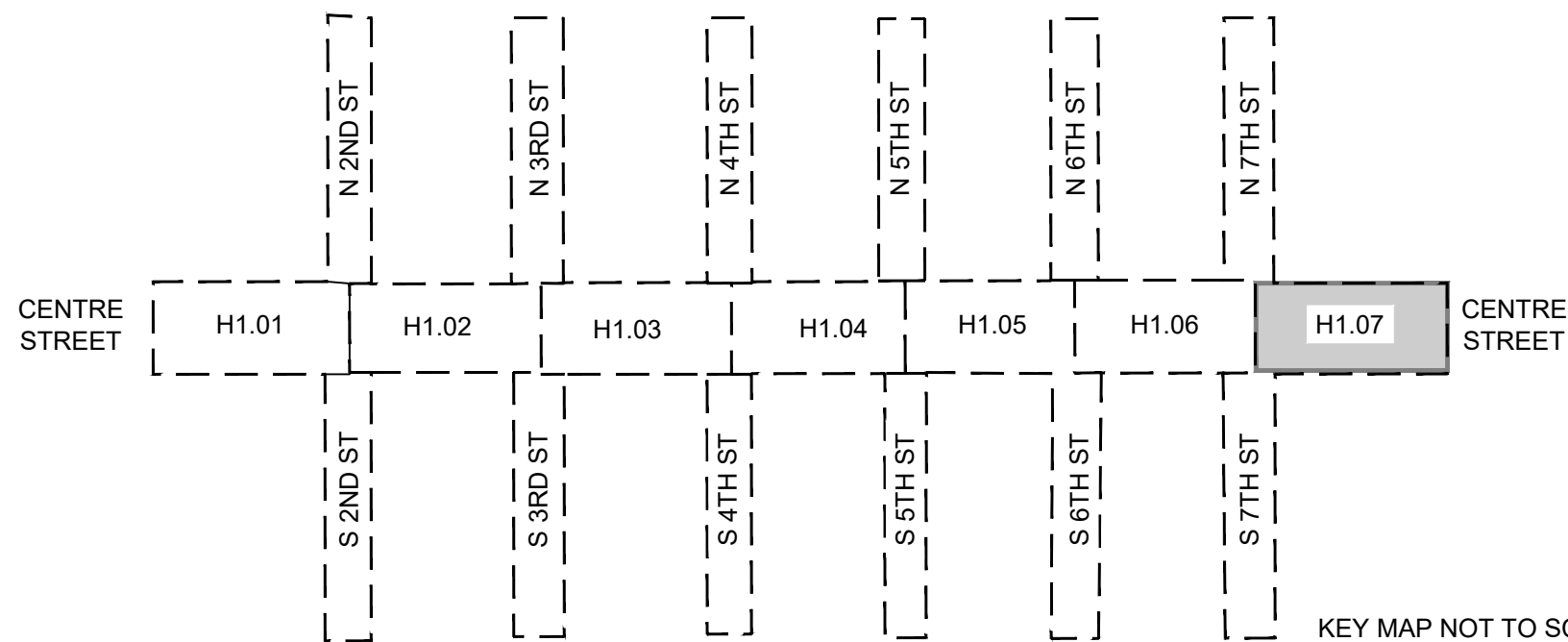
Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: H1.07 January 08, 2025 10:33:15pm K:\JAX-LALP\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\H1.00 Hardscape Plan.dwg
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HARDSCAPE SCHEDULE - H1.07

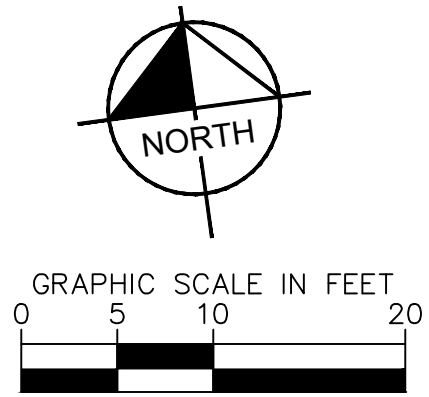
SYMBOL	CODE	DESCRIPTION	QTY	DETAIL
HARDSCAPE				
	H-101	CONCRETE SIDEWALK 4" THICK - SHELL STONE FINISH	3,785 SF	2/H1.50
	H-102	CONCRETE CURB - TYPE-D	954 LF	3/H1.52
	H-108	ADA DETECTABLE WARNING PAVERS	121 SF	1/H1.54
	H-111	GRANITE CURB - TO REMAIN AND/OR REINSTALLED	309 LF	4/H1.52
	H-112	EXISTING BRICK SEATWALL - TO REMAIN	74 LF	
	H-114	REINFORCED CONCRETE SIDEWALK 4" THICK - SHELL STONE FINISH	619 SF	5/H1.50
	H-115	BRICK CROSS WALK - PROPOSED	192 SF	
	H-117	CONCRETE BAND - CROSSWALKS	127 LF	7/H1.50
PLANTER				
	PL-101	LANDSCAPE BED - SEE PLANTING PLAN, L1.00.	1,321 SF	
SITE FURNISHING				
	SF-104	BIKE RACK - PROPOSED	2	1/H1.53
	SF-105	EXISTING WASTE RECEPTACLES - RETAINED & REINSTALLED	4	2/H1.53
SITE SIGNAGE				
	SS-101	HANDICAPPED PARKING SIGN - RETAINED & REINSTALLED	1	

* REFER TO SHEET H1.08 FOR FULL HARDSCAPE SCHEDULE



NOTE:
CONTRACTOR TO FIELD VERIFY EXISTING GRADES AT EXISTING CURBS, INLETS, WALLS, ETC. AND NOTIFY LANDSCAPE ARCHITECT OF RECORD OR ENGINEER OF RECORD OF ANY DEVIATIONS FROM DESIGN PLANS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

ADD ALTERNATE
PROVIDE ADD ALTERNATE TO MILL AND RESURFACE ALL ASPHALT WITHIN PROJECT LIMITS. INCLUDE ALL REQUIRED TRAFFIC AND PARKING STRIPING AS REQUIRED.



KHA PROJECT 142806005		DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: NL	CHECKED BY: MAJ
HARDSCAPE PLAN		FERNANDINA BEACH STREETScape IMPROVEMENTS		FLORIDA		
PREPARED FOR CITY OF FERNANDINA BEACH		SHEET NUMBER H1.07		NO. DATE BY		
FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn		REVISIONS		
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PLANTER



SITE FURNISHING



SITE SIGNAGE



SITE FURNISHING

SITE FURNISHING







HARDSCAPE

SYMBOL

HARDSCAPE















PLANTER





SITE FURNISHING







SITE SIGNAGE



SITE FURNISHING

SYMBOL

HARDSCAPE

PLANTER

SITE FURNISHING

SITE SIGNAGE

HARDSCAPE

SYMBOL

HARDSCAPE

PLANTER

SITE FURNISHING

SITE SIGNAGE


SITE SIGNAGE

SITE SIGNAGE

HARDSCAPE

SYMBOL

HARDSCAPE

PLANTER

SITE FURNISHING

SITE SIGNAGE

HARDSCAPE PLAN SCHEDULES		KHA PROJECT 142806005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO CDDT SIGNATURE SHEET	 © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GARDENWAY DRIVE, SUITE 2350 JACKSONVILLE, FLORIDA 32256 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	No.
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		SCALE: AS SHOWN DESIGNED BY: KHA DRAWN BY: RD			FLORIDA
SHEET NUMBER H1.08					

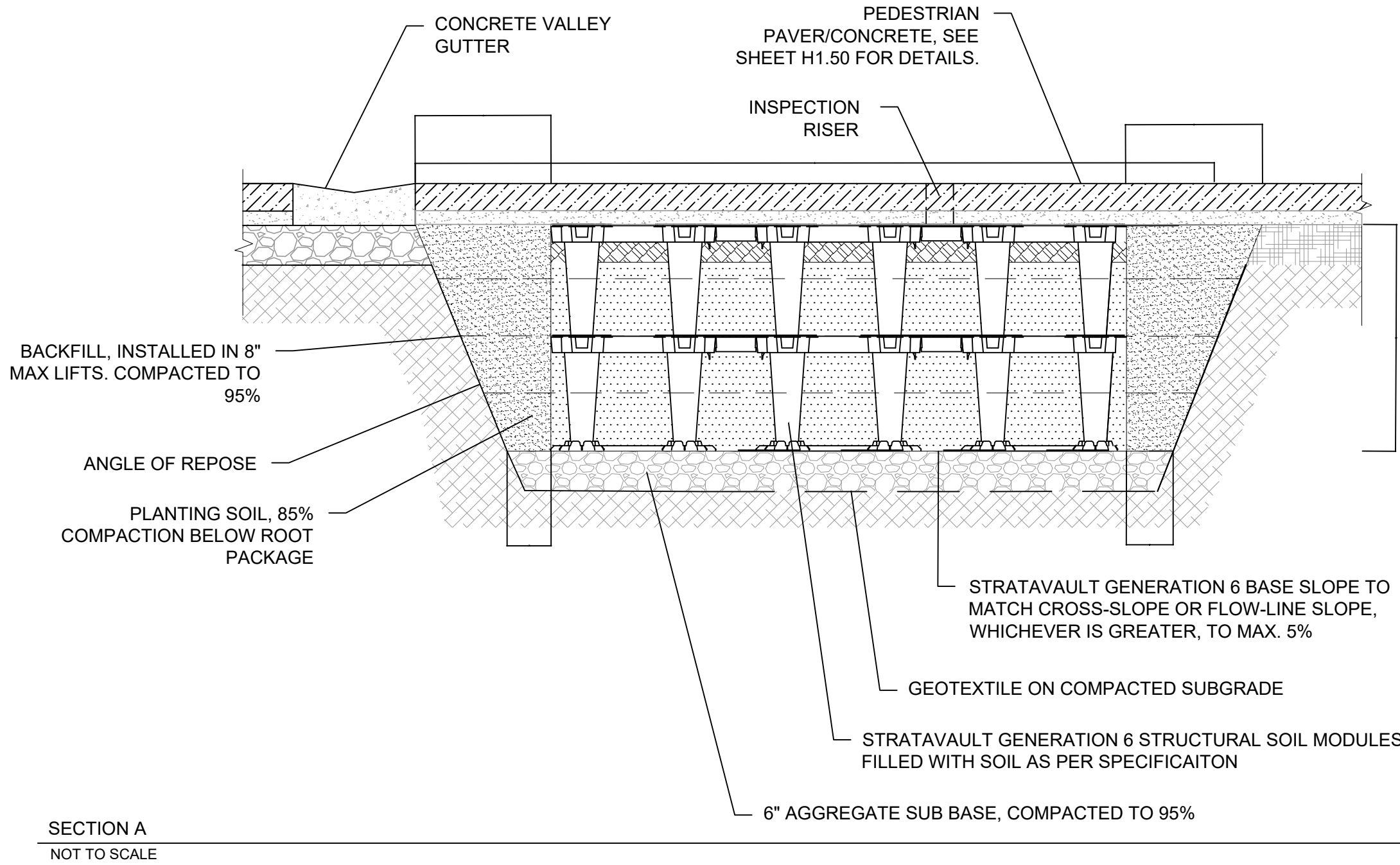
Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: H1.51 January 08, 2025 10:34:00am K:\JAX-LALP\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\H1.00 HARDSCAPE PLAN.dwg This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

CITY GREEN

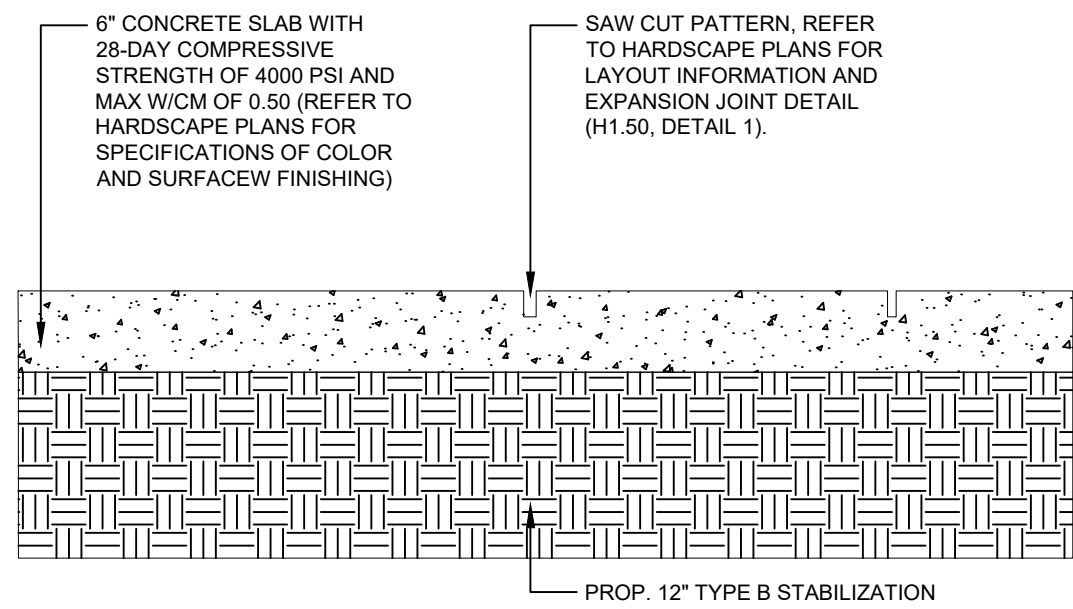
1. MANUFACTURER:
CITYGREEN
888-999-3990

2. MODEL:
STRATAVAULT

3. PRODUCT TO BE
DESIGNED BY
MANUFACTURER.
INSTALL PER
MANUFACTURER'S
SPECIFICATIONS.



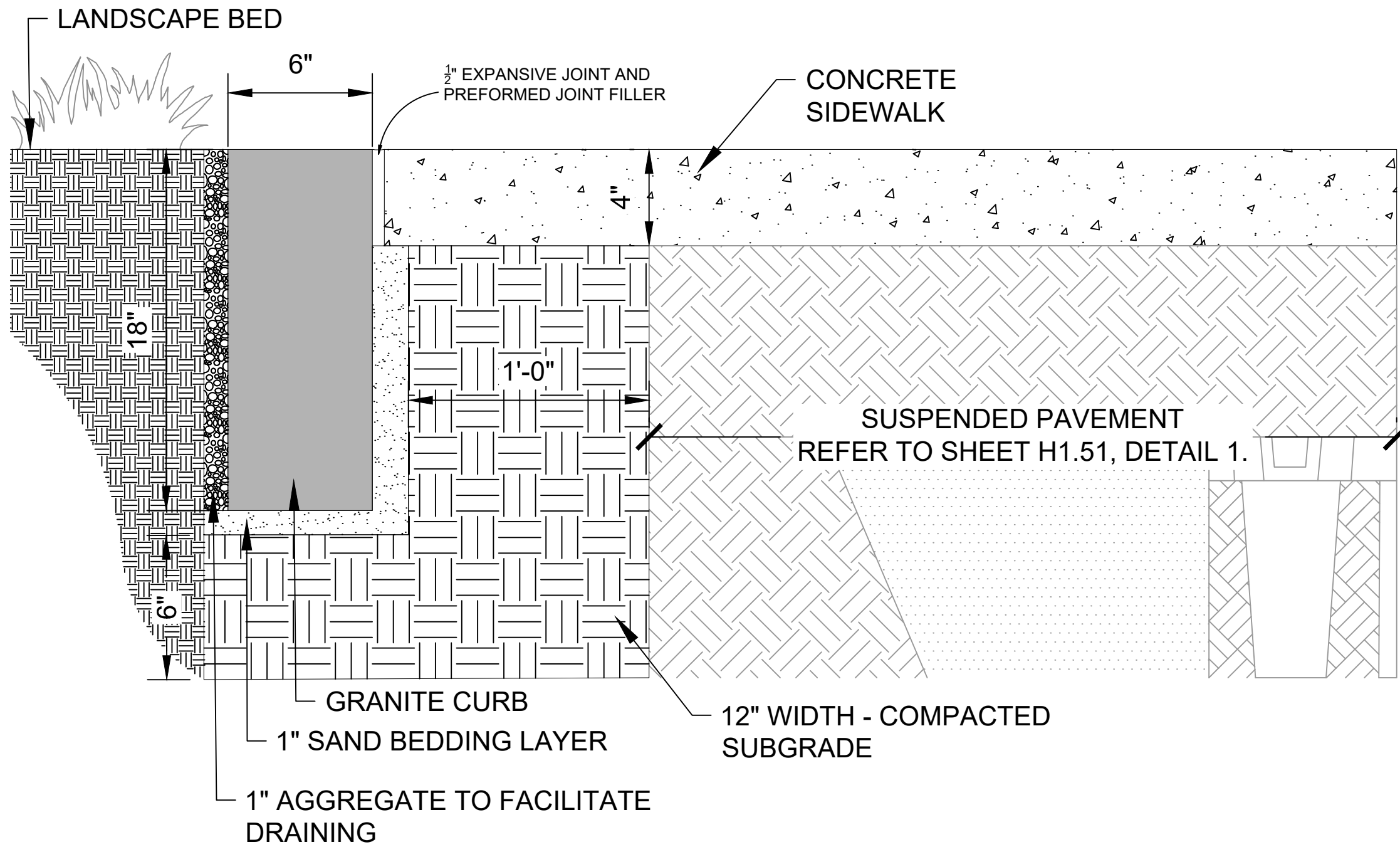
SECTION A
NOT TO SCALE



1 SUSPENDED PAVEMENT

NTS

JAX-FE-FBH-48



GRANITE CURB INTERFACING SUSPENDED PAVEMENT

- SUBGRADE AND BEDDING MATERIAL AROUND SUSPENDED PAVEMENT IS TO BE COMPACTED BUT NOT OVER COMPACTED TO AVOID SOIL COMPACTION WITHIN THE CELLS.
- GRANITE CURB ABUTTING SUSPENDED PAVEMENT SHOULD BE FLUSHED AND DESIGNED TO ACCOUNT FOR OVERFLOWS AND DIRECT WATER TOWARDS DESIRED CATCHMENTS ZONES WITHOUT UNDERMINING SILVA CELLS/ SUSPENDED PAVEMENT.
- WHERE GRANITE CURB MEETS SUSPENDED PAVEMENTS, ANY JOINTS OR TRANSITIONS MUST BE SEALED TO PREVENT SOIL OR DEBRIS INFILTRATIONS.
- INSTALL SUSPENDED PAVEMENT FIRST TO PROTECTED ITS STRUCTURAL INTEGRITY AND ENSURE PROPER SOIL FILLING.
- GRANITE CURB TO HAVE A COMPACTED SUBGRADE AT LEAST 6-12 INCHES WIDER THAN THE CURB BASE ON BOTH SIDES TO PREVENT SETTLING.
- COMPACTED SUBGRADE DEPTH OF 6-8 INCHES.
- A GRANULAR BASE TO BE SELECTED FOR THE STRUCTURAL STABILITY OF THE GRANITE CURB.
- BEDDING LAYER TO BE A 1 INCH THICK LEVELING COURSE OF SAND OVER COMPACTED SUBGRADE FOR PRECISE PLACEMENT.
- COMPACT THE SUBGRADE AND GRANULAR BASE TO A MINIMUM OF 95% STANDARD PROCTOR DENSITY (ASTM D698)

3 GRANITE FLUSH CURB INTERFACING SUSPENDED PAVEMENT

2" = 1'-0"

JAX-FE-FBH-49

2 VEHICULAR CONCRETE SECTION

1 1/2" = 1'-0"

JAX-FE-FBH-47

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SIGNATURE AND SEAL
REFER TO C0.01 SIGNATURE SHEET

KHA PROJECT
142806005
DATE
01/08/2025
SCALE: AS SHOWN
DESIGNED BY: KHA
DRAWN BY: NL
CHECKED BY: MAJ

HARDSCAPE DETAILS
FERNANDINA BEACH STREETSCAPE
IMPROVEMENTS
PREPARED FOR
CITY OF FERNANDINA BEACH

FLORIDA

CITY OF FERNANDINA BEACH

SHEET NUMBER

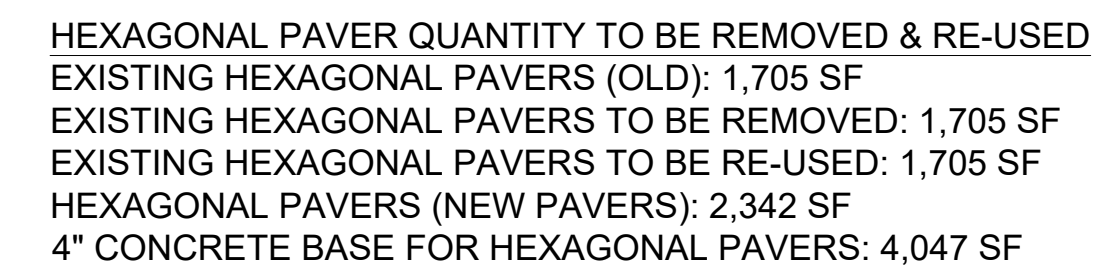
H1.51

REVISIONS

No.

DATE

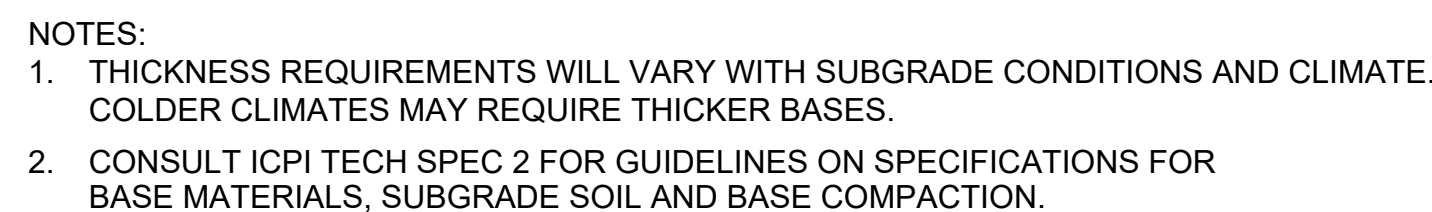
BY



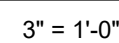
EXPANSION JOINTS SHALL BE PLACED WHERE ANY MATERIAL ABUTS A DISSIMILAR MATERIAL AND WHERE CONCRETE SIDEWALKS ARE GREATER THAN 30' FT. IN LENGTH. SEE HARDSCAPE PLANS.

$$3/8" = 1'-0"$$

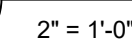
JAX-FE-FBH-26


$$1/16'' = 1'-0''$$

JAX-FE-FBH-35



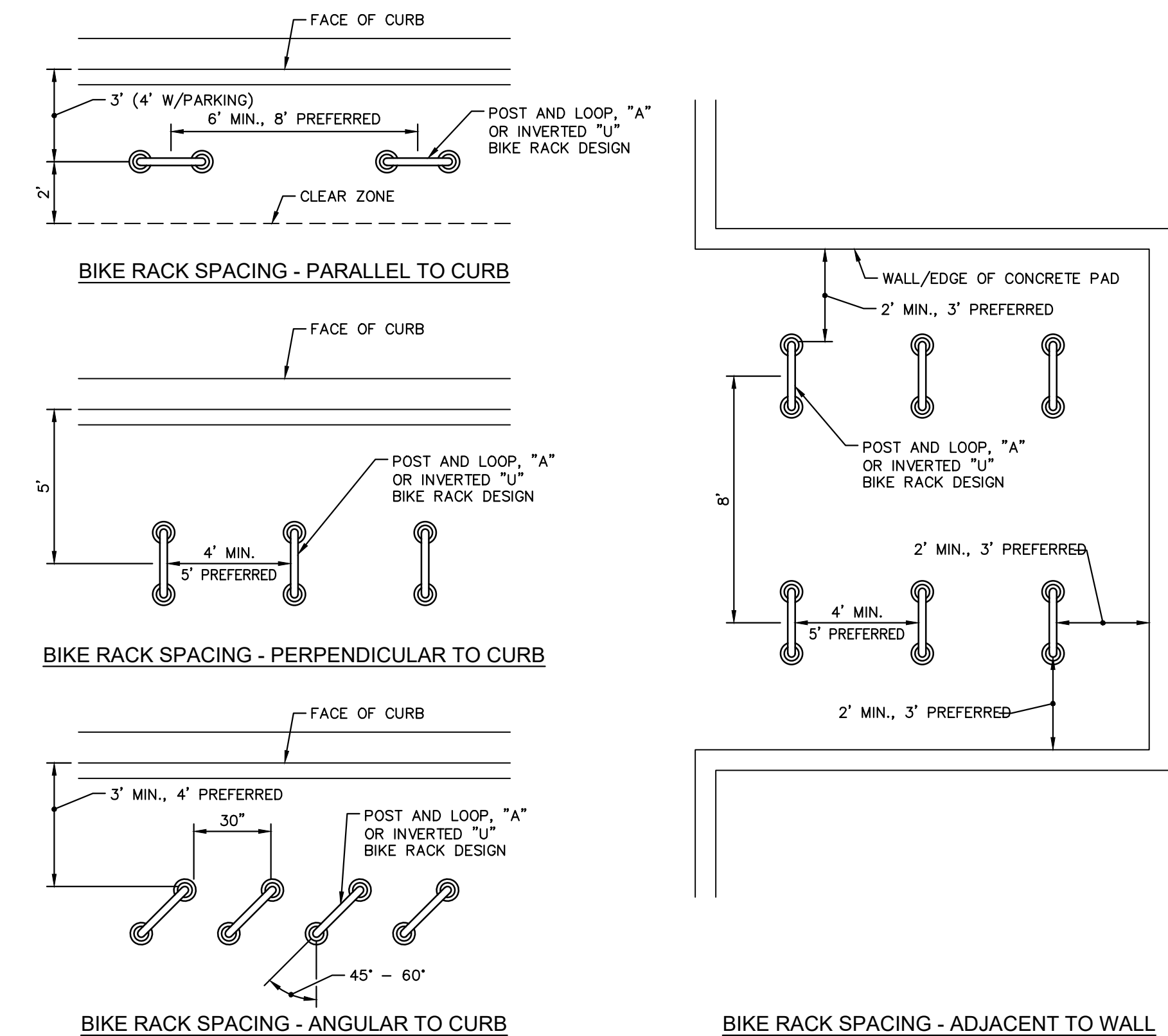
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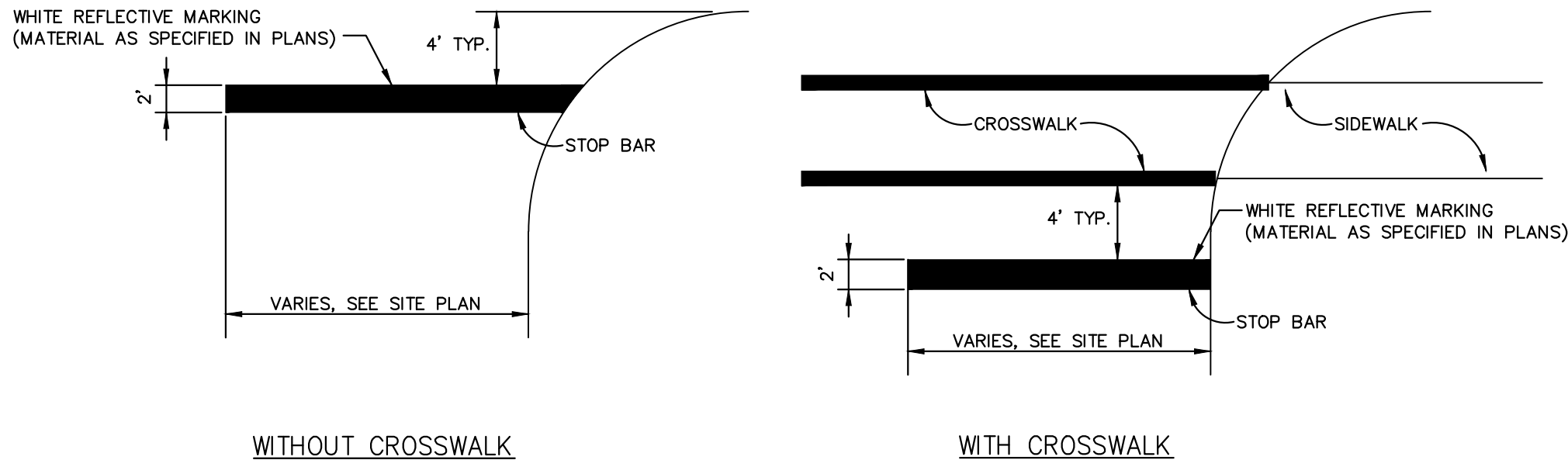
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SHEET NUMBER
H1.52

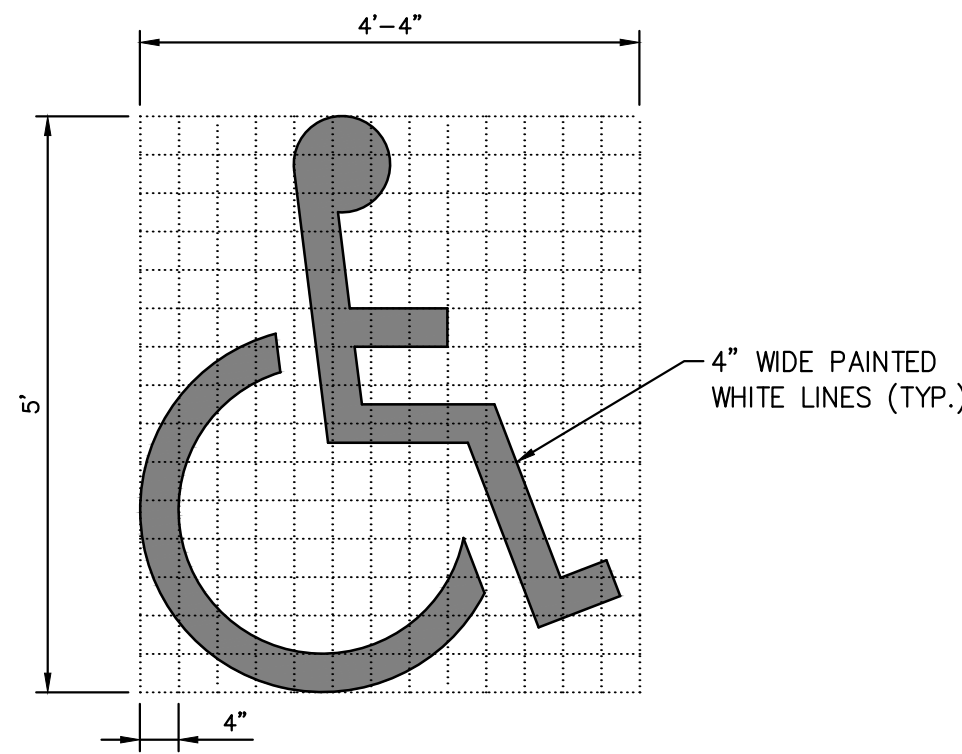
Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE Layout: H1.54 January 08, 2025 10:34:54am K:\JAX-LA\LP\142806005 - Fernandina Beach Streetscape\working files\CAD\plan sheets\H1.00 HARDSCAPE PLAN.dwg
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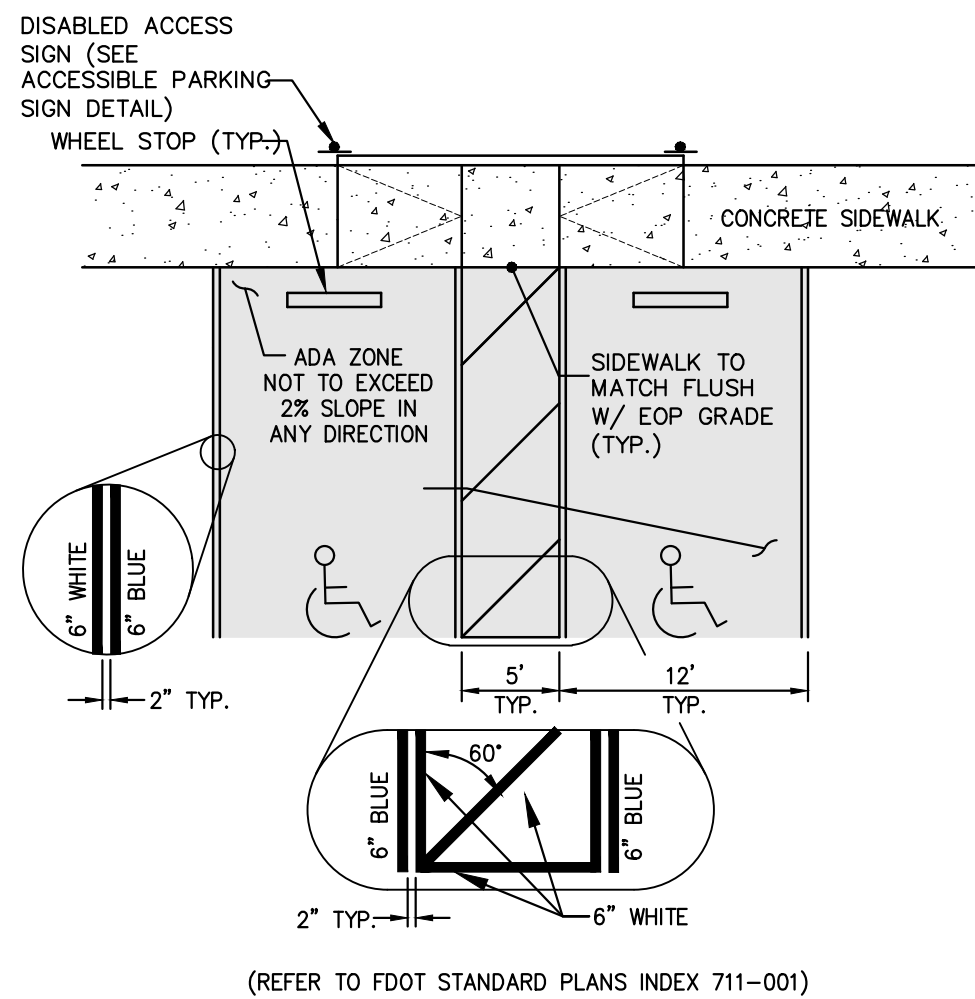
1 BIKE RACK SPACING
NTS
JAX-FE-FBH-50



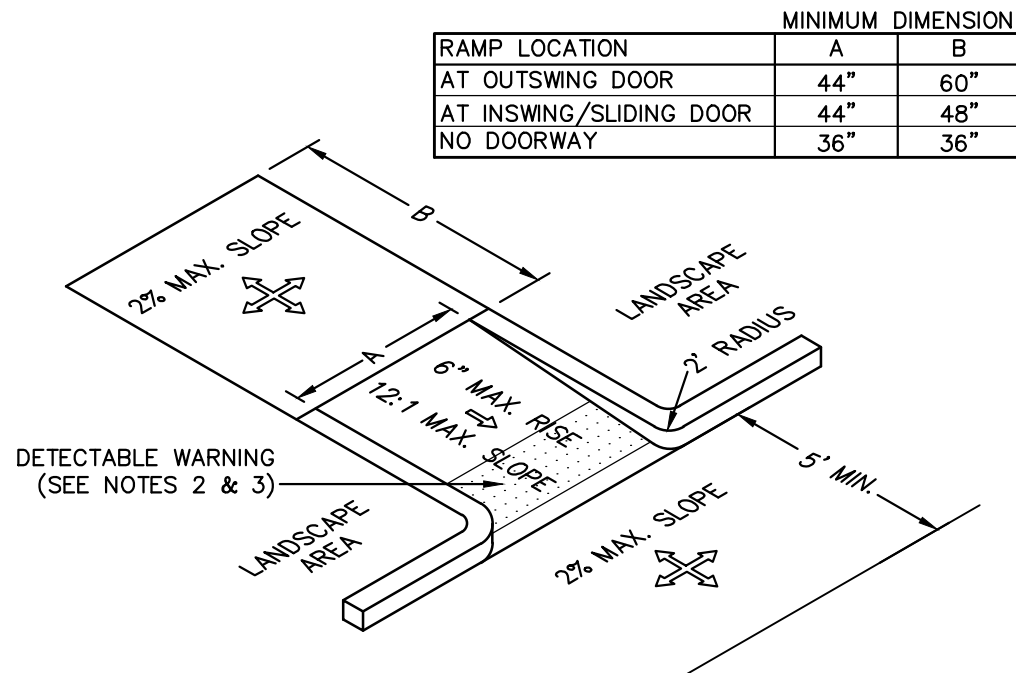
3 STOP BAR
NTS
DETAIL-FILE



5 HANDICAPPED PARKING SYMBOL
NTS
DETAIL-FILE

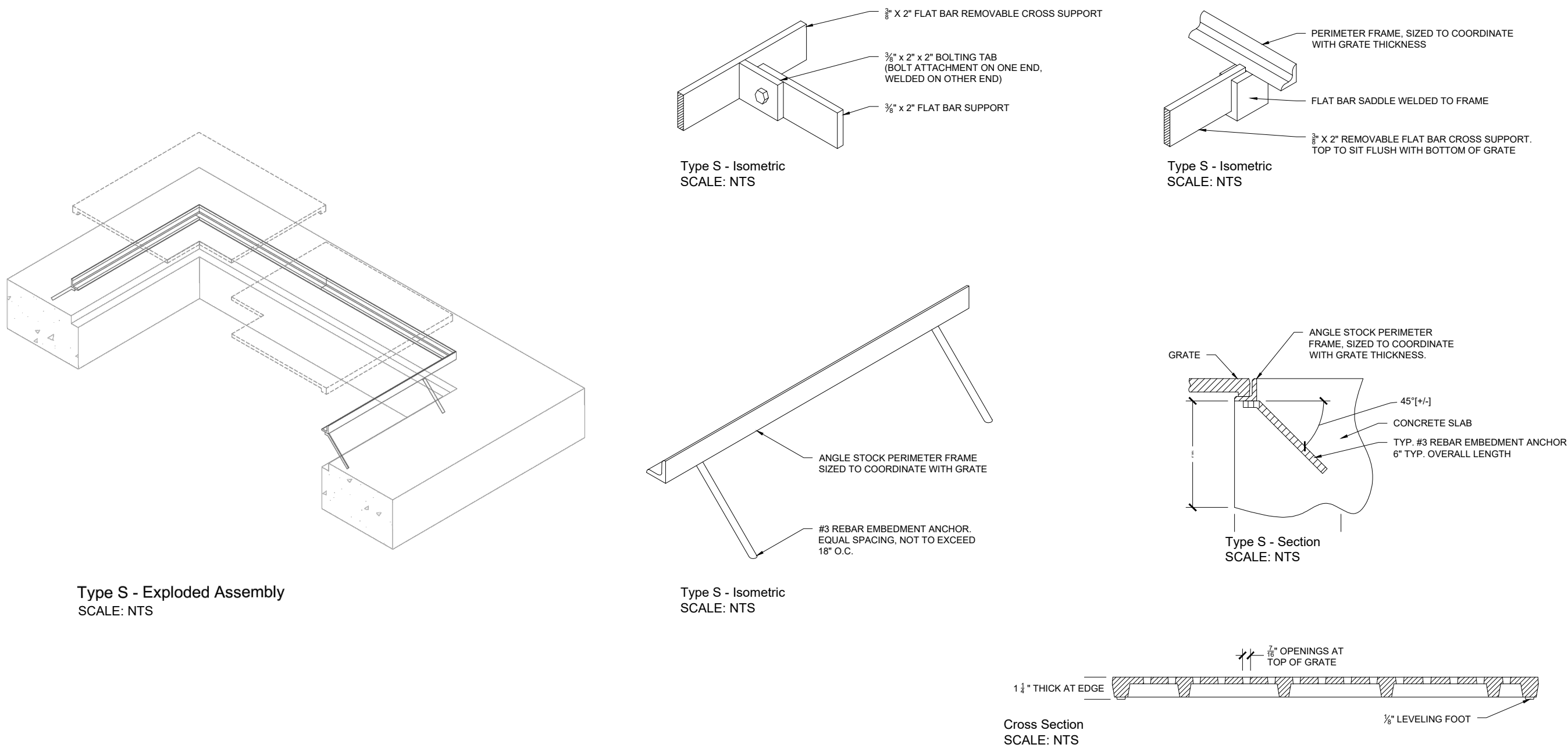


6 ADA PARKING
NTS
DETAIL-FILE



- NOTES:
1. ALL CURB CUT ACCESSIBLE RAMPS AND DETECTABLE WARNING SURFACES SHALL BE INSTALLED BY THE SITE CONTRACTOR.
 2. CURB RAMPS SUBJECT TO DEPARTMENT OF TRANSPORTATION REGULATION 49 CFR 37.21 SHALL HAVE A DETECTABLE WARNING COMPLYING WITH THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION, LATEST EDITION. THE DETECTABLE WARNING SHALL EXTEND THE FULL WIDTH OF THE CURB RAMP (EXCLUSIVE OF FLARED SIDES) AND SHALL EXTEND A MINIMUM OF 24" DEEP (MEASURED FROM THE BACK OF CURB ON THE RAMP SURFACE).
 3. ALL DETECTABLE WARNING SURFACES FOR SIDEWALKS AT CURB CUT HANDICAP RAMP SHALL BE A COUNTY APPROVED YELLOW COLORED COMPOSITE MATERIAL ANCHORED IN THE CONCRETE SIDEWALK RAMP. ANCHORED COMPOSITE WARNING AREA INSERTS ARE TO BE COLORED "SAFETY YELLOW", ARE TO BE SET INTO THE CONCRETE AND ARE TO BE FLUSH WITH CONCRETE SURFACE ALONG ALL FOUR SIDES. DESIGN DIMENSIONS OF DETECTABLE WARNING AREA SHALL CONFORM TO FDOT STANDARD PLANS INDEX 522-002, CODE OF FEDERAL REGULATIONS PART 36, AND CITY OF JACKSONVILLE STANDARDS.

2 ACCESSIBLE RAMP
NTS
DETAIL-FILE

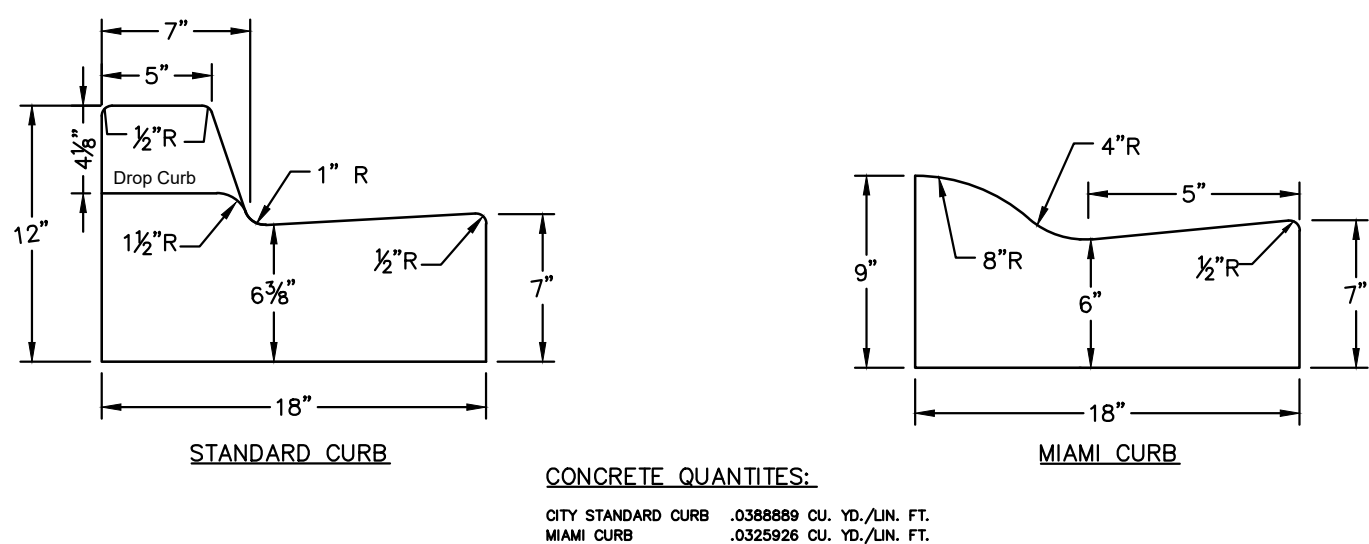


TRENCH GRATE:

MATERIAL: 18" X 24" TITLE WAVE TRENCH GRATE BY URBAN ACCESSORIES.

SPECS - TYPE S

TYPE S FRAMES ARE FOR PERMANENT INSTALLS INTO NEW CONCRETE W/O PAVERS. REBAR ANCHORING IS NOT PRE-BENT, BENDING TO BE DONE BY CONTRACTOR PRIOR TO INSTALLATION INTO CONCRETE.



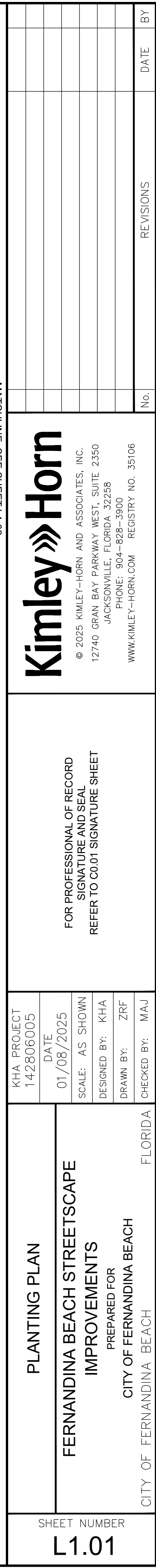
7 TRADITIONAL CURBING
NTS
DETAIL-FILE

KHA PROJECT				KHA PROJECT				KHA PROJECT							
142806005				142806005				142806005							
DATE				DATE				DATE							
01/08/2025				01/08/2025				01/08/2025							
SCALE: AS SHOWN				SCALE: AS SHOWN				SCALE: AS SHOWN							
DESIGNED BY: KHA				DESIGNED BY: KHA				DESIGNED BY: KHA							
DRAWN BY: NL				DRAWN BY: NL				DRAWN BY: NL							
CHECKED BY: MAJ				CHECKED BY: MAJ				CHECKED BY: MAJ							
HARDSCAPE DETAILS								HARDSCAPE DETAILS							
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS								FERNANDINA BEACH STREETSCAPE IMPROVEMENTS							
PREPARED FOR								PREPARED FOR							
CITY OF FERNANDINA BEACH								CITY OF FERNANDINA BEACH							
FLORIDA								FLORIDA							
SHEET NUMBER								SHEET NUMBER							
H1.54								H1.54							

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FOR PROFESSIONAL OF RECORD
SIGNATURE AND SEAL
REFER TO C0.01 SIGNATURE SHEET



LEGEND	
FO	FIBER OPTIC
JD	GAS
HCS	HYDRAULIC CONTAINMENT SYSTEM
=====	STORM PIPE
SS	SANITARY SEWER
WM	WATER MAIN
OHE	OVERHEAD ELECTRIC
UGE	UNDERGROUND ELECTRIC
PROP. RIGHT-OF-WAY	
PROP. PROPERTY LINE	
CENTER LINE	
LIMITS OF WORK	
PROPOSED ELECTRIC	

Centre Street

L1.01

L1.02

L1.03

L1.04

L1.05

L1.06

L1.07

Centre Street

N 2ND ST

N 3RD ST

N 4TH ST

N 5TH ST

N 6TH ST

N 7TH ST

S 2ND ST

S 3RD ST

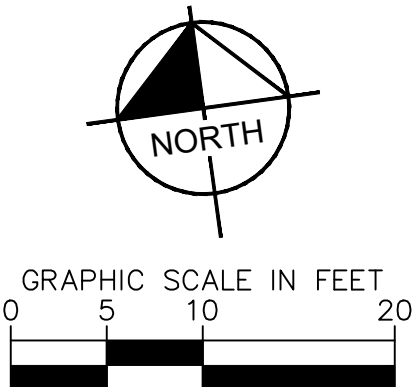
S 4TH ST

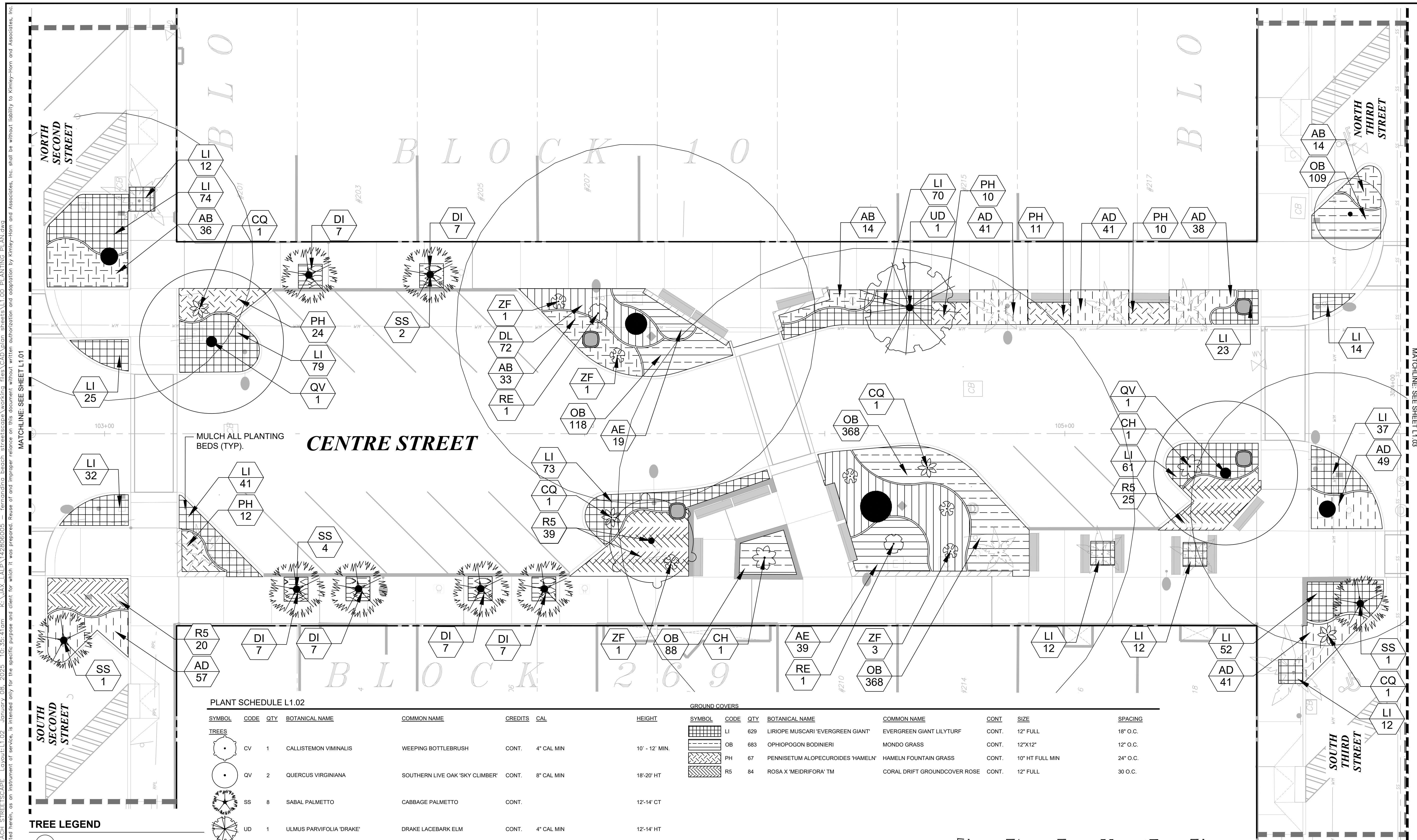
S 5TH ST

S 6TH ST

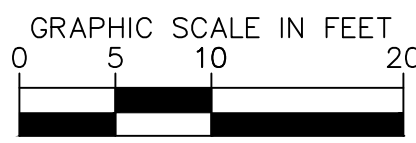
S 7TH ST

KEY MAP NOT TO SCALE

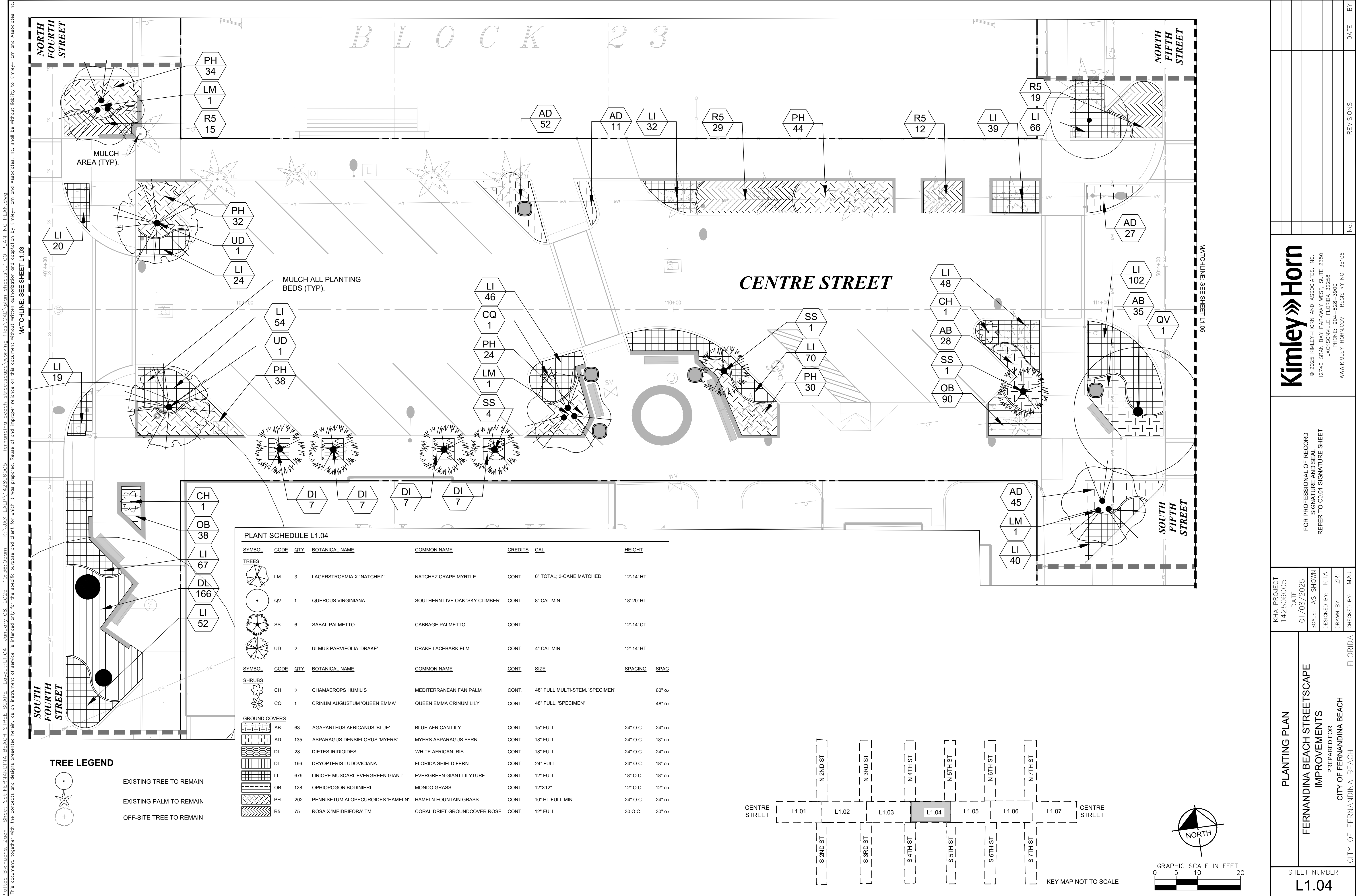


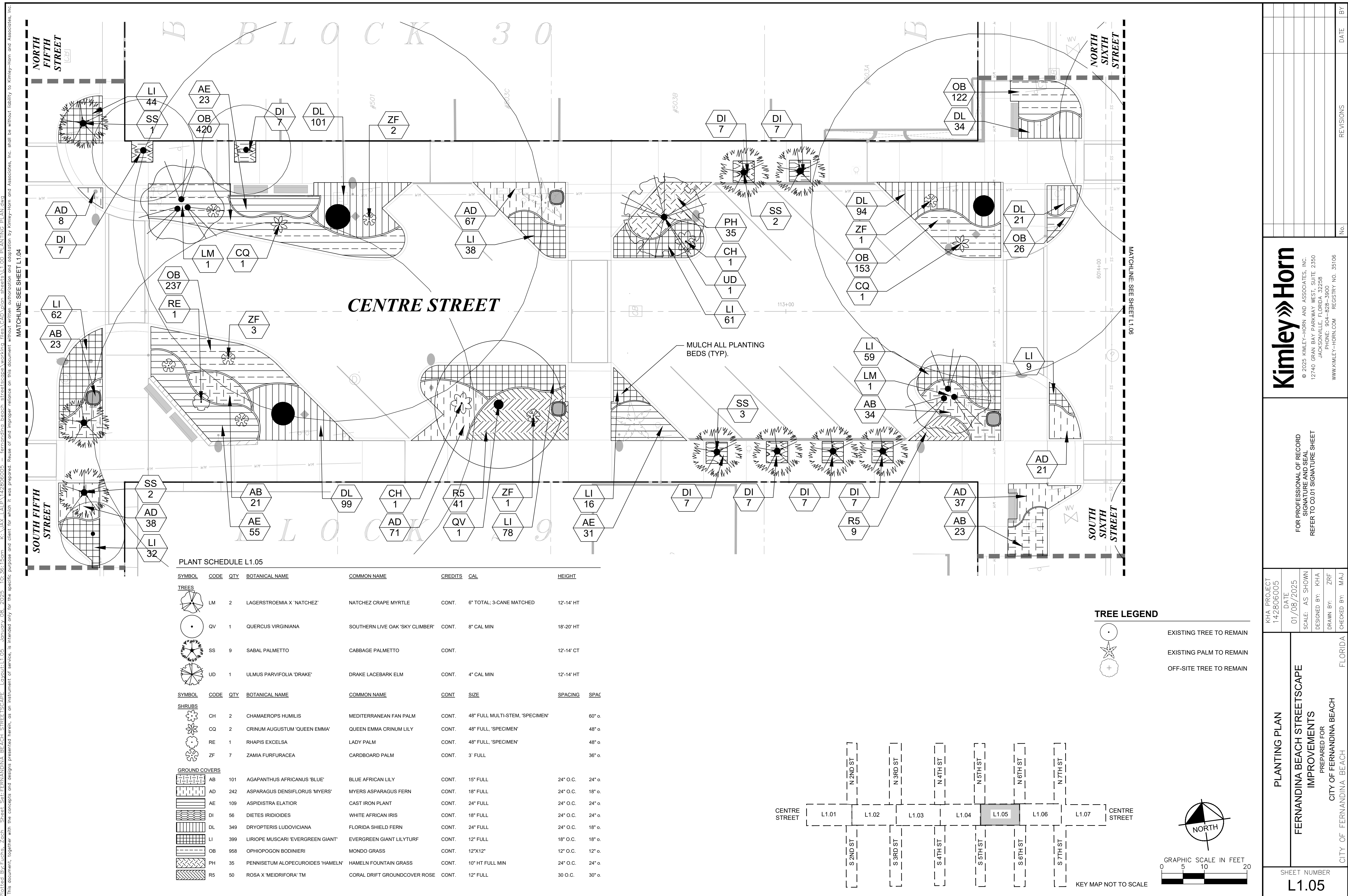


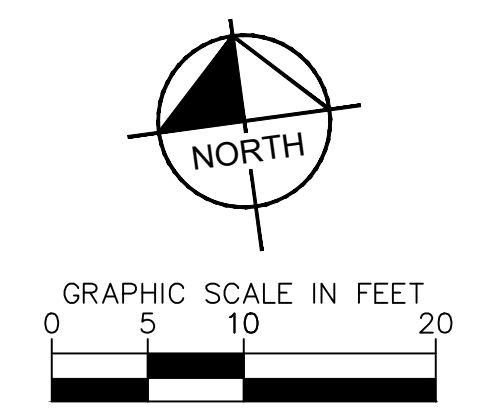
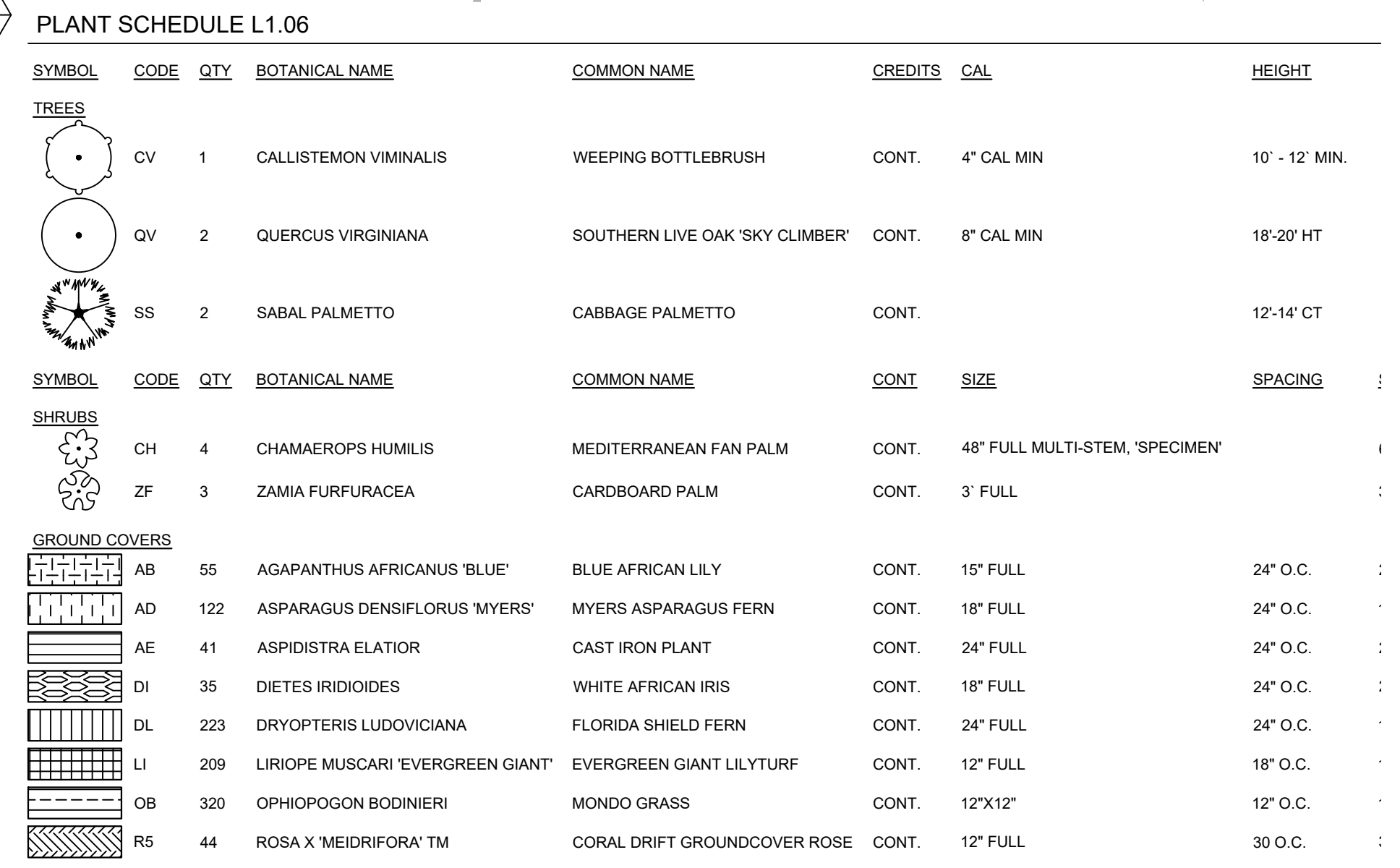
A map of the L1.02 area, showing a grid of streets. The horizontal street is CENTRE STREET, and the vertical streets are N 2ND ST, N 3RD ST, N 4TH ST, N 5TH ST, N 6TH ST, N 7TH ST, and CENTRE STREET. The lot numbers are L1.01, L1.02, L1.03, L1.04, L1.05, L1.06, and L1.07. The lot L1.02 is highlighted in grey. The map is labeled KEY MAP NOT TO SCALE.

[illegible]

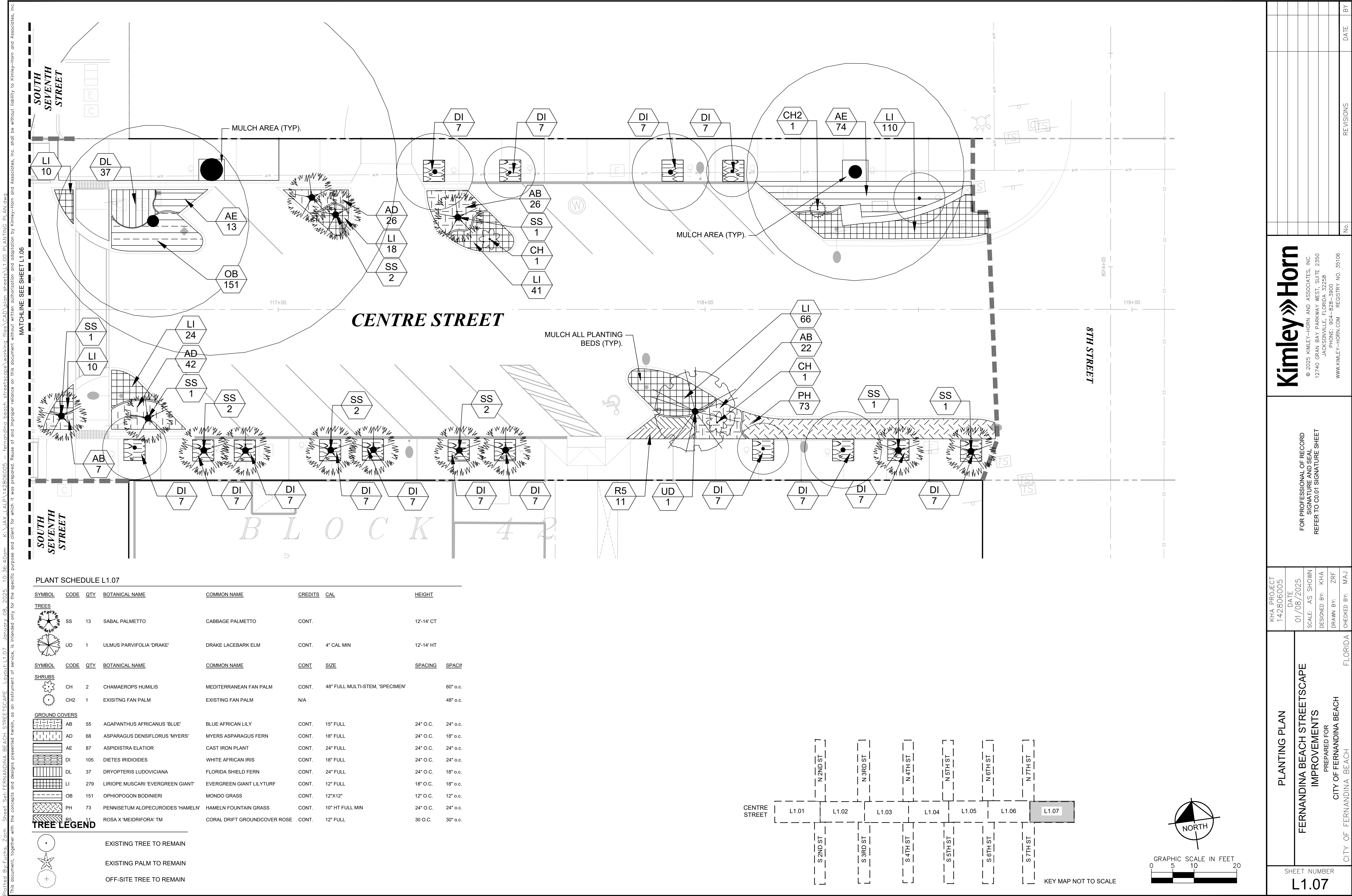
L1.03





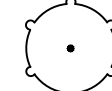
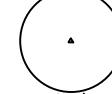
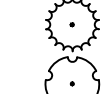
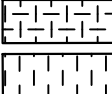
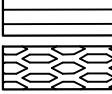
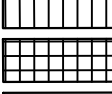
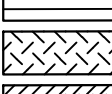
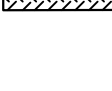


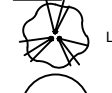
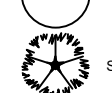
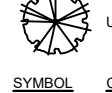
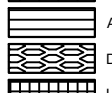
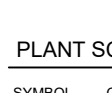
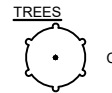
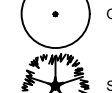
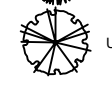
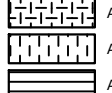
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		DATE 01/08/2025						
		SCALE: AS SHOWN						
		DESIGNED BY: KHA						
		DRAWN BY: ZRF						
CITY OF FERNANDINA BEACH	FLORIDA	CHECKED BY: MAJ						

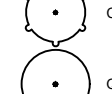
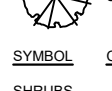
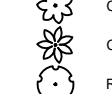
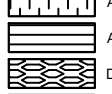
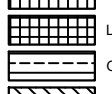
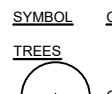
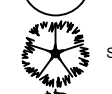
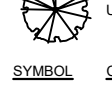
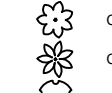
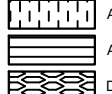
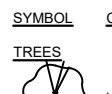


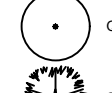
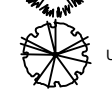
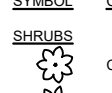
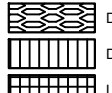
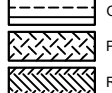
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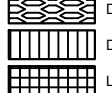
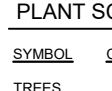
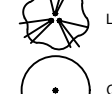
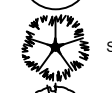
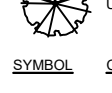
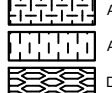
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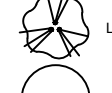
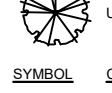
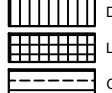
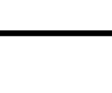
SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CREDITS	CAL	HEIGHT
TREES							
	CV	2	CALLISTEMON VIMINALIS	WEeping BOTTLEBRUSH	CONT.	4" CAL MIN	10' - 12' MIN.
	EO	12	EXISTING LIVE OAK	EXISTING LIVE OAK	CONT.		
	EC	15	EXISTING UNDERSTORY	EXISTING UNDERSTORY	CONT.		
	LM	28	LAGERSTROEMIA X 'NATCHEZ'	NATCHEZ CRAPE MYRTLE	CONT.	6" TOTAL; 3-CANE MATCHED	12'-14' HT
	XE	17	OFF-SITE TREE	OFF-SITE TREE	CONT.		
	QV	27	QUERCUS VIRGINIANA	SOUTHERN LIVE OAK 'SKY CLIMBER'	CONT.	8" CAL MIN	18'-20' HT
	SS	178	SABAL PALMETTO	CABBAGE PALMETTO	CONT.		12'-14' CT
	UD	10	ULMUS PARVIFOLIA 'DRAKE'	DRAKE LACEBARK ELM	CONT.	4" CAL MIN	12'-14' HT
SHRUBS							
	CH	17	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM	CONT.	48" FULL, MULTI-STEM, 'SPECIMEN'	
	CQ	12	CRINUM AUGUSTUM 'QUEEN EMMA'	QUEEN EMMA CRINUM LILY	CONT.	48" FULL, 'SPECIMEN'	
	CH2	1	EXISTING FAN PALM	EXISTING FAN PALM	N/A		
	RE	6	RHAPIS EXCELSA	LADY PALM	CONT.	48" FULL, 'SPECIMEN'	
	ZF	18	ZAMIA FURFURACEA	CARDBOARD PALM	CONT.	3" FULL	
GROUND COVERS							
	AB	871	AGAPANTHUS AFRICANUS 'BLUE'	BLUE AFRICAN LILY	CONT.	15" FULL	24" O.C.
	AD	1,115	ASPARAGUS DENSIFLORUS 'MYERS'	MYERS ASPARAGUS FERN	CONT.	18" FULL	24" O.C.
	AE	448	ASPIDISTRA ELATIOR	CAST IRON PLANT	CONT.	24" FULL	24" O.C.
	DI	387	DIETES IRIDOIDES	WHITE AFRICAN IRIS	CONT.	18" FULL	24" O.C.
	DL	1,201	DRYOPTERIS LUDOVICIANA	FLORIDA SHIELD FERN	CONT.	24" FULL	24" O.C.
	LI	2,885	LIRIOPE MUSCARI 'EVERGREEN GIANT'	EVERGREEN GIANT LILYTURF	CONT.	12" FULL	18" O.C.
	OB	2,714	OPHIPOGON BODINIERI	MONDO GRASS	CONT.	12"X12"	12" O.C.
	PH	452	PENNISETUM ALOPECUROIDES 'HA MELN'	HAMELN FOUNTAIN GRASS	CONT.	10" HT FULL MIN	24" O.C.
	R5	363	ROSA X 'MEIDRIFORA' TM	CORAL DRIFT GROUND COVER ROSE	CONT.	12" FULL	30 O.C.

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CREDITS	CAL	HEIGHT
TREES							
	LM	2	LAGERSTROEMIA X 'NATCHEZ'	NATCHEZ CRAPE MYRTLE	CONT.	6" TOTAL; 3-CANE MATCHED	12'-14' HT
	QV	1	QUERCUS VIRGINIANA	SOUTHERN LIVE OAK 'SKY CLIMBER'	CONT.	8" CAL MIN	18'-20' HT
	SS	13	SABAL PALMETTO	CABBAGE PALMETTO	CONT.		12'-14' CT
	UD	4	ULMUS PARVIFOLIA 'DRAKE'	DRAKE LACEBARK ELM	CONT.	4" CAL MIN	12'-14' HT
SHRUBS							
	CH	3	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM	CONT.	48" FULL, MULTI-STEM, 'SPECIMEN'	60" o.c.
	CQ	2	CRINUM AUGUSTUM 'QUEEN EMMA'	QUEEN EMMA CRINUM LILY	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	RE	1	RHAPIS EXCELSA	LADY PALM	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
GROUND COVERS							
	AB	272	AGAPANTHUS AFRICANUS 'BLUE'	BLUE AFRICAN LILY	CONT.	15" FULL	24" O.C. 24" o.c.
	AD	75	ASPARAGUS DENSIFLORUS 'MYERS'	MYERS ASPARAGUS FERN	CONT.	18" FULL	24" O.C. 18" o.c.
	AE	114	ASPIDISTRA ELATIOR	CAST IRON PLANT	CONT.	24" FULL	24" O.C. 24" o.c.
	DI	56	DIETES IRIDOIDES	WHITE AFRICAN IRIS	CONT.	18" FULL	24" O.C. 24" o.c.
	DL	300	DRYOPTERIS LUDOVICIANA	FLORIDA SHIELD FERN	CONT.	12" FULL	18" O.C. 18" o.c.
	LI	115	OPHIPOGON BODINIERI	MONDO GRASS	CONT.	12"X12"	12" O.C. 12" o.c.
	OB	56	ROSA X 'MEIDRIFORA' TM	CORAL DRIFT GROUND COVER ROSE	CONT.	12" FULL	30 O.C. 30" o.c.

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CREDITS	CAL	HEIGHT
TREES							
	CV	1	CALLISTEMON VIMINALIS	WEeping BOTTLEBRUSH	CONT.	4" CAL MIN	10' - 12' MIN.
	QV	2	QUERCUS VIRGINIANA	SOUTHERN LIVE OAK 'SKY CLIMBER'	CONT.	8" CAL MIN	18'-20' HT
	SS	8	SABAL PALMETTO	CABBAGE PALMETTO	CONT.		12'-14' CT
	UD	1	ULMUS PARVIFOLIA 'DRAKE'	DRAKE LACEBARK ELM	CONT.	4" CAL MIN	12'-14' HT
SHRUBS							
	CH	2	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM	CONT.	48" FULL, MULTI-STEM, 'SPECIMEN'	60" o.c.
	CQ	4	CRINUM AUGUSTUM 'QUEEN EMMA'	QUEEN EMMA CRINUM LILY	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	RE	2	RHAPIS EXCELSA	LADY PALM	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	ZF	6	ZAMIA FURFURACEA	CARDBOARD PALM	CONT.	3" FULL	36" o.c.
GROUND COVERS							
	AB	97	AGAPANTHUS AFRICANUS 'BLUE'	BLUE AFRICAN LILY	CONT.	15" FULL	24" O.C. 24" o.c.
	AD	267	ASPARAGUS DENSIFLORUS 'MYERS'	MYERS ASPARAGUS FERN	CONT.	18" FULL	24" O.C. 18" o.c.
	AE	58	ASPIDISTRA ELATIOR	CAST IRON PLANT	CONT.	24" FULL	24" O.C. 24" o.c.
	DI	42	DIETES IRIDOIDES	WHITE AFRICAN IRIS	CONT.	18" FULL	24" O.C. 24" o.c.
	DL	234	DRYOPTERIS LUDOVICIANA	FLORIDA SHIELD FERN	CONT.	24" FULL	24" O.C. 18" o.c.
	LI	626	LIRIOPE MUSCARI 'EVERGREEN GIANT'	EVERGREEN GIANT LILYTURF	CONT.	12" FULL	18" O.C. 18" o.c.
	OB	683	OPHIPOGON BODINIERI	MONDO GRASS	CONT.	12"X12"	12" O.C. 12" o.c.
	PH	67	PENNISETUM ALOPECUROIDES 'HA MELN'	HAMELN FOUNTAIN GRASS	CONT.	10" HT FULL MIN	24" O.C. 24" o.c.
	R5	84	ROSA X 'MEIDRIFORA' TM	CORAL DRIFT GROUND COVER ROSE	CONT.	12" FULL	30 O.C. 30" o.c.

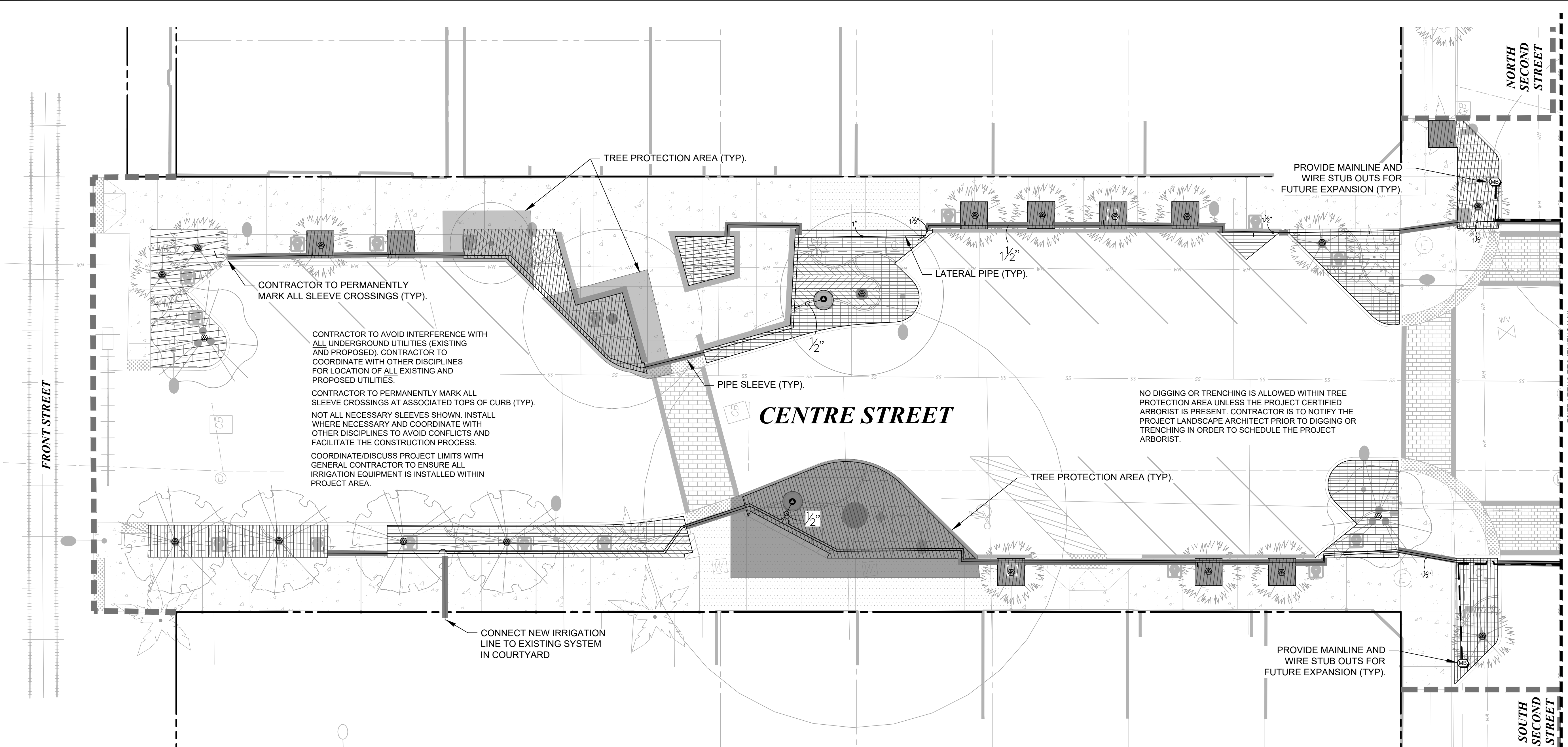
SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CREDITS	CAL	HEIGHT
TREES							
	QV	1	QUERCUS VIRGINIANA	SOUTHERN LIVE OAK 'SKY CLIMBER'	CONT.	8" CAL MIN	18'-20' HT
	SS	15	SABAL PALMETTO	CABBAGE PALMETTO	CONT.		12'-14' CT
	UD	1	ULMUS PARVIFOLIA 'DRAKE'	DRAKE LACEBARK ELM	CONT.	4" CAL MIN	12'-14' HT
SHRUBS							
	CH	2	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM	CONT.	48" FULL, MULTI-STEM, 'SPECIMEN'	60" o.c.
	CQ	3	CRINUM AUGUSTUM 'QUEEN EMMA'	QUEEN EMMA CRINUM LILY	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	RE	2	RHAPIS EXCELSA	LADY PALM	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	ZF	2	ZAMIA FURFURACEA	CARDBOARD PALM	CONT.	3" FULL	36" o.c.

GROUND COVERS							
	AB	228	AGAPANTHUS AFRICANUS 'BLUE'	BLUE AFRICAN LILY	CONT.	15" FULL	24" O.C. 24" o.c.
	AD	206	ASPARAGUS DENSIFLORUS 'MYERS'	MYERS ASPARAGUS FERN	CONT.	18" FULL	24" O.C. 18" o.c.
	AE	39	ASPIDISTRA ELATIOR	CAST IRON PLANT	CONT.	24" FULL	24" O.C. 24" o.c.
	DI	65	DIETES IRIDOIDES	WHITE AFRICAN IRIS	CONT.	18" FULL	24" O.C. 24" o.c.
	DL	192	DRYOPTERIS LUDOVICIANA	FLORIDA SHIELD FERN	CONT.	24" FULL	24" O.C. 18" o.c.
	LI	390	LIRIOPE MUSCARI 'EVERGREEN GIANT'	EVERGREEN GIANT LILYTURF	CONT.	12" FULL	18" O.C. 18" o.c.
	OB	359	OPHIPOGON BODINIERI	MONDO GRASS	CONT.	12"X12"	12" O.C. 12" o.c.
	PH	75	PENNISETUM ALOPECUROIDES 'HA MELN'	HAMELN FOUNTAIN GRASS	CONT.	10" HT FULL MIN	24" O.C. 24" o.c.
	R5	43	ROSA X 'MEIDRIFORA' TM	CORAL DRIFT GROUND COVER ROSE	CONT.	12" FULL	30 O.C. 30" o.c.

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CREDITS	CAL	HEIGHT
TREES							
	LM	3	LAGERSTROEMIA X 'NATCHEZ'	NATCHEZ CRAPE MYRTLE	CONT.	6" TOTAL; 3-CANE MATCHED	12'-14' HT
	QV	1	QUERCUS VIRGINIANA	SOUTHERN LIVE OAK 'SKY CLIMBER'	CONT.	8" CAL MIN	18'-20' HT
	SS	6	SABAL PALMETTO	CABBAGE PALMETTO	CONT.		12'-14' CT
	UD	2	ULMUS PARVIFOLIA 'DRAKE'	DRAKE LACEBARK ELM	CONT.	4" CAL MIN	12'-14' HT
SHRUBS							
	CH	2	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM	CONT.	48" FULL, MULTI-STEM, 'SPECIMEN'	60" o.c.
	CQ	1	CRINUM AUGUSTUM 'QUEEN EMMA'	QUEEN EMMA CRINUM LILY	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
GROUND COVERS							
	AB	63	AGAPANTHUS AFRICANUS 'BLUE'	BLUE AFRICAN LILY	CONT.	15" FULL	24" O.C. 24" o.c.
	AD	135	ASPARAGUS DENSIFLORUS 'MYERS'	MYERS ASPARAGUS FERN	CONT.	18" FULL	24" O.C. 18" o.c.
	DI	28	DIETES IRIDOIDES	WHITE AFRICAN IRIS	CONT.	18" FULL	24" O.C. 24" o.c.
	DL	166	DRYOPTERIS LUDOVICIANA	FLORIDA SHIELD FERN	CONT.	24" FULL	24" O.C. 18" o.c.
	LI	676	LIRIOPE MUSCARI 'EVERGREEN GIANT'	EVERGREEN GIANT LILYTURF	CONT.	12" FULL	18" O.C. 18" o.c.
	OB	128	OPHIPOGON BODINIERI	MONDO GRASS	CONT.	12"X12"	12" O.C. 12" o.c.
	PH	202	PENNISETUM ALOPECUROIDES 'HA MELN'	HAMELN FOUNTAIN GRASS	CONT.	10" HT FULL MIN	24" O.C. 24" o.c.
	R5	75	ROSA X 'MEIDRIFORA' TM	CORAL DRIFT GROUND COVER ROSE	CONT.	12" FULL	30 O.C. 30" o.c.

PLANT SCHEDULE L1.05							
SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CREDITS	CAL	HEIGHT
TREES							
	LM	2	LAGERSTROEMIA X 'NATCHEZ'	NATCHEZ CRAPE MYRTLE	CONT.	6" TOTAL; 3-CANE MATCHED	12'-14' HT
	QV	1	QUERCUS VIRGINIANA	SOUTHERN LIVE OAK 'SKY CLIMBER'	CONT.	8" CAL MIN	18'-20' HT
	SS	9	SABAL PALMETTO	CABBAGE PALMETTO	CONT.		12'-14' CT
	UD	1	ULMUS PARVIFOLIA 'DRAKE'	DRAKE LACEBARK ELM	CONT.	4" CAL MIN	12'-14' HT
SHRUBS							
	CH	2	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM	CONT.	48" FULL MULTI-STEM, 'SPECIMEN'	60" o.c.
	CQ	2	CRINUM AUGUSTUM 'QUEEN EMMA'	QUEEN EMMA CRINUM LILY	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	RE	1	RHAPIS EXCELSA	LADY PALM	CONT.	48" FULL, 'SPECIMEN'	48" o.c.
	ZF	7	ZAMIA FURFURACEA	CARDBOARD PALM	CONT.	3" FULL	36" o.c.
GROUND COVERS							
	AB	101	AGAPANTHUS AFRICANUS 'BLUE'	BLUE AFRICAN LILY	CONT.	15" FULL	24" O.C. 24" o.c.
	AD	242	ASPARAGUS DENSIFLORUS 'MYERS'	MYERS ASPARAGUS FERN	CONT.	18" FULL	24" O.C. 18" o.c.
	AE	109	ASPIDISTRA ELATIOR	CAST IRON PLANT	CONT.	24"	24" O.C. 24" o.c.
	DI	345	DIETES IRIDODIELS	WHITE AFRICAN IRIS	CONT.	18" FULL	24" O.C. 24" o.c.
	DL	349	DIOSCOREA OPPOSITIFOLIA	DIETES	CONT.	24"	24" O.C. 24" o.c.
	LI	399	LIRIODENDRON TULIPIFERA	EVERGREEN GIANT 'LUTYFIRA'	CONT.	12" FULL	18" O.C. 18" o.c.
	OB	556	OPHIOPOGON MONSPELIENSIS	MOUND GRASS	CONT.	12"X12"	12" O.C. 12" o.c.
	PH	35	PENNISETUM ALOPECUROIDES 'HAAMELIN'	HAAMELIN FOUNTAIN GRASS	CONT.	10" HT FULL	24" O.C. 24" o.c.
	RS	505	ROSA X MEDICEA 'TM'	CANDY DRIFT GROUNDCOVER ROSE	CONT.	12" FULL	30" O.C. 30" o.c.

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE Layout: L2.01 January 08, 2025 10:37:24am K:\JAX_LAI\PI\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\L2.00 IRRIGATION PLAN.dwg
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IRRIGATION SCHEDULE L2.01

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	RAIN BIRD XFCV-06-12 DRIP RING IN POT	2
	RAIN BIRD XFCV-06-12 DRIP RING PALM	13
	RAIN BIRD XFCV-06-12 DRIP RING SHADE TREE IN BED	7
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFCV-09-12 XFCV ON-SURFACE LANDSCAPE DRIPLINE WITH A HEAVY-DUTY 3.5 PSI CHECK VALVE. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN, GREAT FOR ELEVATION CHANGE. SPECIFY XF INSERT FITTINGS.	AS SHOWN
	MAINLINE BOX PROVIDE MAINLINE AND WIRE STUB OUTS FOR FUTURE EXPANSION.	2
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21	AS SHOWN
	IRRIGATION LATERAL LINE: POLYETHYLENE PIPE SDR-7	AS SHOWN
	IRRIGATION MAINLINE: PVC SCHEDULE 40	AS SHOWN
	PIPE SLEEVE: PVC SCHEDULE 40	AS SHOWN
	Valve Callout: # Valve Number # Valve Flow # Valve Size	

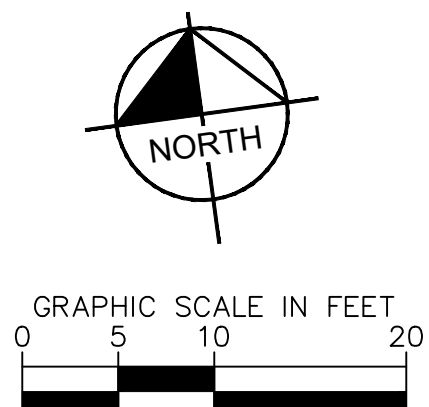
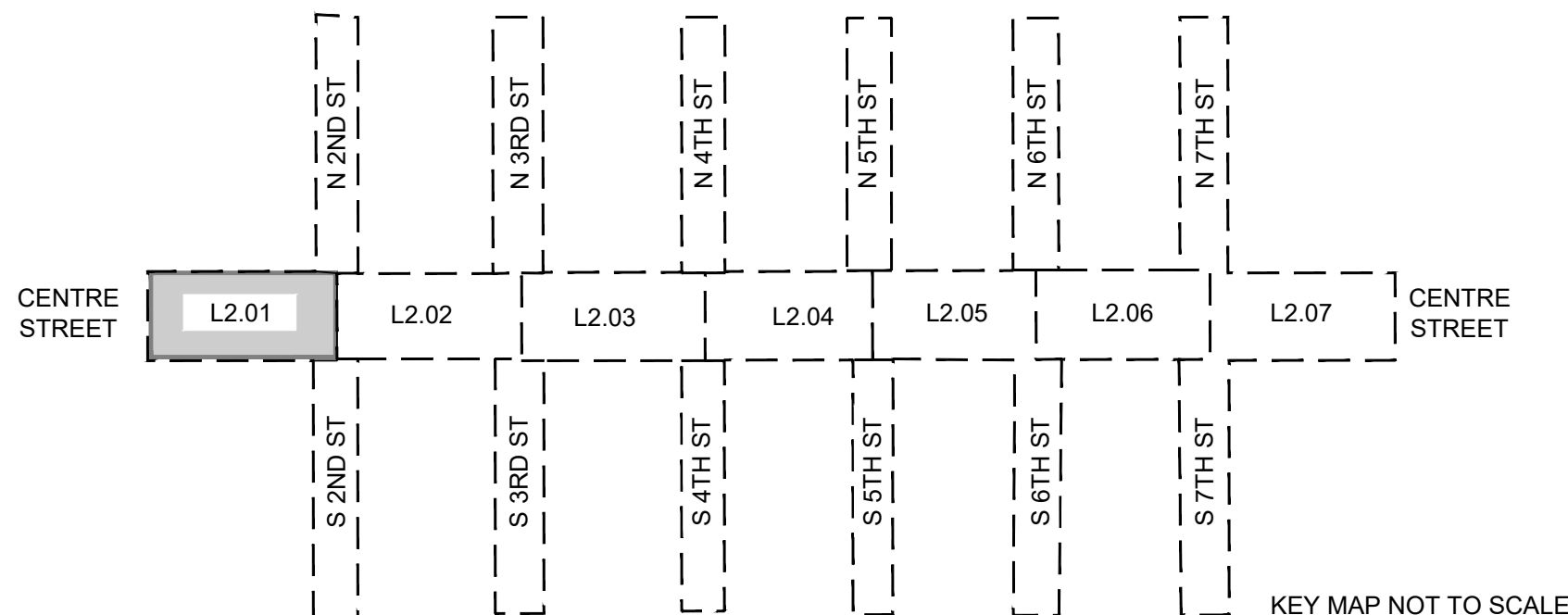
LEGEND

	FO	FIBER OPTIC
	JD	GAS
	HCS	HYDRAULIC CONTAINMENT SYSTEM
		STORM PIPE
	SS	SANITARY SEWER
	WM	WATER MAIN
	OHE	OVERHEAD ELECTRIC
	UGE	UNDERGROUND ELECTRIC
		PROP. RIGHT-OF-WAY
		PROP. PROPERTY LINE
		CENTER LINE
		LIMITS OF WORK
	COM	PROPOSED ELECTRIC

SLEEVING CHART	
SLEEVE SIZE SCHEDULE (SCH 40)	SLEEVE SIZE
1"	2"
1 1/2"	4"
2 1/2"	4"
3 1/2"	6"
4"	6"
6"	8"

NOTES:

1. ALL IRRIGATION EQUIPMENT TO BE INSTALLED WITHIN CRITICAL ROOT ZONE OF EXISTING TREES MUST BE HAND DUG.
2. CONTRACTOR SHALL COORDINATE WITH THE PLANTING PLAN FOR PLANTER BED AND TREE LOCATIONS TO ENSURE ALL PLANT MATERIAL IS COVERED BY 100% HEAD-TO-HEAD IRRIGATION.
3. THE SITE PLANS HAVE BEEN CREATED TO ILLUSTRATE THE IMPROVEMENTS TO BE CONSTRUCTED. SPECIFIC LAYOUT, DIMENSIONS, AND OTHER INFORMATION ARE CONTAINED WITHIN OTHER PLAN SHEETS IN THIS SET.
4. REFER TO SHEET L2.08 FOR FULL IRRIGATION SCHEDULE.



FOR PROFESSIONAL OF RECORD
SIGNATURE AND SEAL
REFER TO C0.01 SIGNATURE SHEET

Kimley»Horn

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12740 GRAN BAY PARKWAY WEST, SUITE 2350
JACKSONVILLE, FLORIDA 32258
PHONE: 904-828-3900
WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

IRRIIGATION PLAN

FERNANDINA BEACH STREETSCAPE
IMPROVEMENTS
PREPARED FOR
CITY OF FERNANDINA BEACH

FLORIDA

KHA PROJECT
142806005

DATE
01/08/2025

SCALE: AS SHOWN

DESIGNED BY: KHA

DRAWN BY: ZRF

CHECKED BY: MAJ

SHEET NUMBER

L2.01

REVISIONS

DATE

BY

CENTRE STREET

NORTH SECOND STREET

SOUTH SECOND STREET

NORTH THIRD STREET

SOUTH THIRD STREET

PROVIDE MAINLINE AND WIRE STUB OUTS FOR FUTURE EXPANSION (TYP).

PIPE SLEEVE (TYP). LATERAL PIPE (TYP).

TREE PROTECTION AREA (TYP).

CONTRACTOR TO PERMANENTLY MARK ALL SLEEVE CROSSINGS (TYP).

NO DIGGING OR TRENCHING IS ALLOWED WITHIN TREE PROTECTION AREA UNLESS THE PROJECT CERTIFIED ARBORIST IS PRESENT. CONTRACTOR IS TO NOTIFY THE PROJECT LANDSCAPE ARCHITECT PRIOR TO DIGGING OR TRENCHING IN ORDER TO SCHEDULE THE PROJECT ARBORIST.

MAINLINE PIPE (TYP).

TREE PROTECTION AREA (TYP).

PROVIDE MAINLINE AND WIRE STUB OUTS FOR FUTURE EXPANSION (TYP).

IRRIGATION SCHEDULE L2.02

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
[Symbol]	RAIN BIRD XCZ-150-LCS-I/M CONTRACTOR TO PURCHASE IVM-SOL SEPARATELY AND ADD TO DRIP KIT. HIGH FLOW CONTROL ZONE KIT WITH LOW MINIMUM INLET PRESSURE REQUIREMENTS. FOR LARGE COMMERCIAL DRIP ZONES. 1-1/2IN. PEB GLOBE VALVE WITH HIGH-CAPACITY FILTER AND PRESSURE REGULATING SYSTEM (PRS) FIXED AT 40PSI. FLOW RANGE: 20 - 62 GPM.	3
[Symbol]	RAIN BIRD XFCV-06-12 DRIP RING IN POT	4
[Symbol]	RAIN BIRD XFCV-06-12 DRIP RING PALM	8
[Symbol]	RAIN BIRD XFCV-06-12 DRIP RING SHADE TREE IN BED	4
[Symbol]	AREA TO RECEIVE DRIPLINE RAIN BIRD XFCV-09-12 XFOY ON-SURFACE LANDSCAPE DRIPLINE WITH A HEAVY-DUTY 3.5 PSI CHECK VALVE. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART. WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. GREAT FOR ELEVATION CHANGE. SPECIFY XF INSERT FITTINGS.	AS SHOWN
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
[Symbol]	RAIN BIRD PEB-IVM 2" 1IN., 1-1/2IN., 2IN. PLASTIC INDUSTRIAL SMART VALVES W/ FACTORY INSTALLED IVM-SOL. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION.	1
[Symbol]	BACKFLOW 2" REDUCED PRESSURE BACKFLOW PREVENTER	1
[Symbol]	RAIN BIRD LXIVMSN SENSOR DEVICE INTERFACES W/ FLOW OR WEATHER SENSOR AND ESP-LX-IVMP) CONTROLLER. FLOW SENSOR CAN BE INSTALLED ANYWHERE ON THE 2-WIRE PATH.	1

SLEEVING CHART

SLEEVE SIZE SCHEDULE (SCH 40)	
PIPE SIZE	SLEEVE SIZE
1"	2"
1 1/2"	4"
2"	4"
2 1/2"	6"
3"	6"
4"	8"

NOTES:

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- CONTRACTOR SHALL COORDINATE WITH THE PLANTING PLAN FOR PLANTER BED AND TREE LOCATIONS TO ENSURE ALL PLANT MATERIAL IS COVERED BY 100% HEAD-TO-HEAD IRRIGATION.
- THE SITE PLANS HAVE BEEN CREATED TO ILLUSTRATE THE IMPROVEMENTS TO BE CONSTRUCTED. SPECIFIC LAYOUT, DIMENSIONS, AND OTHER INFORMATION ARE CONTAINED WITHIN OTHER PLAN SHEETS. IN THIS SET.
- REFER TO SHEET L2.08 FOR FULL IRRIGATION SCHEDULE.

KEY MAP NOT TO SCALE

GRAPHIC SCALE IN FEET

IRRIATION PLAN

FERNANDINA BEACH STREETSCAPE IMPROVEMENTS

PREPARED FOR

CITY OF FERNANDINA BEACH

FLORIDA

DATE

DESIGNED BY: KHA

DRAWN BY: ZRF

CHECKED BY: MAJ

PROJECT NO. 142606005

DATE 01/08/2025

SCALE: AS SHOWN

FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET

Kimley»Horn

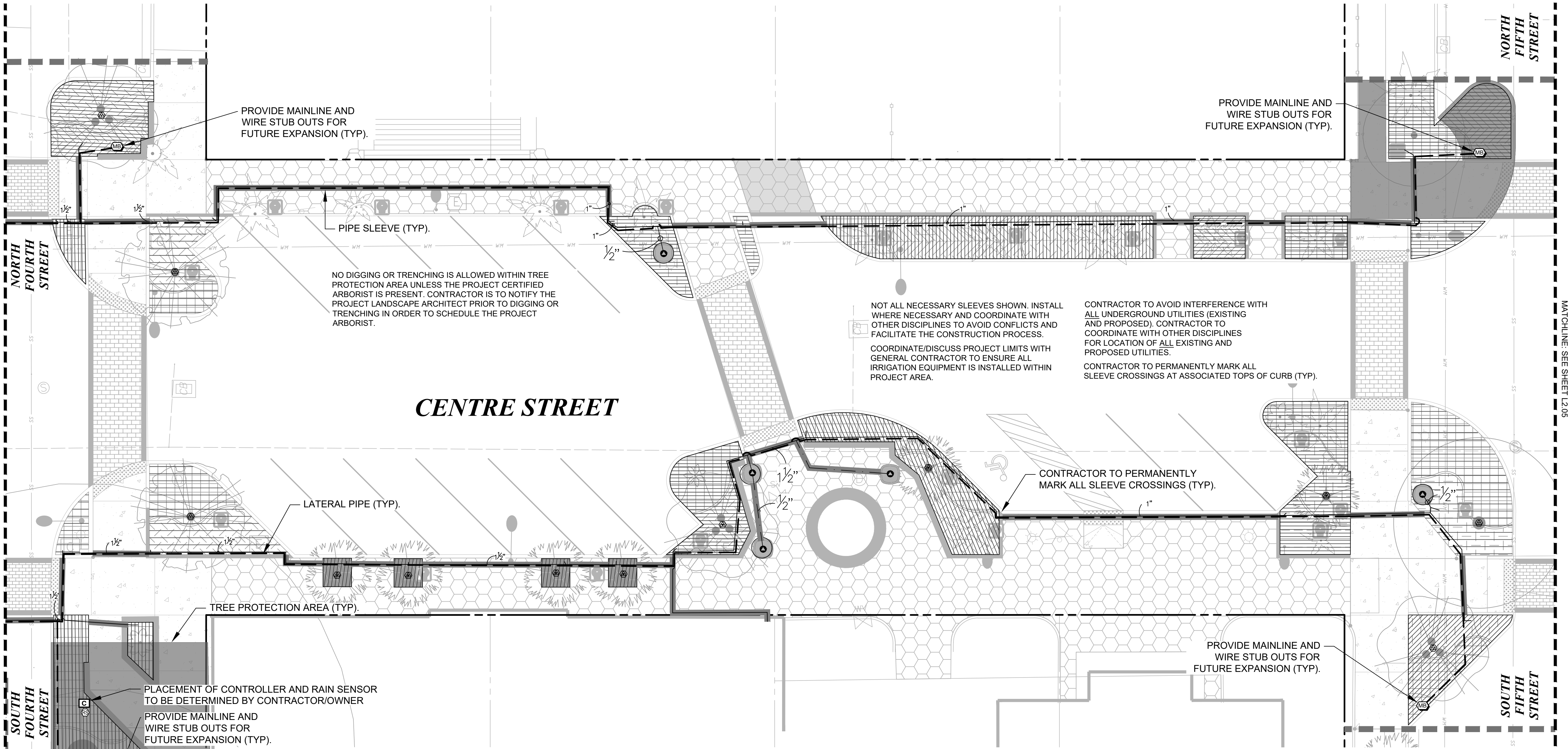
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12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258

PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout L2.04 January 08, 2025 10:38:17am K:\JAX-LA\PI\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\L2.00 IRRIGATION PLAN.dwg
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MATCHLINE: SEE SHEET L2.03



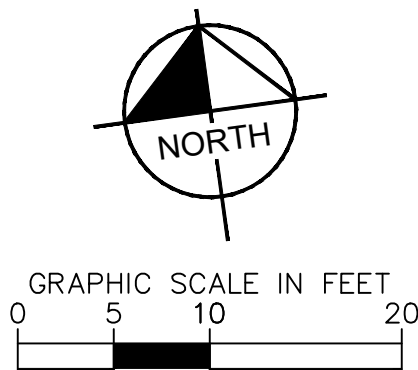
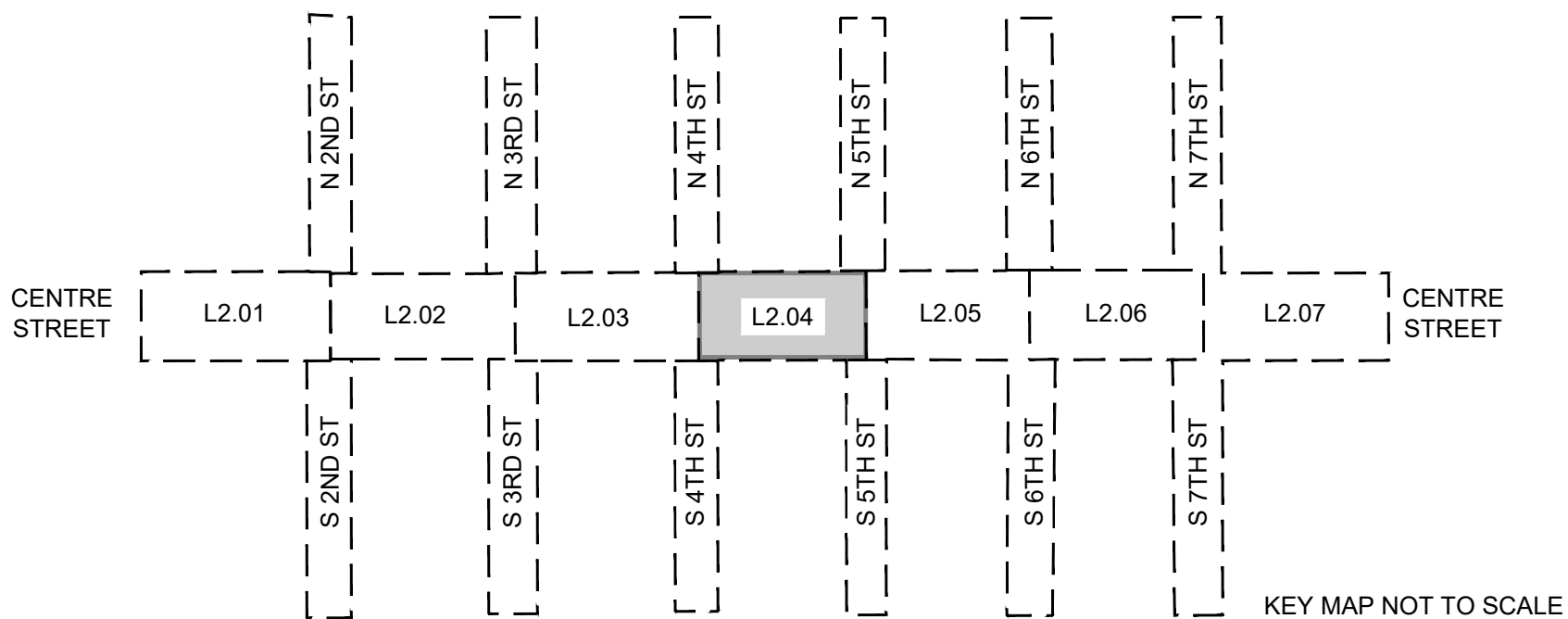
IRRIGATION SCHEDULE L2.04

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	RAIN BIRD XFCV-06-12 DRIP RING IN POT	5
	RAIN BIRD XFCV-06-12 DRIP RING PALM	7
	RAIN BIRD XFCV-06-12 DRIP RING SHADE TREE IN BED	5
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFCV-08-12 XFCV ON-SURFACE LANDSCAPE DRIPLINE WITH A HEAVY-DUTY 3.5 PSI CHECK VALVE, 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN, GREAT FOR ELEVATION CHANGE. SPECIFY XF INSERT FITTINGS.	AS SHOWN
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	RAIN BIRD ESPLXIVM 60 STATION, 2-WIRE CONTROLLER W/ SMART VALVE TECHNOLOGY: (1) ESPLXIVM 60-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT CABINET. SYSTEM REQUIREMENTS: RAIN BIRD LXIVM-XXX INTEGRATED VALVE MODULES & 2-WIRE DEVICES. USE PAIGE ELECTRIC CABLE P7072D & RAIN BIRD WC20 DRY SPLICES ONLY. GROUND SYSTEM W/ (X) LXIVMSD SURGE DEVICE IN RAIN BIRD ROUND VALVE BOXES. INSTALL PER MANUFACTURERS RECOMMENDATIONS.	1
	RAIN BIRD WR2-RC WIRELESS RAIN SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN SENSOR TRANSMITTER.	1
	MAINLINE BOX PROVIDE MAINLINE AND WIRE STUB OUTS FOR FUTURE EXPANSION.	3
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21	AS SHOWN
	IRRIGATION LATERAL LINE: POLYETHYLENE PIPE SDR-7	AS SHOWN
	IRRIGATION MAINLINE: PVC SCHEDULE 40	AS SHOWN
	PIPE SLEEVE: PVC SCHEDULE 40	AS SHOWN
	Valve Callout # Valve Number # Valve Flow # Valve Size	

SLEEVING CHART	
SLEEVE SIZE SCHEDULE (SCH 40)	
PIPE SIZE	SLEEVE SIZE
1"	2"
1 1/2"	4"
2"	4"
2 1/2"	6"
3"	6"
3", 4"	8"
6"	8"

NOTES:

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- REFER TO SHEET L2.08 FOR FULL IRRIGATION SCHEDULE.



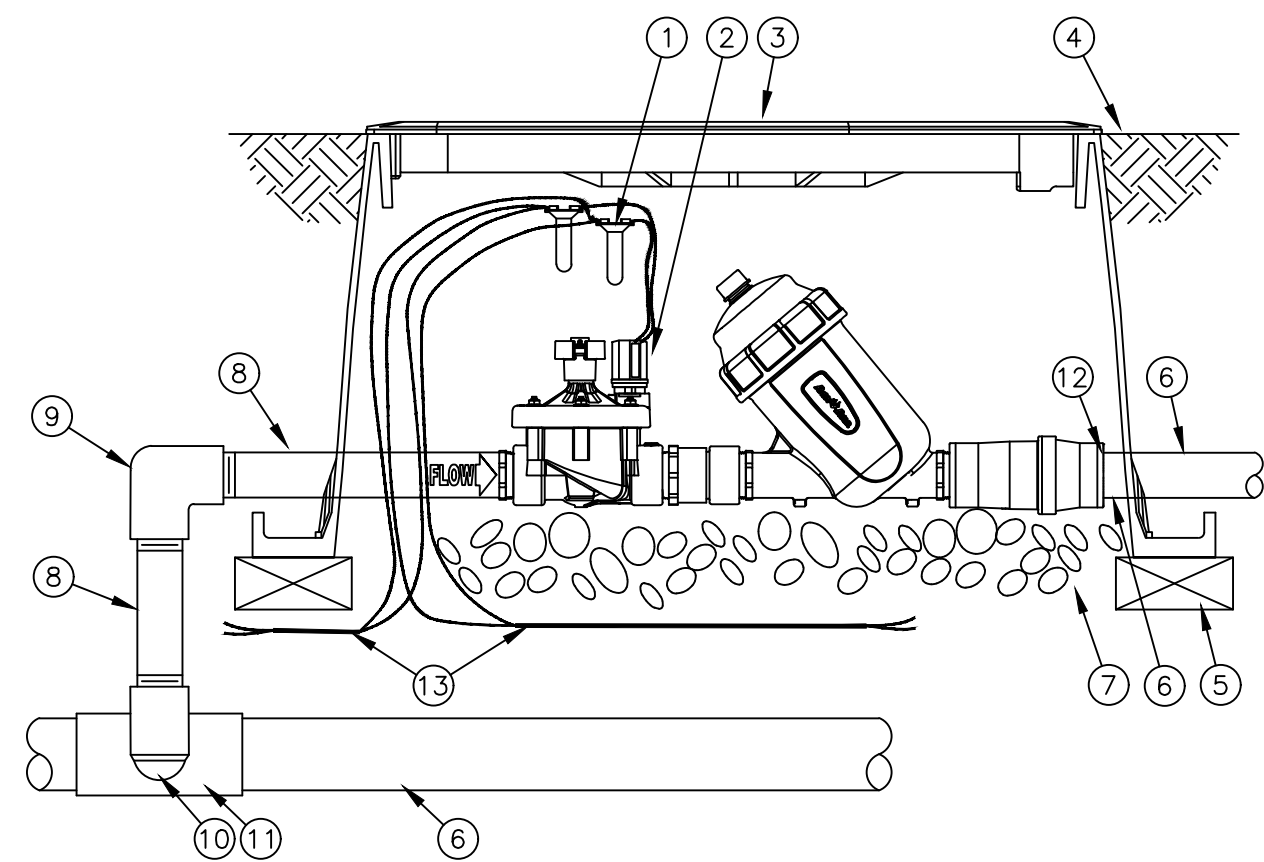
KHA PROJECT 142806005	DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: ZRF	CHECKED BY: MAJ	FLORIDA	CITY OF FERNANDINA BEACH	PREPARED FOR CITY OF FERNANDINA BEACH	FERNANDINA BEACH STREETSCAPE IMPROVEMENTS	IRRIGATION PLAN	SHEET NUMBER L2.04	No.	REVISIONS	DATE	BY
FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET												Kimley»Horn			
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SHEET NUMBER L2.05		CITY OF FERNANDINA BEACH		FLORIDA		KHA PROJECT 142806005		DATE 01/08/2025		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C-001 SIGNATURE SHEET		Kimley»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRADEMAN ROAD SUITE 2350 JACKSONVILLE, FLORIDA 32228 PHONE: 904-428-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106		No.	REVISIONS	DATE	BY		
IRRIGATION PLAN																			
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS																			
PREPARED FOR								SCALE: AS SHOWN											
CITY OF FERNANDINA BEACH								DESIGNED BY: KHA											
								DRAWN BY: ZRF											
								CHECKED BY: NAU											

KEY MAP NOT TO SCALE

IRRIGATION SPECIFICATION AND NOTES																																																																																																																																																																																																																																																																																																																																																																																																		
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- ① WATERPROOF SPLICE CONNECTION: RAIN BIRD WC20 (TWO REQUIRED)
- ② RAIN BIRD DRIP KIT: XCZ-150-LCDR WITH IVM-SOL
- ③ VALVE BOX WITH COVER: RAIN BIRD VB-JUMBO
- ④ FINISH GRADE OR TOP OF MULCH
- ⑤ BRICK (1 OF 4)
- ⑥ PVC PIPE
- ⑦ 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
- ⑧ PVC SCH 80 NIPPLE 1 1/2"
- ⑨ PVC SCH 80 ELBOW
- ⑩ PVC SCH 80 NIPPLE (2" LENGTH, HIDDEN) AND PVC SCH 80 ELBOW
- ⑪ PVC SCH 80 TEE OR ELBOW
- ⑫ PVC SCH 40 MALE ADAPTER
- ⑬ TWO-WIRE CABLE BETWEEN DEVICES

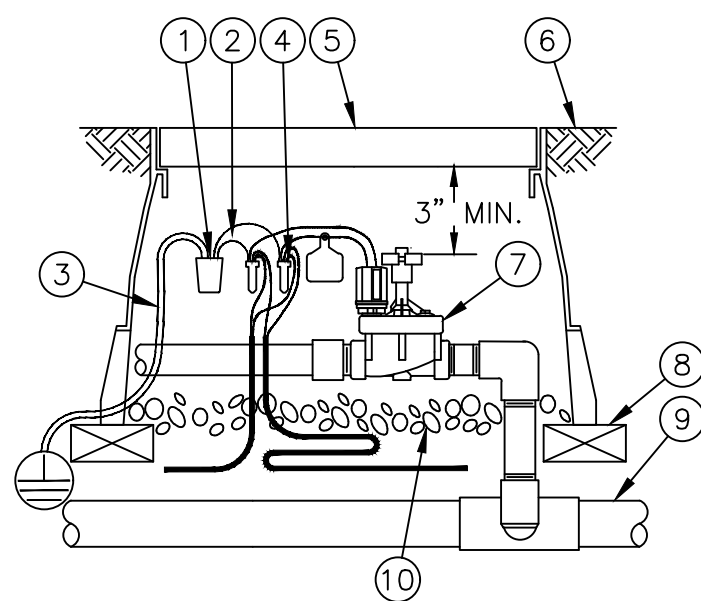
NOTES:

1. COIL AN ADDITIONAL 3- FEET OF TWO-WIRE CABLE IN VALVE BOX FOR EASY SERVICING.
2. THE LCDR KIT INCLUDES A PESB-R VALVE AND DISC FILTER FOR RECLAIMED WATER USE.

1 XCZ-150-LCDR WITH IVM-SOL

NTS

JAX-09-20



- ① RAIN BIRD IVM-SD SURGE DEVICE
- ② CONNECT THE RED AND BLACK WIRES ON THE IVM-SD TO THE TWO-WIRE PATH
- ③ CONNECT THE GREEN WIRES FROM THE IVM-SD TO THE GROUNDING ROD OR PLATE
- ④ WATERPROOF CONNECTION RAIN BIRD WC20 (TWO REQUIRED)
- ⑤ VALVE BOX WITH COVER: RAIN BIRD VB-STD
- ⑥ FINISH GRADE/TOP OF MULCH
- ⑦ ELECTRIC REMOTE-CONTROL VALVE
- ⑧ BRICK (1 OF 4)
- ⑨ PVC MAINLINE PIPE
- ⑩ 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
- ⑪ TWO-WIRE CABLE BETWEEN DEVICES

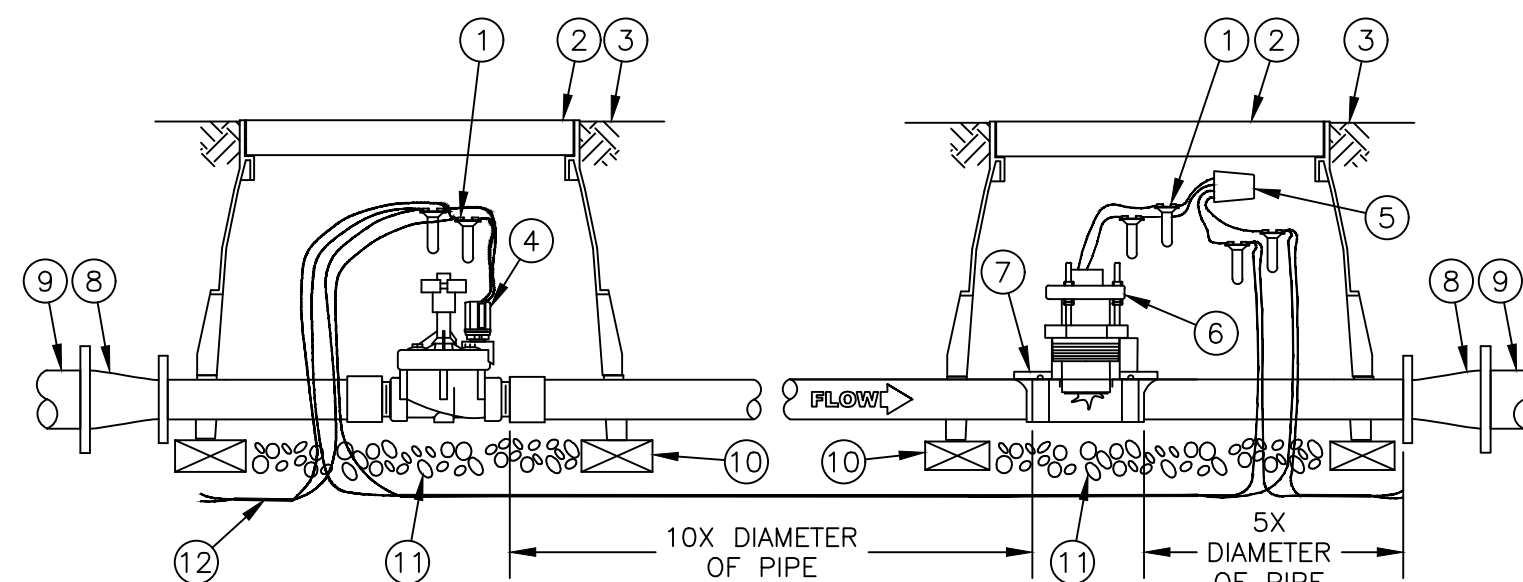
NOTES:

1. COIL AN ADDITIONAL 3-FEET OF TWO-WIRE CABLE IN VALVE BOX FOR EASY SERVICING.
2. ONE IVM-SD IS REQUIRED EVERY 500 FEET OR EVERY 15 FIELD DEVICES.

3 ELECTRIC REMOTE-CONTROL VALVE WITH IVM-SOL AND IVM-SD (SURGE DEVICE)

NTS

JAX-09-18



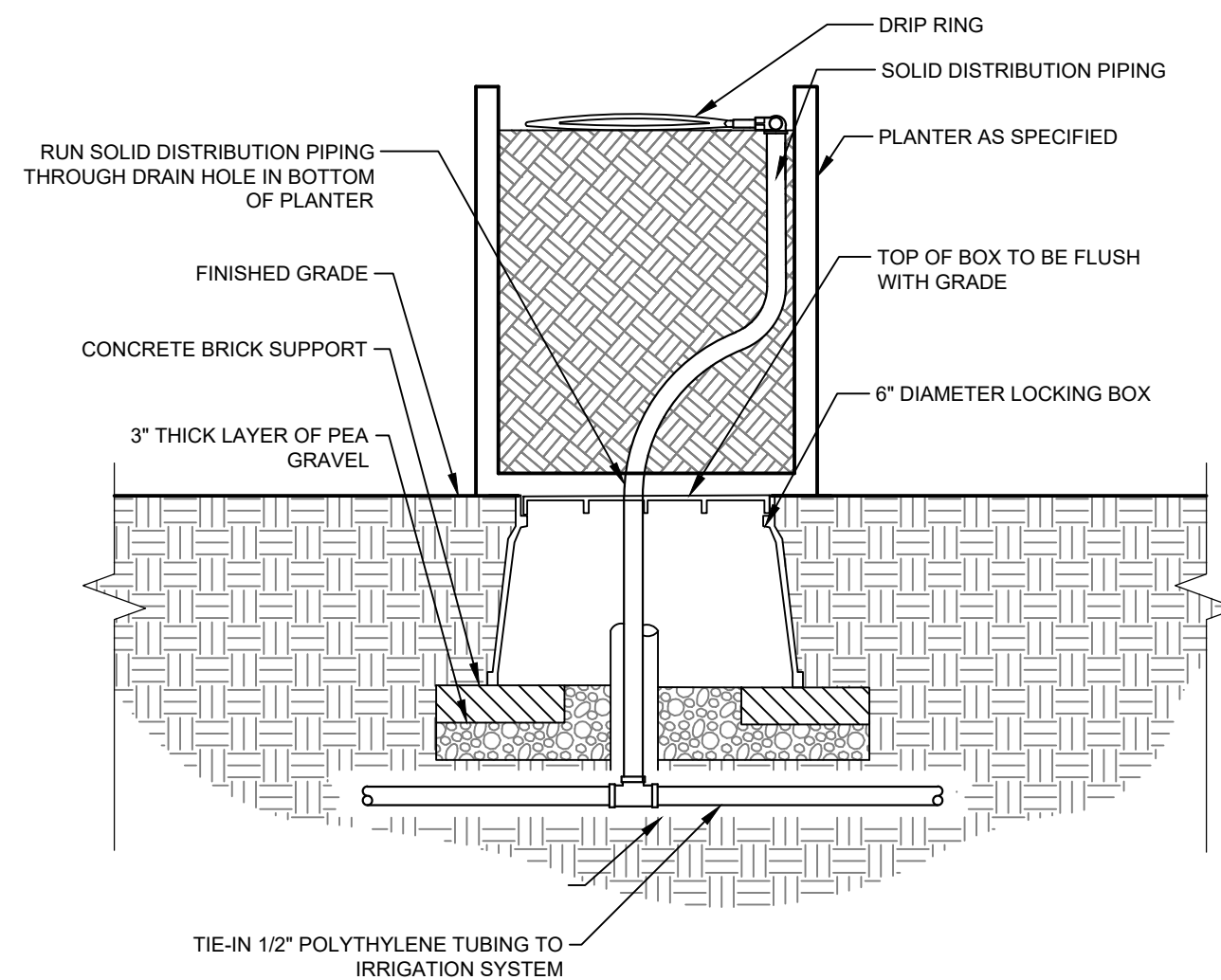
- ① WATERPROOF SPLICE CONNECTION: RAIN BIRD WC20
- ② VALVE BOX WITH COVER: RAIN BIRD VB—STD
- ③ FINISH GRADE/TOP OF MULCH
- ④ NORMALLY CLOSED MASTER VALVE: RAIN BIRD PEB OR PGA WITH IVM
- ⑤ RAIN BIRD IVM—SEN
- ⑥ FLOW SENSOR: RAIN BIRD FS SERIES
- ⑦ DOUBLE—STRAP SADDLE
- ⑧ CONCENTRIC REDUCER
- ⑨ PVC MAINLINE PIPE
- ⑩ BRICK (1 OF 4)
- ⑪ 3—INCH MINIMUM DEPTH OF 3/4—INCH WASHED GRAVEL
- ⑫ TWO—WIRE CABLE BETWEEN DEVICES

NOTE:
1. REFER TO RAIN BIRD TECHNICAL DATA FOR
FLOW SENSOR INSTALLATION BASED ON PIPE
SIZING PARAMETERS.

2 MASTER VALVE WITH IVM-SOL AND FLOW SENSOR WITH IVM-SEN

NTS

JAX-09-19

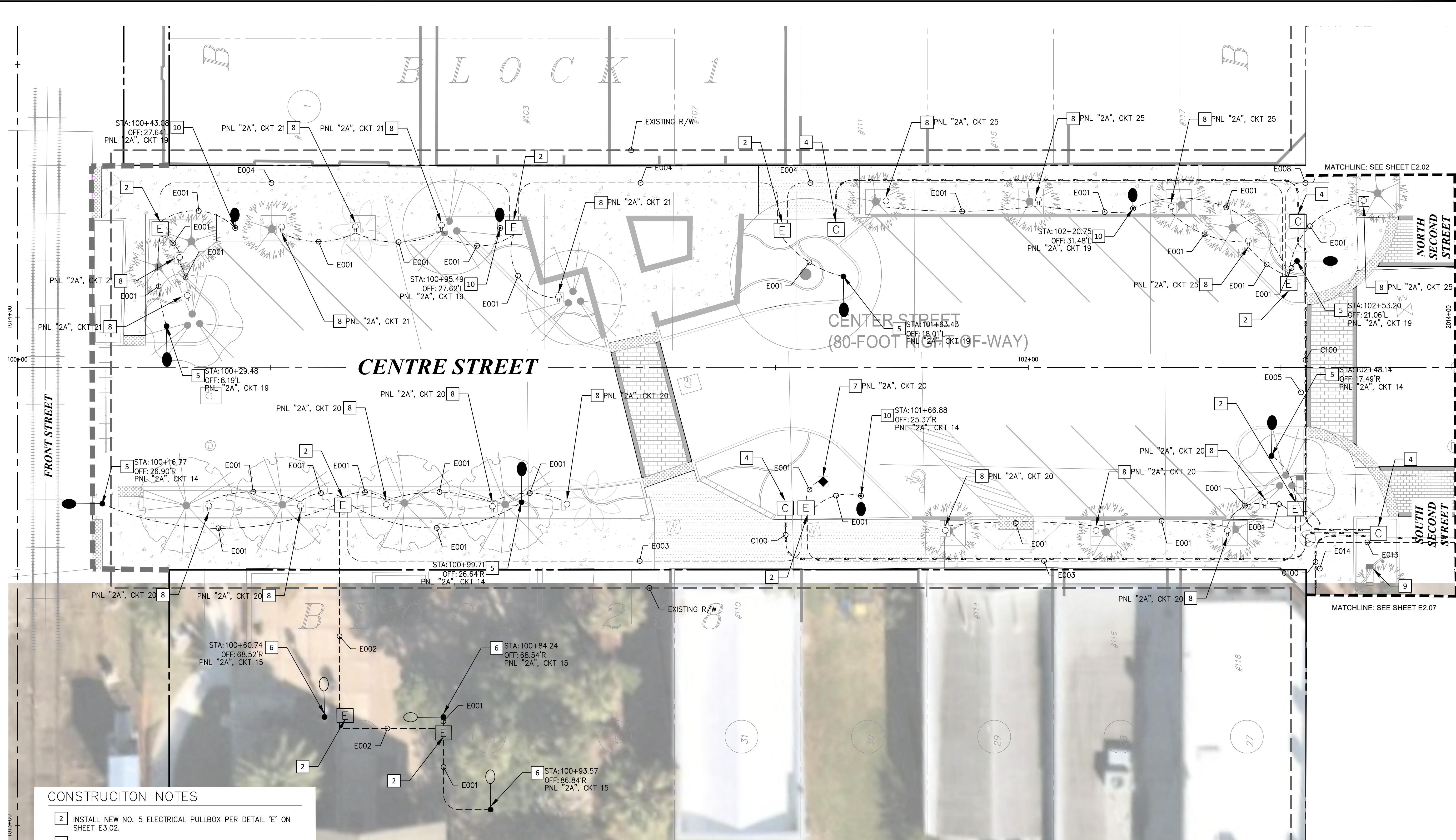


- ### 4 DRIP RING IN PLANTER

NTS

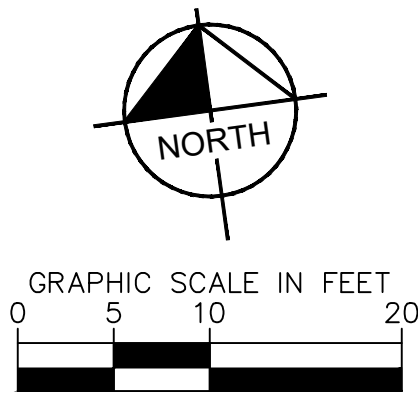
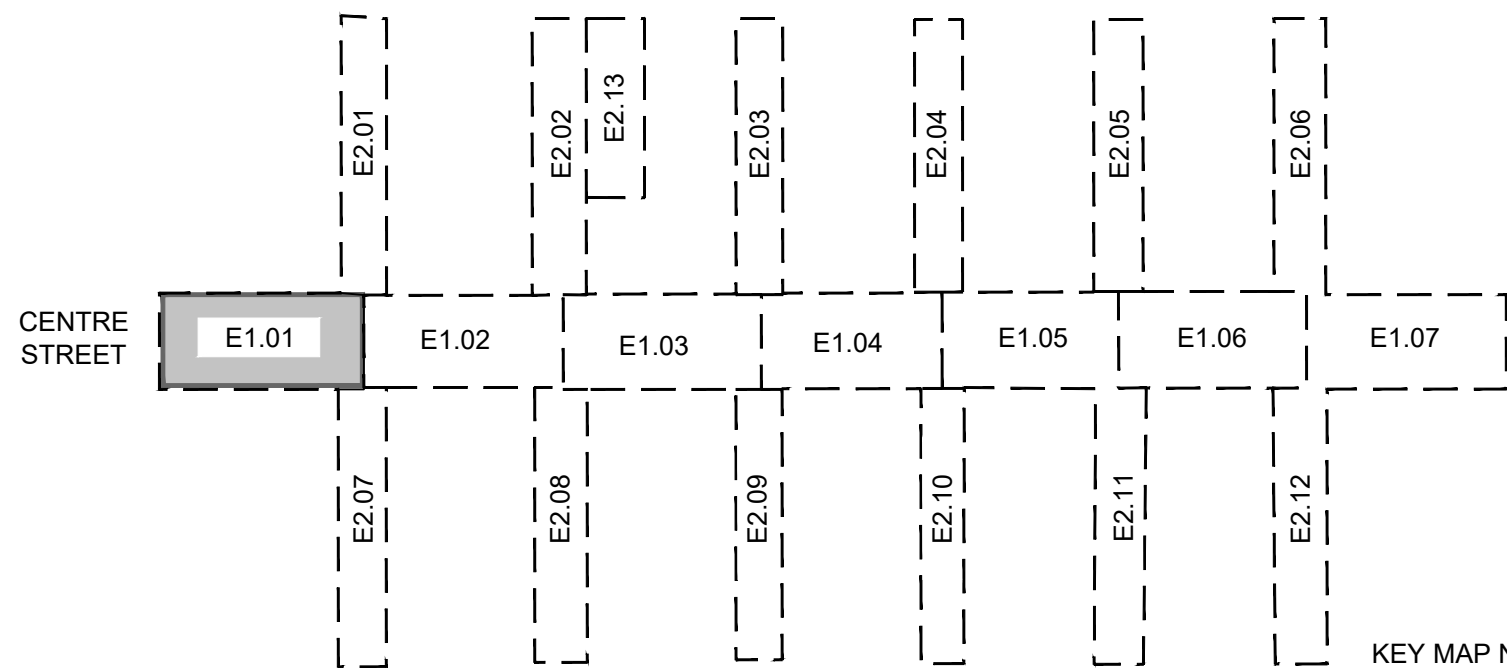
JAX-FE-24

Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: E1.01 January 08, 2025 10:40:13am IK: \X:\X\LA\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\E1.00 LIGHTING PLAN.dwg
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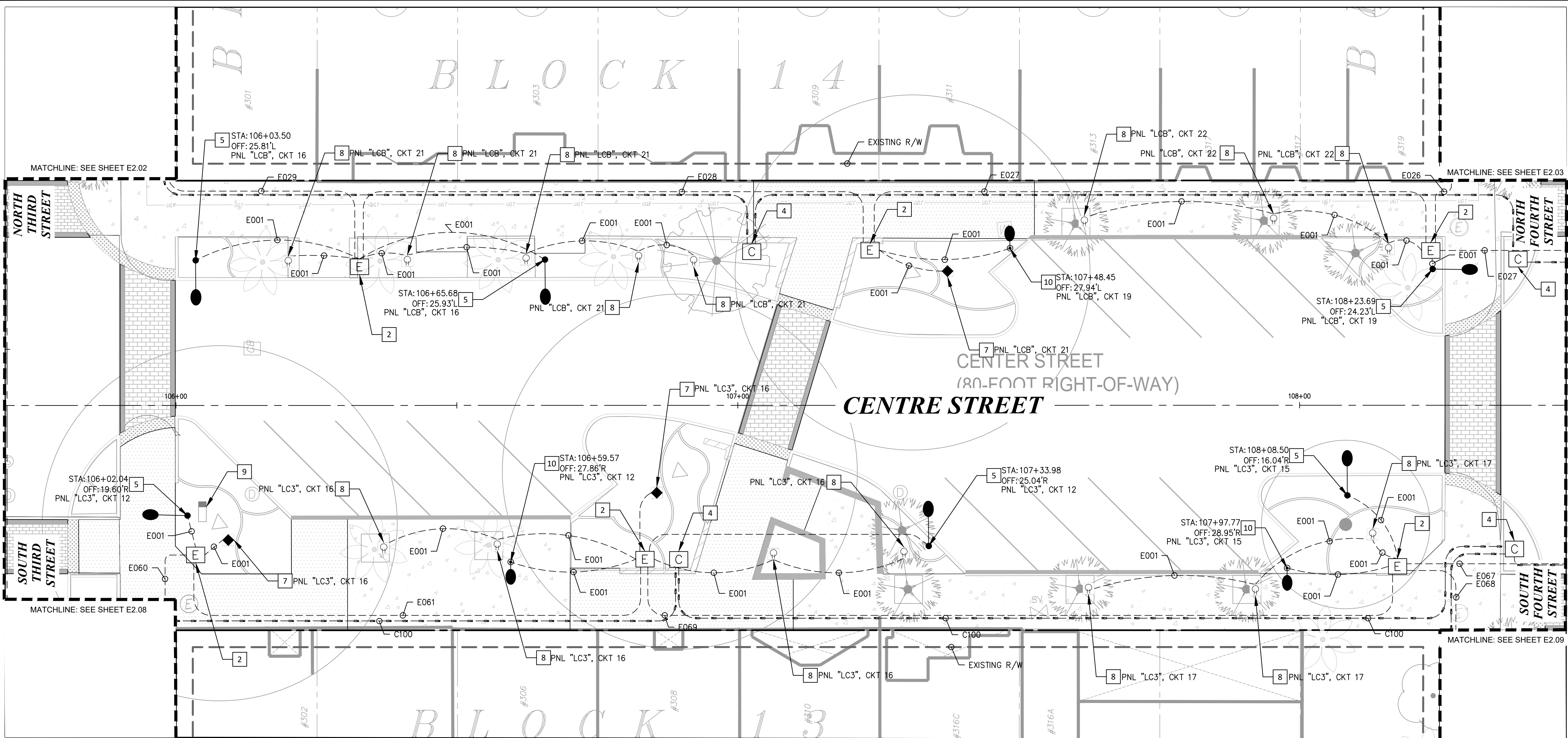
CONSTRUCITON NOTES

2. INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02.
4. INSTALL NEW NO. 5 COMMUNICATION PULLBOX PER DETAIL 'G' ON SHEET 3.02.
5. INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN5SP1A-FGC-T3MB1A-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.
6. INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN5SP1A-FGC-T3MHS-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.
7. INSTALL NEW RECEPTACLE BOLLARD, B-K LIGHTING CATALOG #RB-PP-DUP WITH ABOVE GROUND CONDUIT. SEE DETAIL A ON PAGE E3.01.
8. INSTALL NEW RECEPTACLE BOLLARD, B-K LIGHTING CATALOG #RB-PP-DUP. SEE DETAIL B ON PAGE E3.01.
9. EXISTING EVENT RECEPTACLE, PROTECT IN PLACE.
10. INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. SN21P1-FGC-T1-P10-30K. LUMINAIRE SHALL BE MOUNTED 14' ABOVE GRADE PER DETAIL 'D' ON SHEET E3.01.



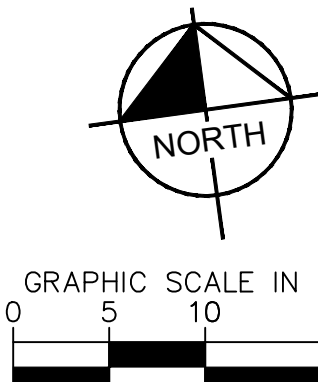
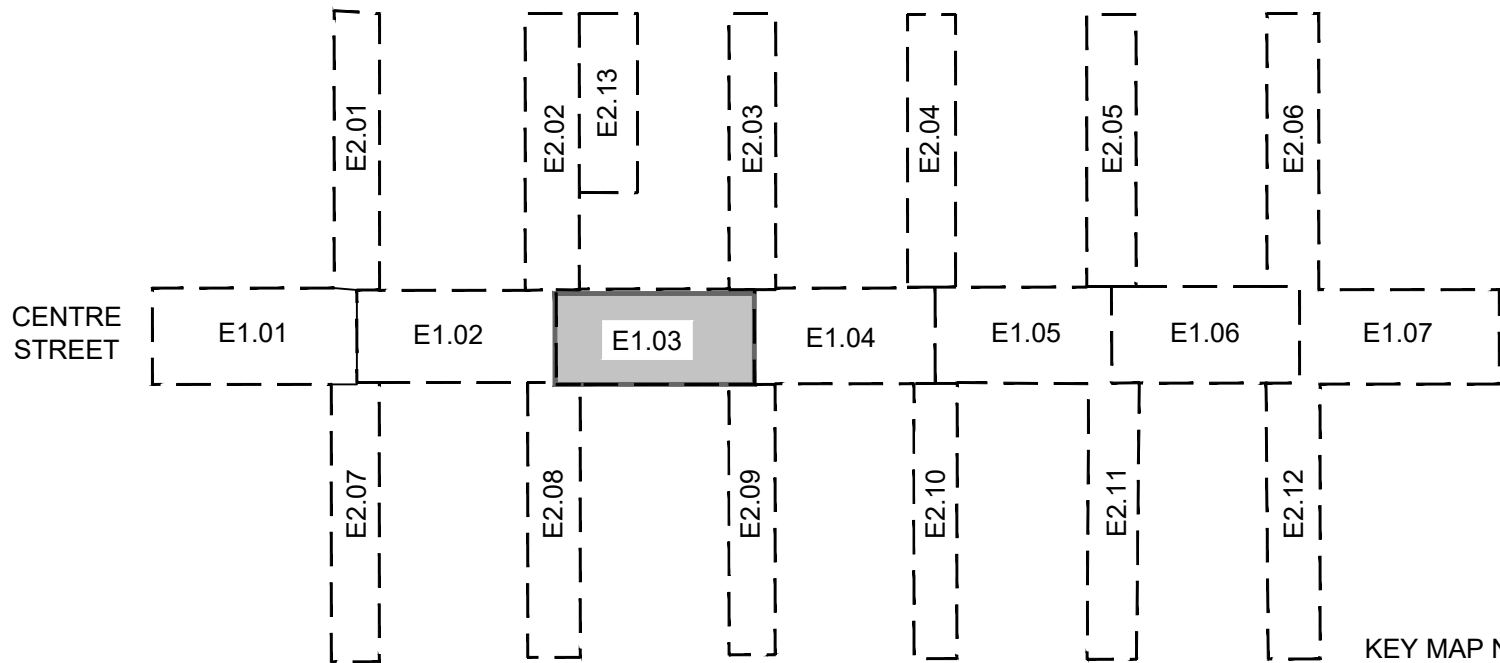
LIGHTING PLAN		KHA PROJECT 142806005	DATE 01/08/2025	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET				Kimley»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	No.	REVISIONS	DATE	BY
		FERNANDINA BEACH STREETScape IMPROVEMENTS										
PREPARED FOR CITY OF FERNANDINA BEACH				FLORIDA								
CITY OF FERNANDINA BEACH												
SHEET NUMBER E1.01												

Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: E1.03 January 08, 2025 10:40:32am K:\JAX-LALP\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\E1.00 LIGHTING PLAN.dwg
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CONSTRUCTION NOTES

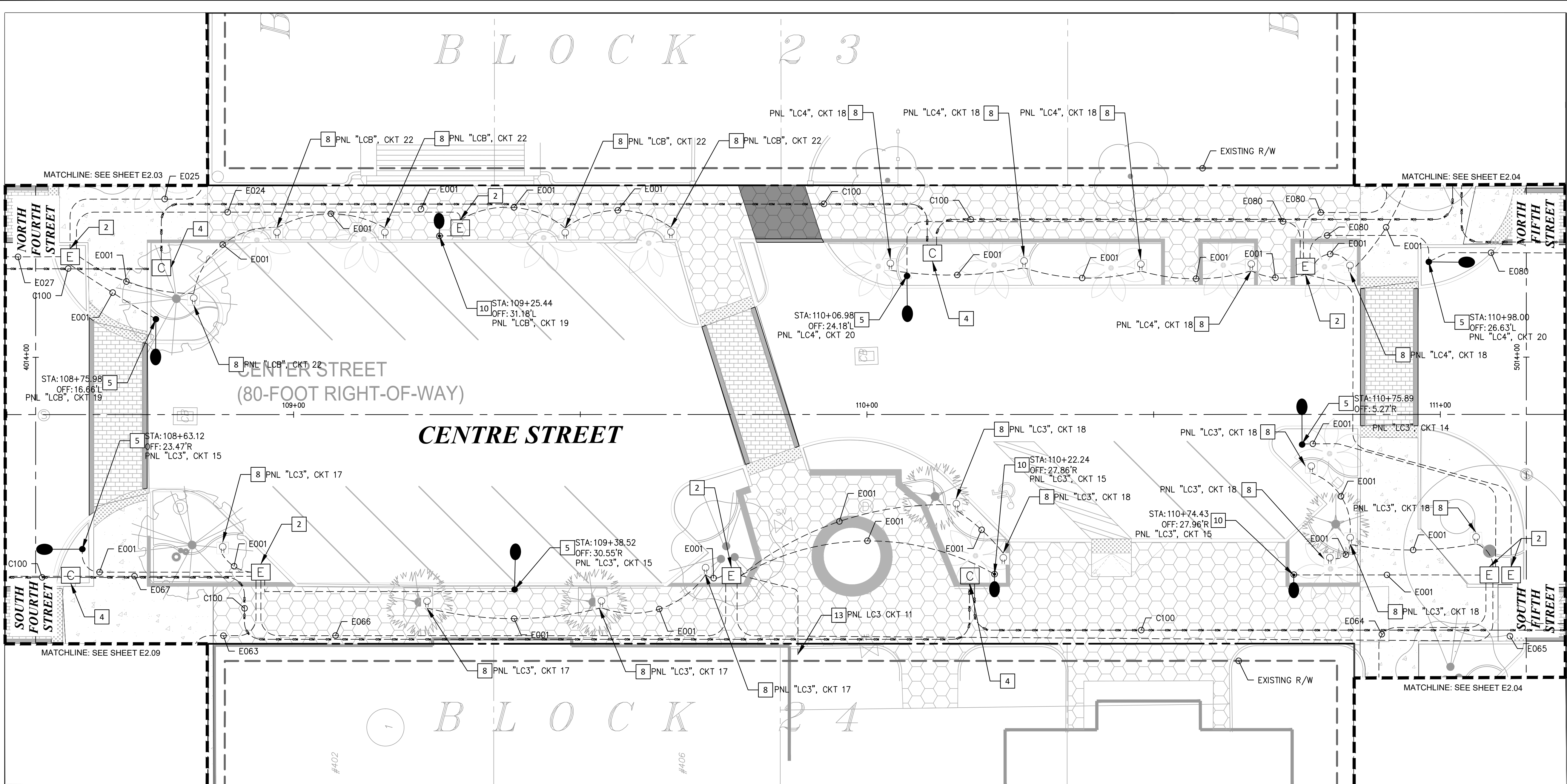
- 2] INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02.
- 4] INSTALL NEW NO. 5 COMMUNICATION PULLBOX PER DETAIL 'G' ON SHEET 3.02.
- 5] INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN5P1A-FGC-T3MB1A-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.
- 7] INSTALL NEW RECEPTACLE BOLLARD, B-K LIGHTING CATALOG #RB-PP-DUP WITH ABOVE GROUND CONDUIT. SEE DETAIL A ON PAGE E3.01.
- 8] INSTALL NEW RECEPTACLE BOLLARD, B-K LIGHTING CATALOG #RB-PP-DUP. SEE DETAIL B ON PAGE E3.01.
- 9] EXISTING EVENT RECEPTACLE, PROTECT IN PLACE.
- 10] INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. SN21P1-FGC-T1-P10-30K. LUMINAIRE SHALL BE MOUNTED 14' ABOVE GRADE PER DETAIL 'D' ON SHEET E3.01.

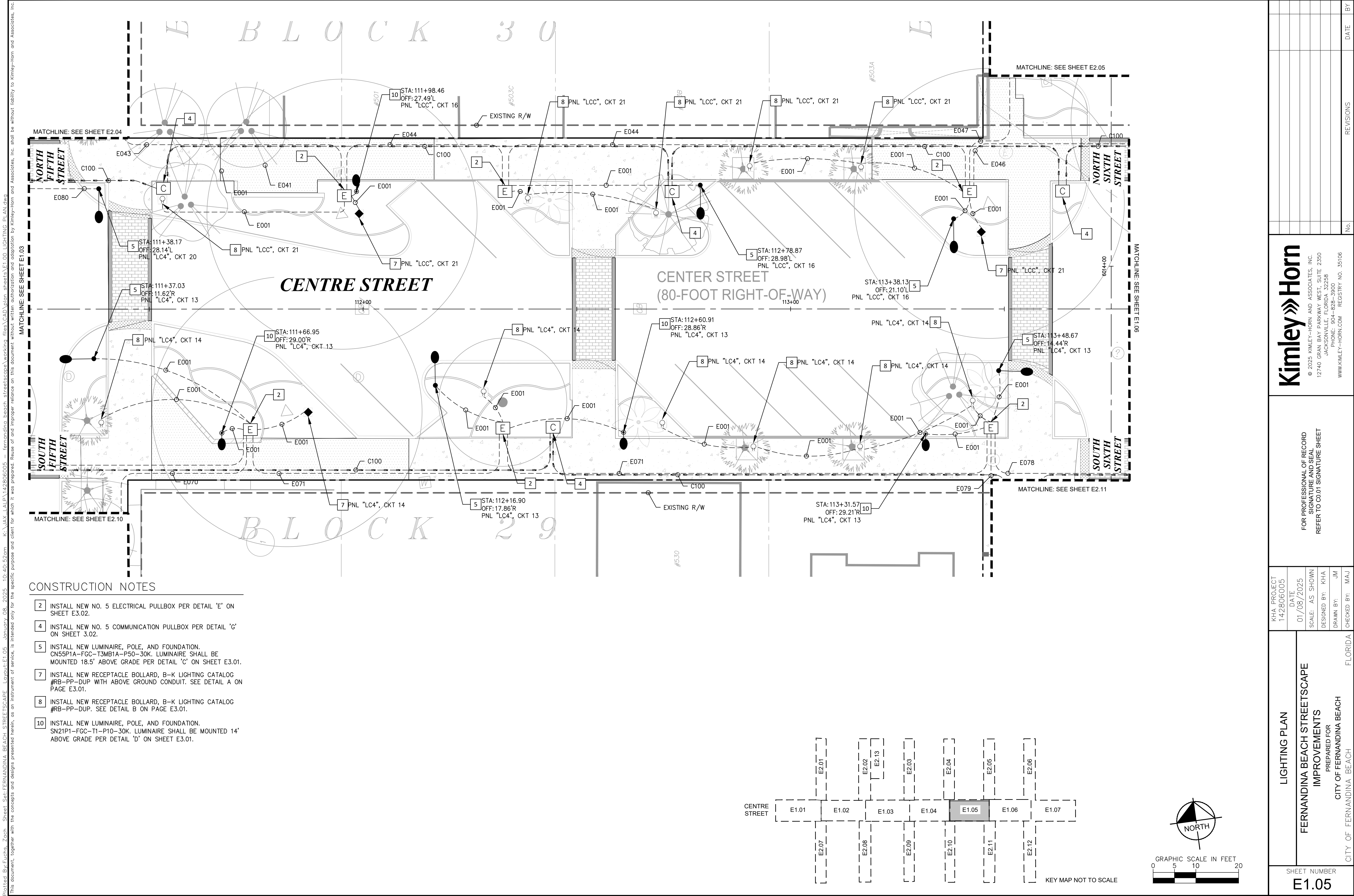


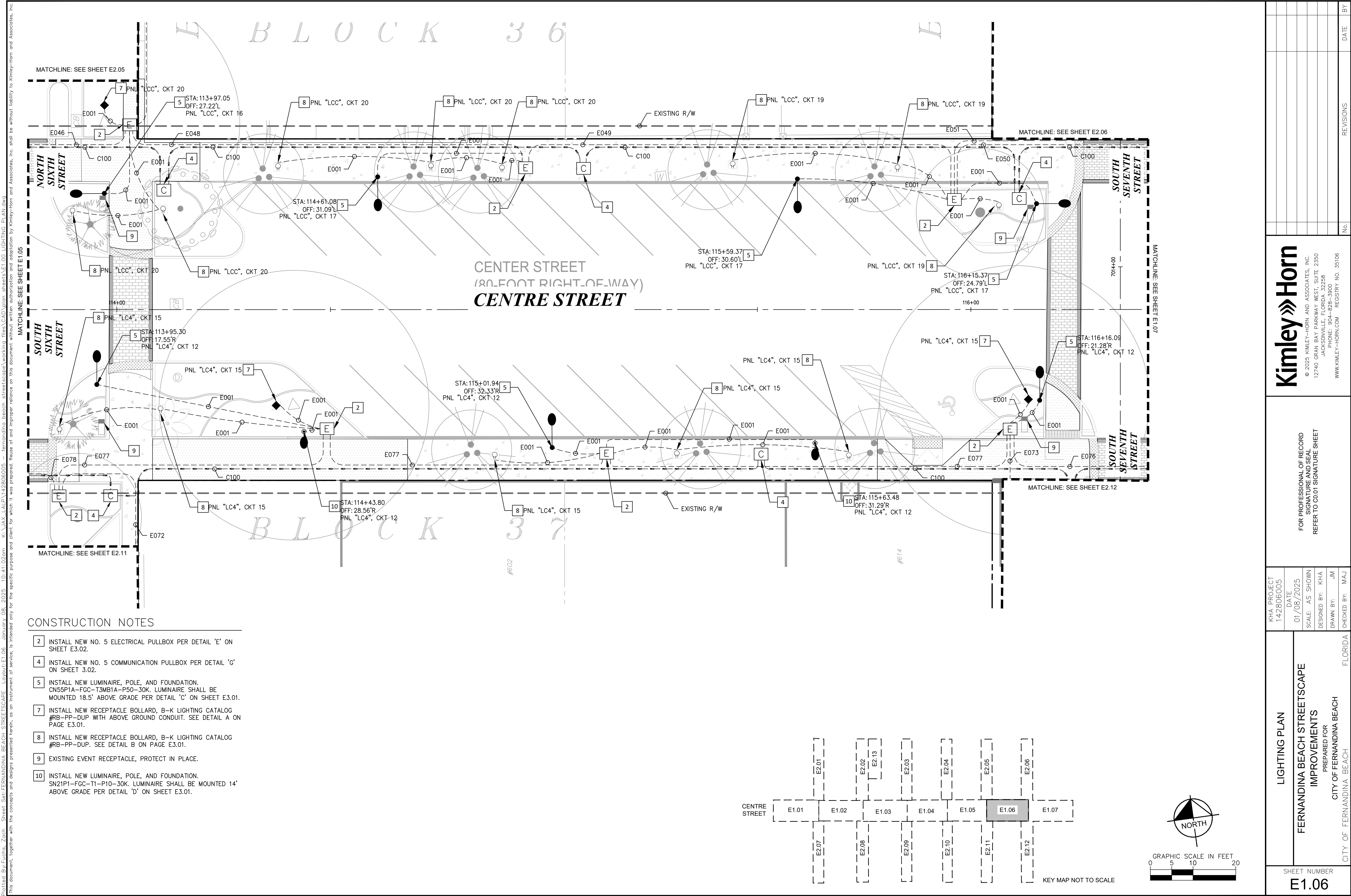
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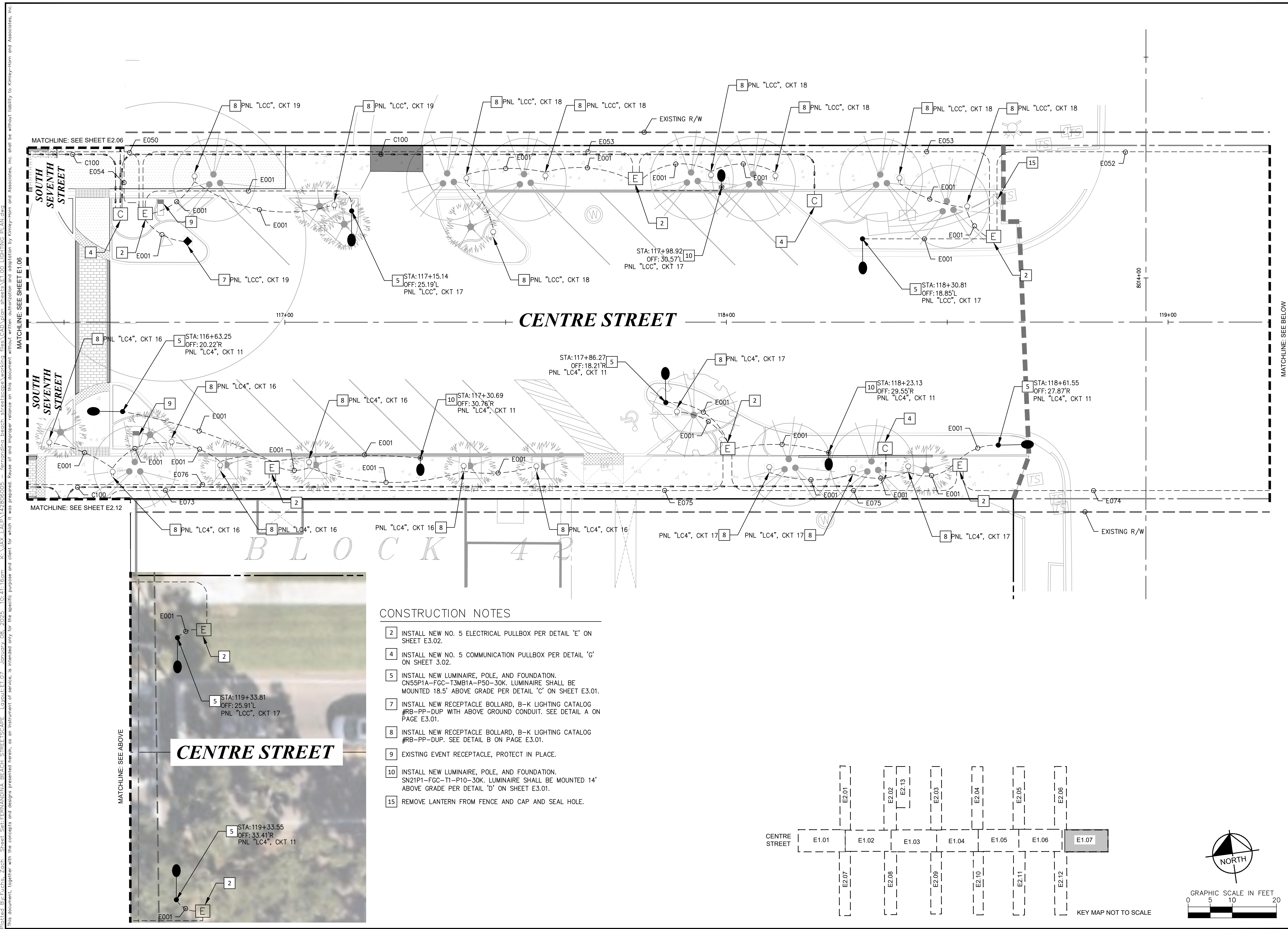
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LIGHTING PLAN		FERNANDINA BEACH STREETScape IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn	
SHEET NUMBER E1.04										REVISIONS	
										DATE	
										BY	

Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: E1.04 Date: 08/20/2025 10:40:42am K:\JAX-LA\LP\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\E1.00 LIGHTING PLAN.dwg
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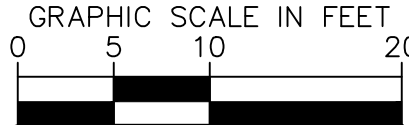
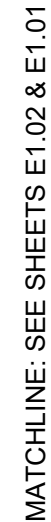






SHEET NUMBER E1.07		LIGHTING PLAN		KHA PROJECT 142506005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C001 SIGNATURE SHEET		Kimley»»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRADEMAN DRIVE, SUITE 2350 JACKSONVILLE, FL 32256 PHONE: 904-428-3900 WWW.KIMLEY-HORN.COM		No.		REVISIONS		DATE		BY	
		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH FLORIDA		01/08/2025												

adaptation by Kimley-Horn and Associates
MATCHLINE: SEE BELOW



CONSTRUCTION NOTES

- | | |
|---|--|
| 2 | INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02. |
| 6 | INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN5911A-FGC-T3MH5-P50-30K. LUMINAIRE SHALL BE MOUNTED 18" ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01 |
| 8 | INSTALL NEW RECEPTACLE BOLLARD, B-K LIGHTING CATALOG #RB-PP-DUP. SEE DETAIL B ON PAGE E3.01. |
| 9 | EXISTING EVENT RECEPTACLE, PROTECT IN PLACE. |

LIGHTING PLAN

**FERNANDINA BEACH STREETSCAPE
IMPROVEMENTS**

PREPARED FOR

CITY OF FERNANDINA BEACH

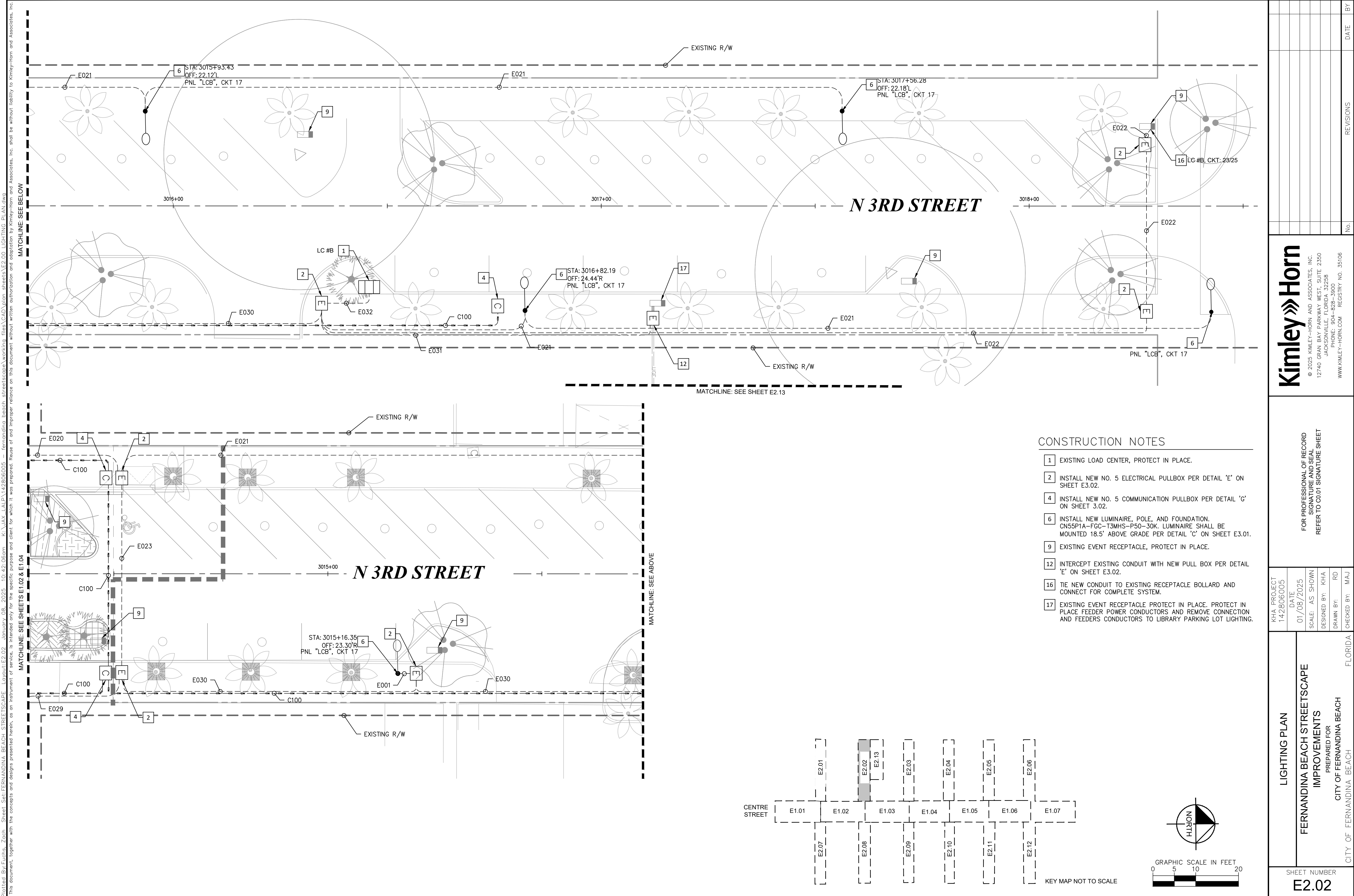
FERNANDINA BEACH

Kimley»»Horn
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JACKSONVILLE, FLORIDA 32258
PHONE: 904-828-3900
WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

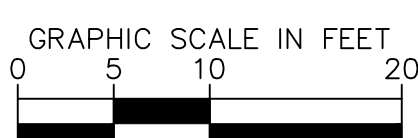
FOR PROFESSIONAL OF RECORD
SIGNATURE AND SEAL
REFER TO C0.01 SIGNATURE SHEET

	No.	REVISIONS	DATE	BY

SHEET NUMBER
E2.01



DO LIGHTING PLAN.dwg
Adaptation by Kimley-Horn and Associates
MATCHLINE: SEE BELOW



CONSTRUCTION NOTES

- 2 INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02.
- 6 INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN55P1A-FGC-T3MHS-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.

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KHA PROJECT 142806005	DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: RD	CHECKED BY: MAJ
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LIGHTING PLAN

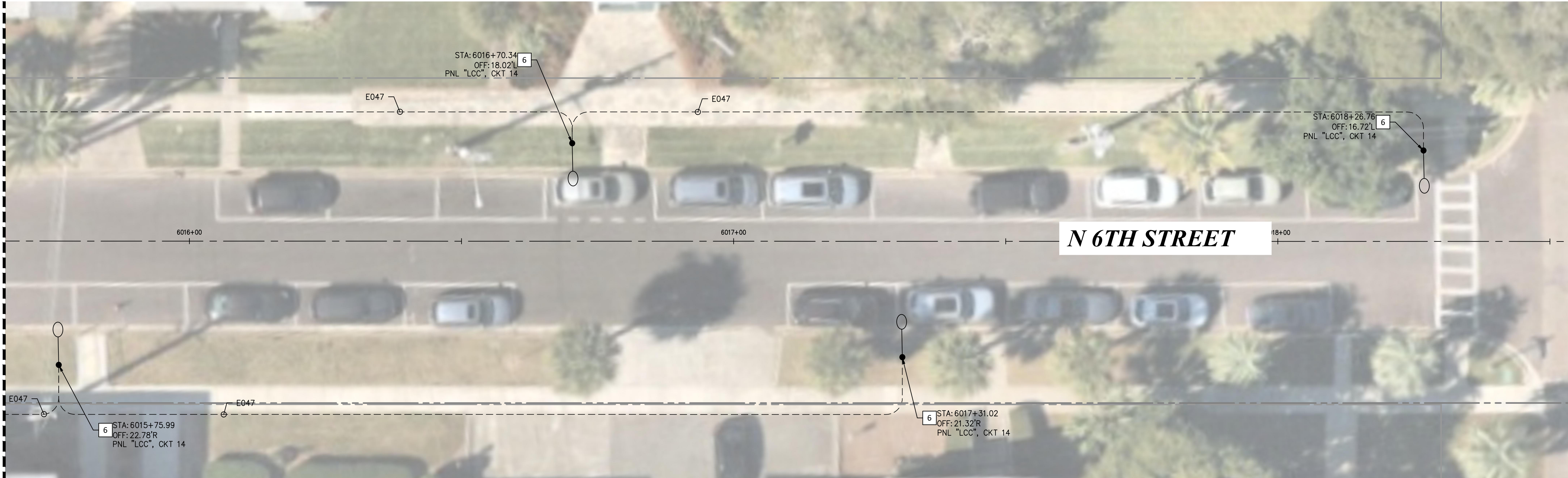
PREPARED FOR
CITY OF FERNANDINA BEACH

SHEET NUMBER
E2.03

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Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE - Layout E2.05 January 08, 2025 10:43:09pm K:\VAX - LAIP\142806005 - Fernandina beach streetscape\working files\CAD\plan sheets\E2.05 LIGHTING PLAN.dwg
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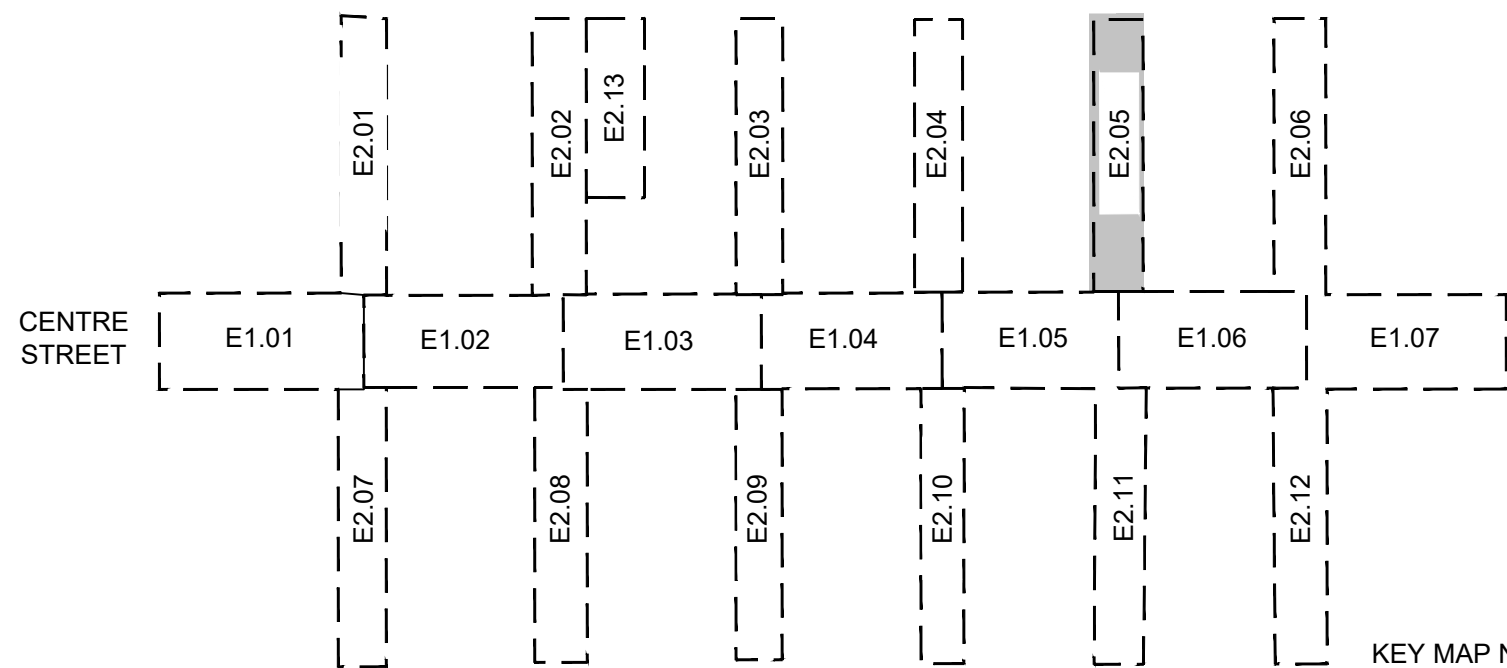
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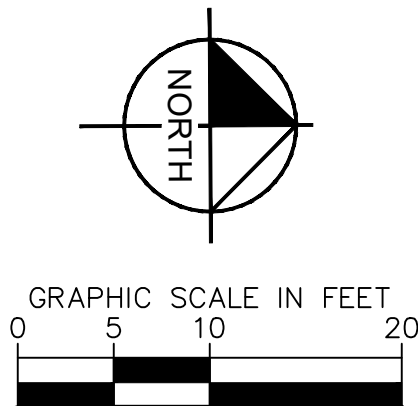
MATCHLINE: SEE SHEETS E1.05 & E1.06



MATCHLINE: SEE ABOVE



KEY MAP NOT TO SCALE

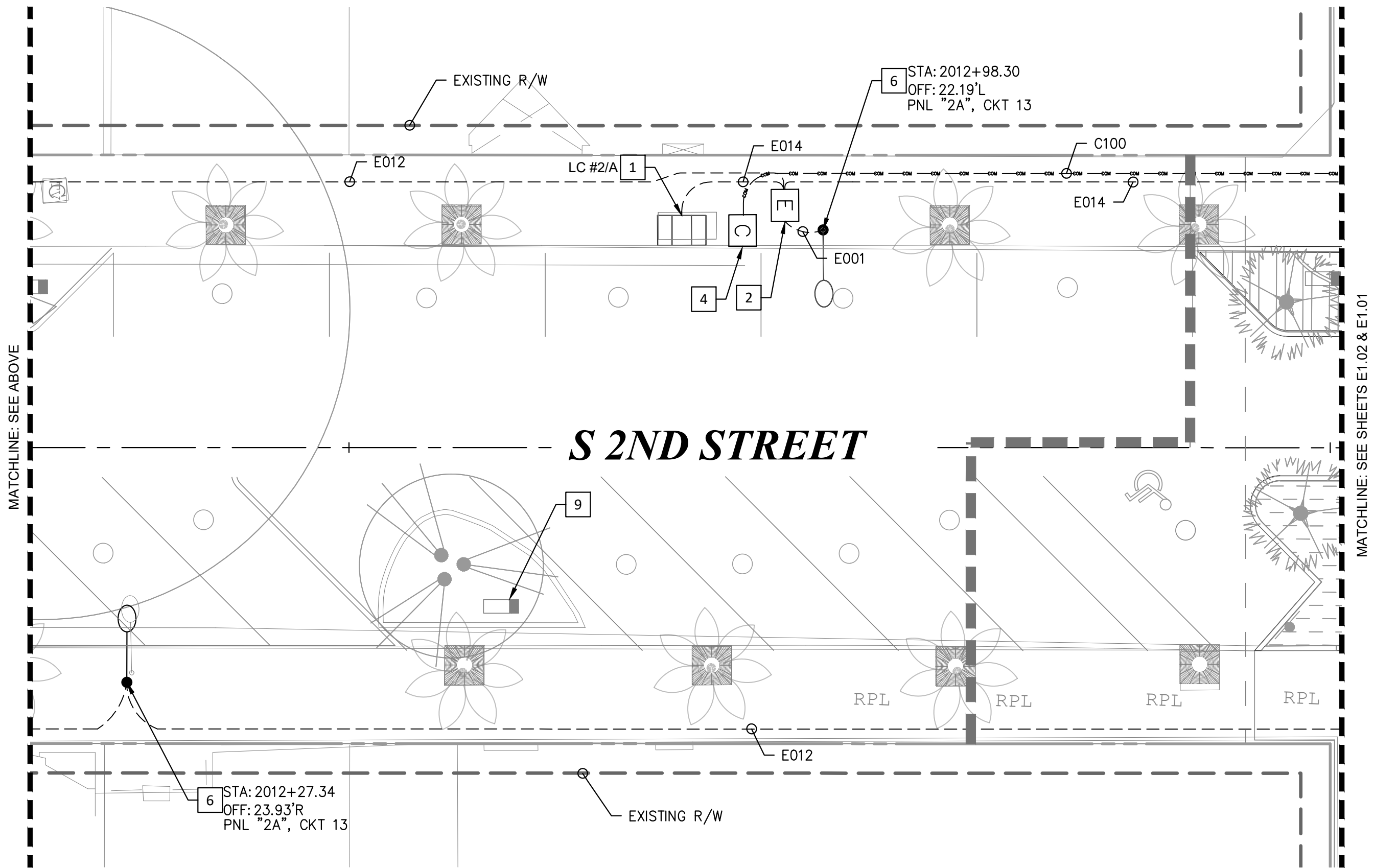
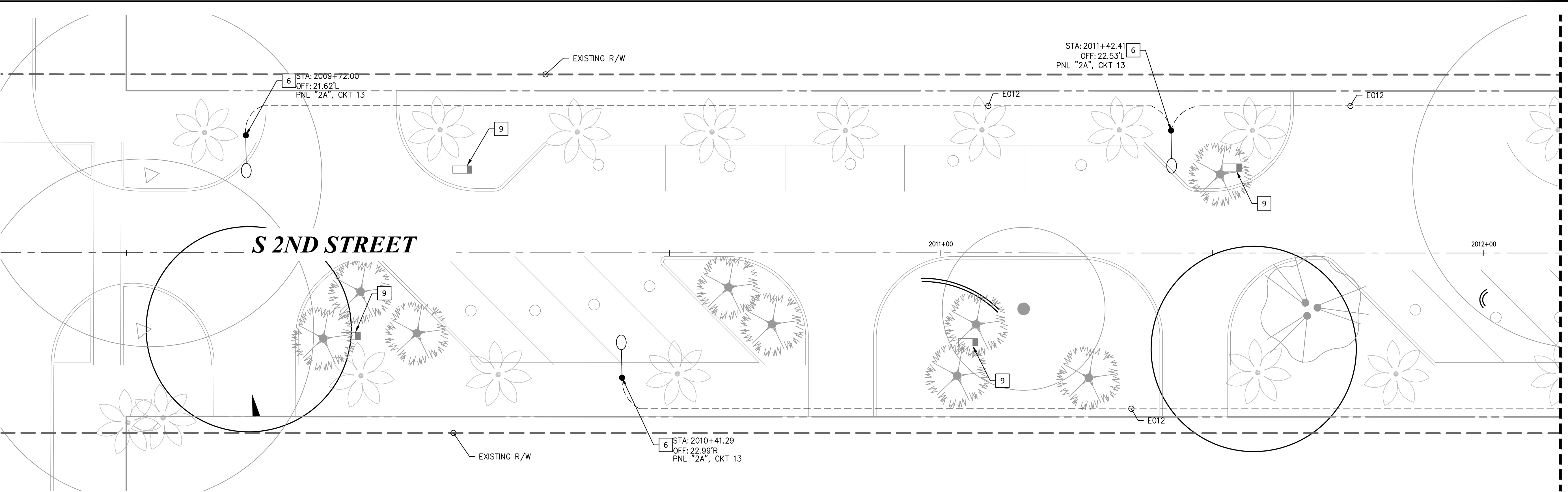


CONSTRUCTION NOTES

- 6 INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN55P1A-FGC-T3MHS-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.

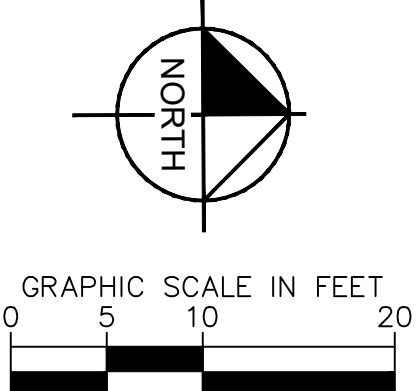
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FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		DATE 01/08/2025	
PREPARED FOR CITY OF FERNANDINA BEACH		SCALE: AS SHOWN	
FLORIDA		DESIGNED BY: KHA	
		DRAWN BY: RD	
		CHECKED BY: MAJ	
SHEET NUMBER E2.05		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET	
		Kimley»Horn	
		© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	
		REVISIONS	DATE BY
		No.	

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE Layout: E2.07 January 08, 2025 10:43:47am K:\VAX-LA\LP\142806005 - fernandina beach streetscape\working_files\CAD\plan sheets\E2.00 LIGHTING PLAN.dwg
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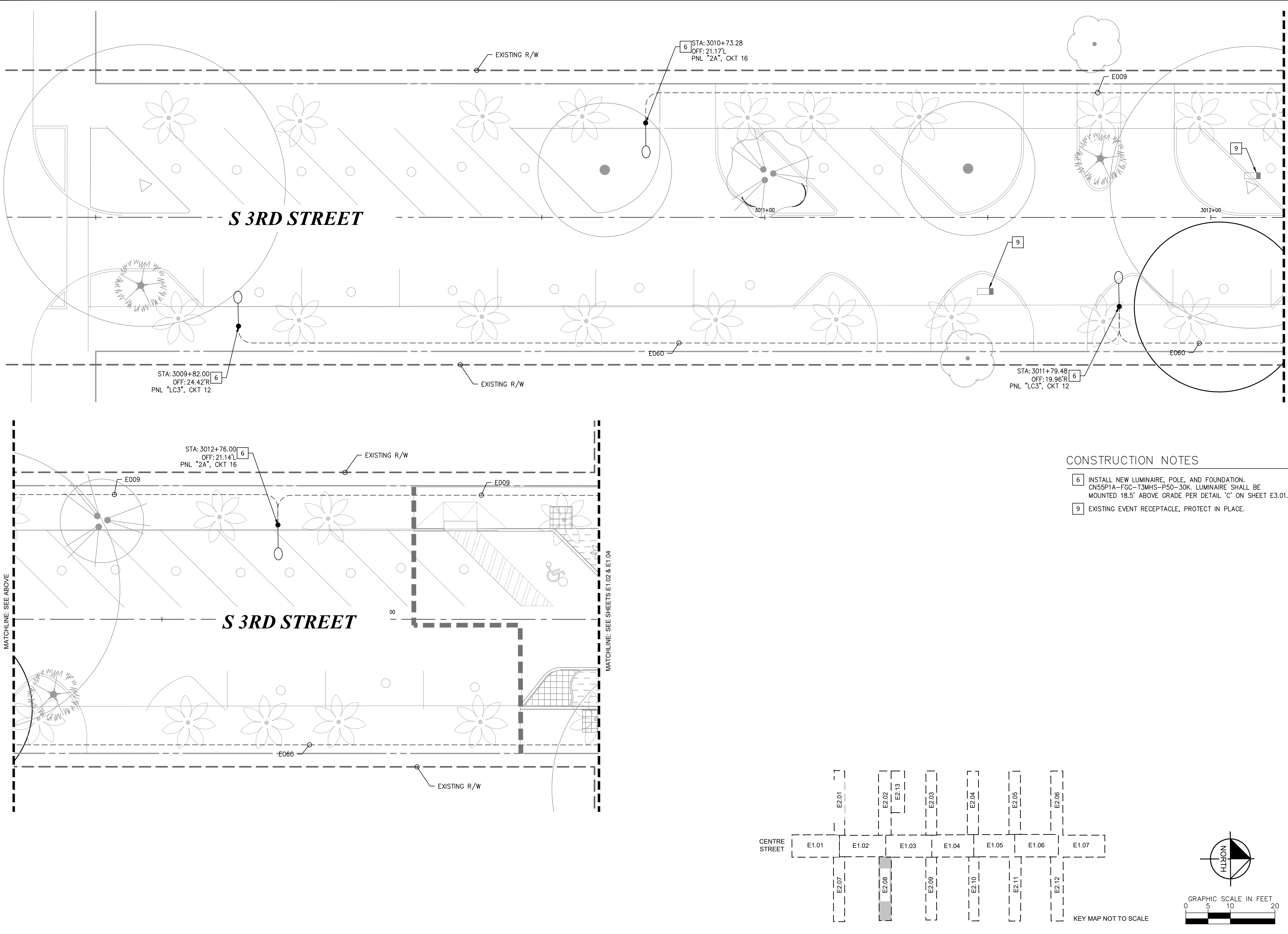
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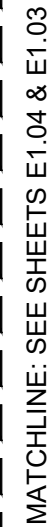
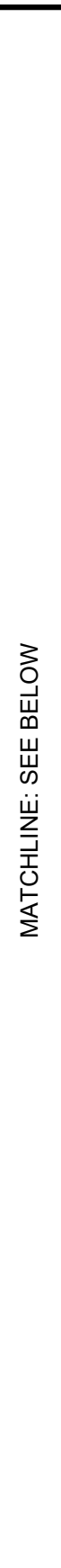
- 1 EXISTING LOAD CENTER, PROTECT IN PLACE.
- 2 INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02.
- 4 INSTALL NEW NO. 5 COMMUNICATION PULLBOX PER DETAIL 'G' ON SHEET 3.02.
- 6 INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. QN55P1A-FGC-T3MHS-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.
- 9 EXISTING EVENT RECEPTACLE, PROTECT IN PLACE.



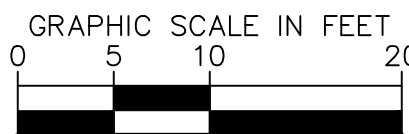
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FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		DATE 01/08/2025	SCALE: AS SHOWN		No.			
		DESIGNED BY: KHA	DRAWN BY: RD		No.			
		CHECKED BY: MAJ	RD		No.			
		FLORIDA	CITY OF FERNANDINA BEACH		No.			
SHEET NUMBER E2.07								

Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: E2.08 January 08, 2025 10:44:06am K:\VAX-LA\LP\142806005 - Fernandina Beach Streetscape\working files\CAD\plan sheets\E2.00 LIGHTING PLAN.dwg
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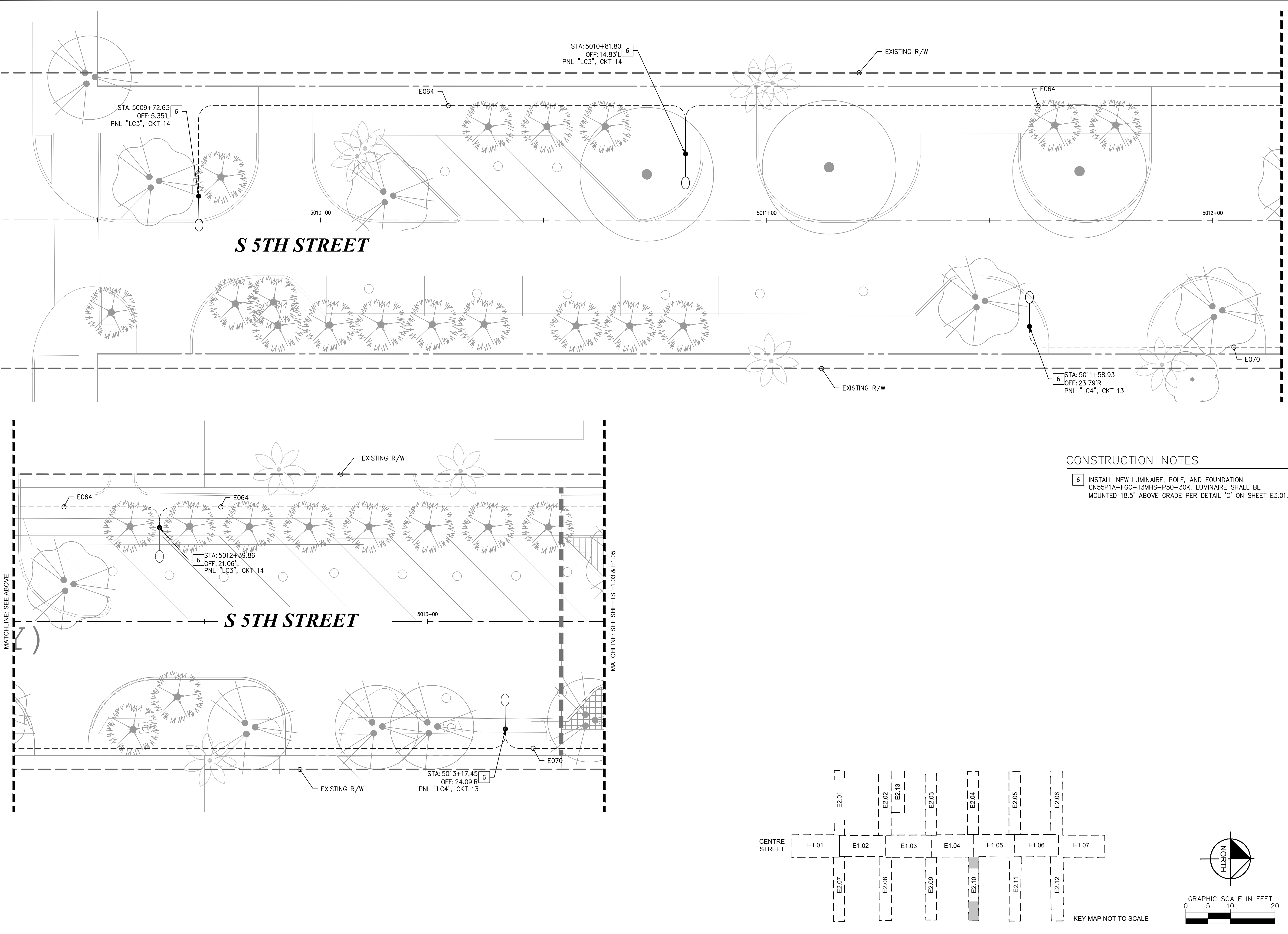


- 1 EXISTING LOAD CENTER, PROTECT IN PLACE.
- 2 INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02.
- 4 INSTALL NEW NO. 5 COMMUNICATION PULLBOX PER DETAIL 'G' ON SHEET 3.02.
- 6 INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. CN55P1A-FGC-T3MH5-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.



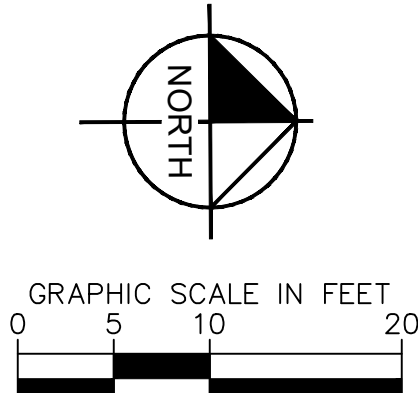
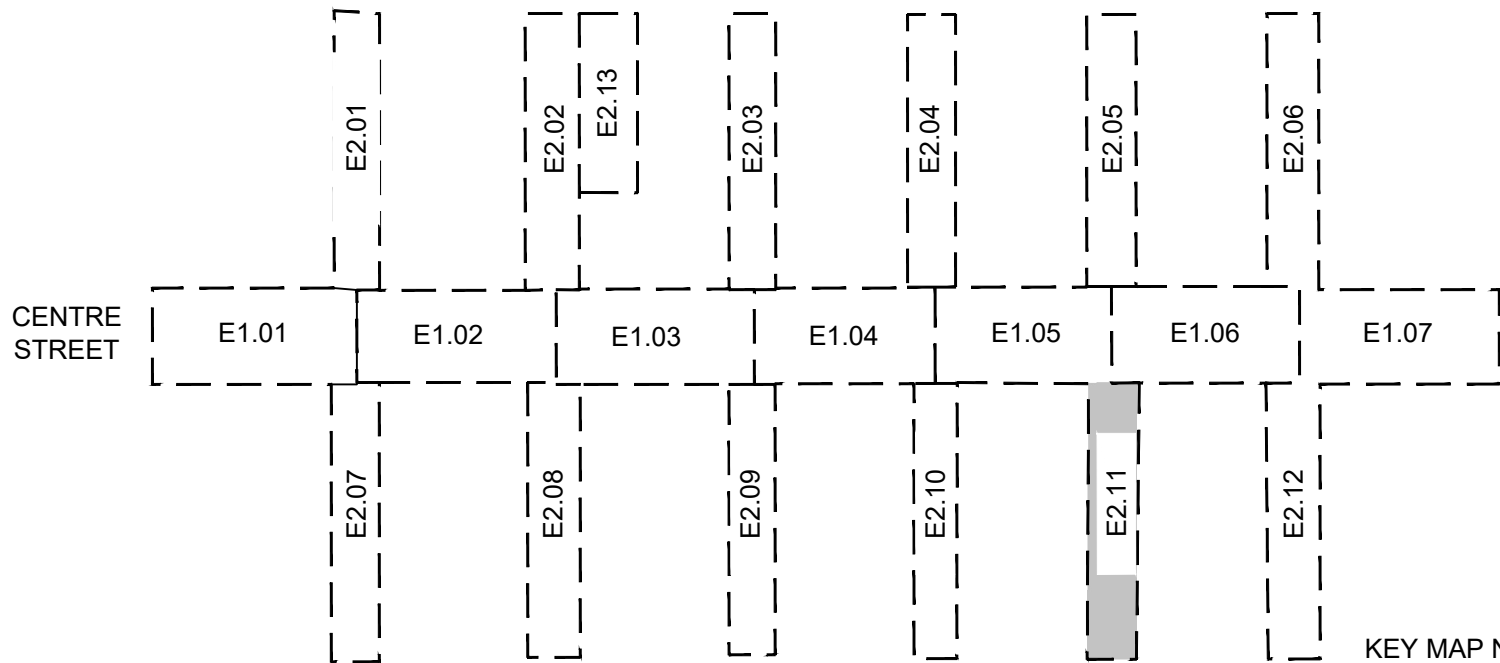
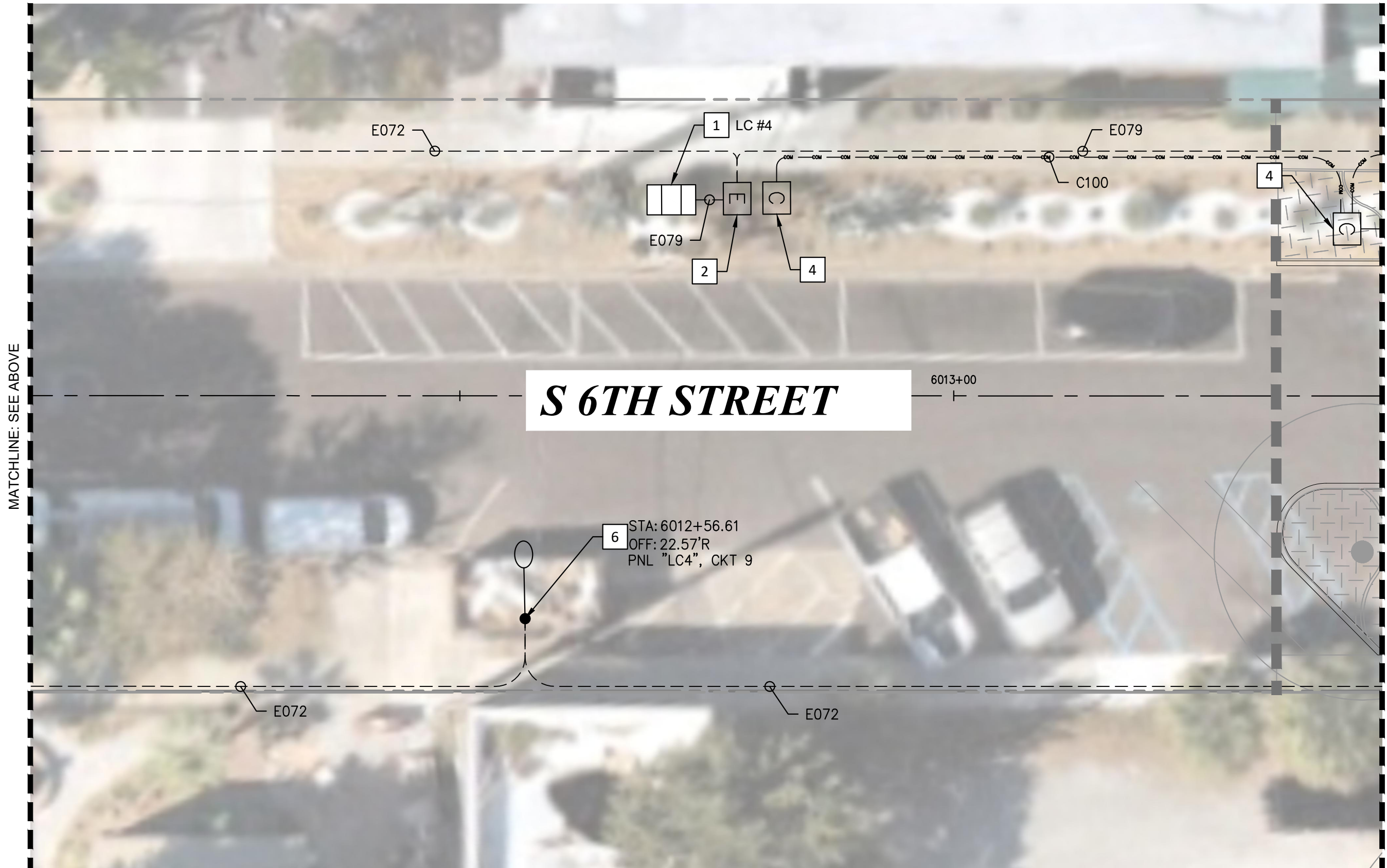
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LIGHTING PLAN FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH CITY OF FERNANDINA BEACH	KHA PROJECT 142806005	DATE 01/08/2025	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET
	SCALE: AS SHOWN	DESIGNED BY: KHA DRAWN BY: RD CHECKED BY: MAJ	
FLORIDA		REVISIONS	DATE
		No.	BY

Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: E2.10 January 08, 2025 10:44:47 am K:\JAX-LA\LP\142806005 - Fernandina Beach Streetscape\Working Files\CAD\plan sheets\E2.00 LIGHTING PLAN.dwg
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KHA PROJECT 142806005		DATE 01/08/2025	SCALE: AS SHOWN	DESIGNED BY: KHA	DRAWN BY: RD	CHECKED BY: MAJ
LIGHTING PLAN		FERNANDINA BEACH STREETScape IMPROVEMENTS				
PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA				
SHEET NUMBER E2.10		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET				
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No.		REVISIONS		DATE		BY

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETSCAPE Layout: E2.11 January 08, 2025 10:45:09am K:\JAX-LA\PN\142806005 - fernandina beach streetscape\working files\CAD\plan sheets\E2.00 LIGHTING PLAN.dwg
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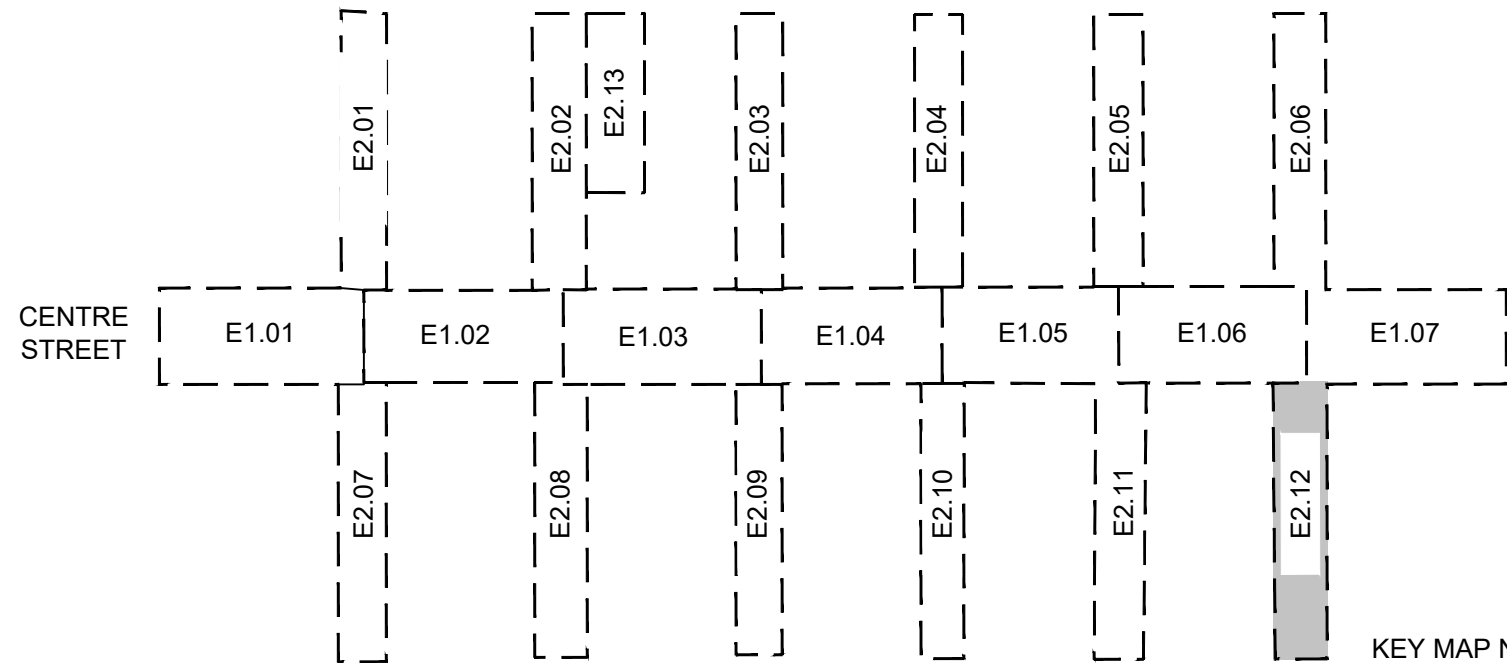
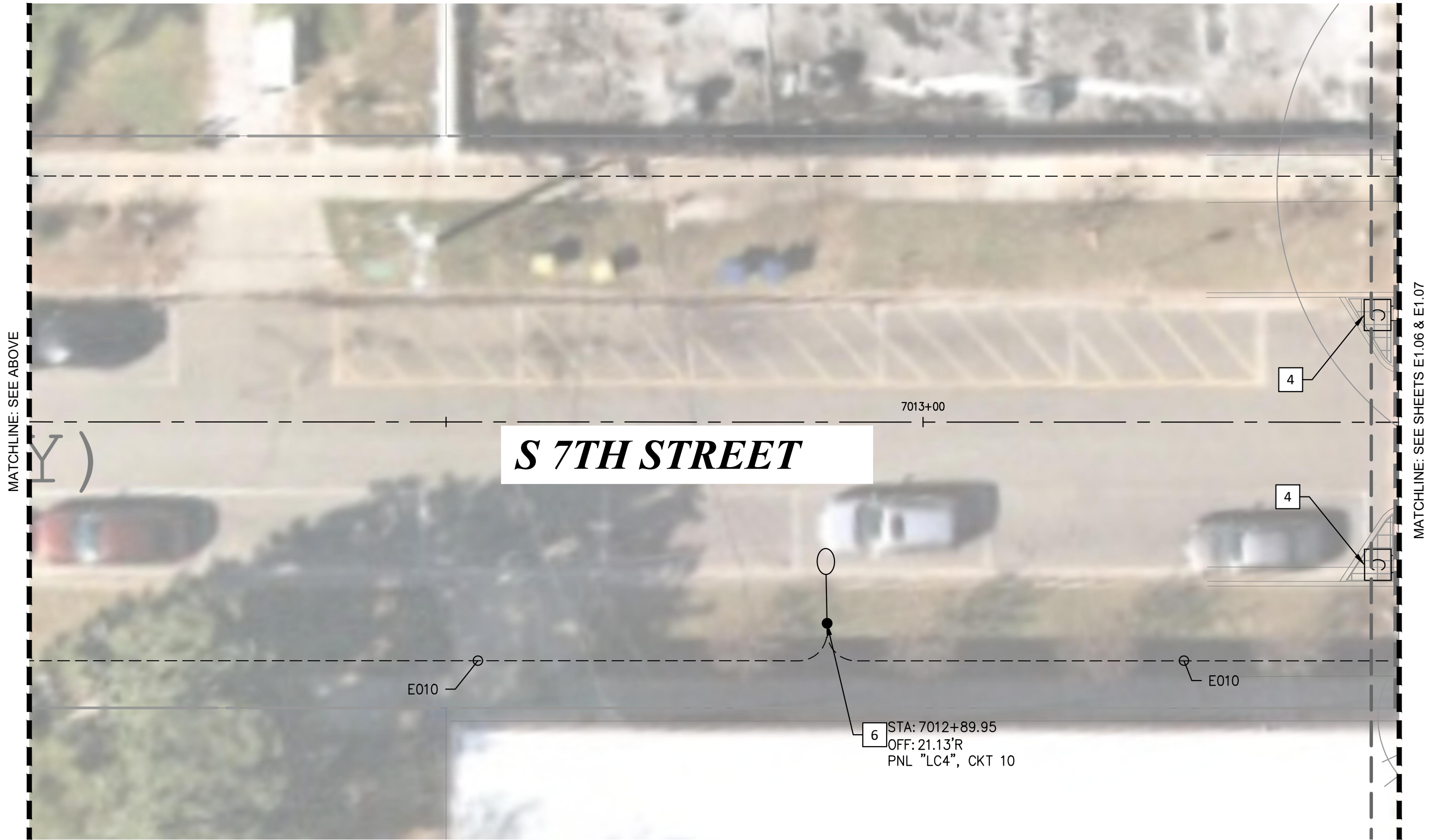
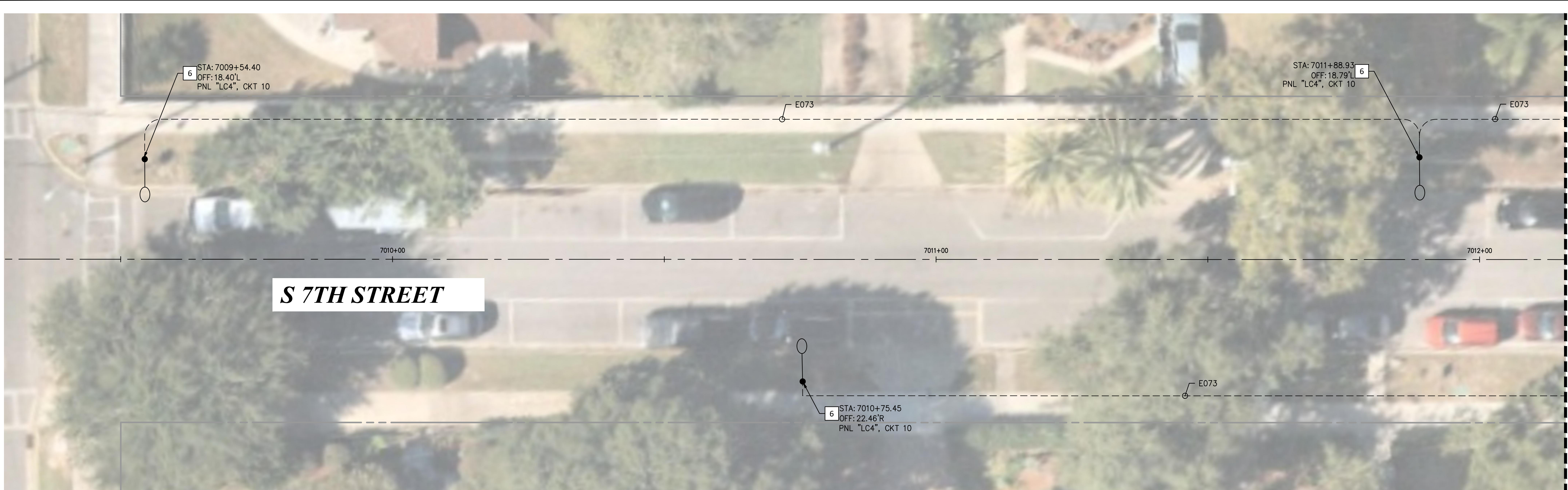


CONSTRUCTION NOTES

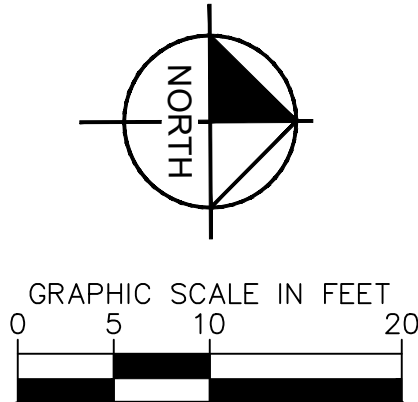
- 1 EXISTING LOAD CENTER, PROTECT IN PLACE.
- 2 INSTALL NEW NO. 5 ELECTRICAL PULLBOX PER DETAIL 'E' ON SHEET E3.02.
- 4 INSTALL NEW NO. 5 COMMUNICATION PULLBOX PER DETAIL 'G' ON SHEET 3.02.
- 6 INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. QN55P1A-FGC-T3MHS-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.

KHA PROJECT 142806005		DATE 01/08/2025		SCALE: AS SHOWN		DESIGNED BY: KHA		DRAWN BY: RD		CHECKED BY: MAJ	
LIGHTING PLAN		FERNANDINA BEACH STREETSCAPE IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		SHEET NUMBER E2.11		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET	
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Plotted By: Fuchs, Zach Sheet: S-1 FERNANDINA BEACH STREETSCAPE Layout: E2.12 January 08, 2025 10:45:29am K:\JAX-LA\LP\142806005 - Fernandina Beach Streetscape Working Files\CAD\plan sheets\E2.00 LIGHTING PLAN.dwg
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KEY MAP NOT TO SCALE

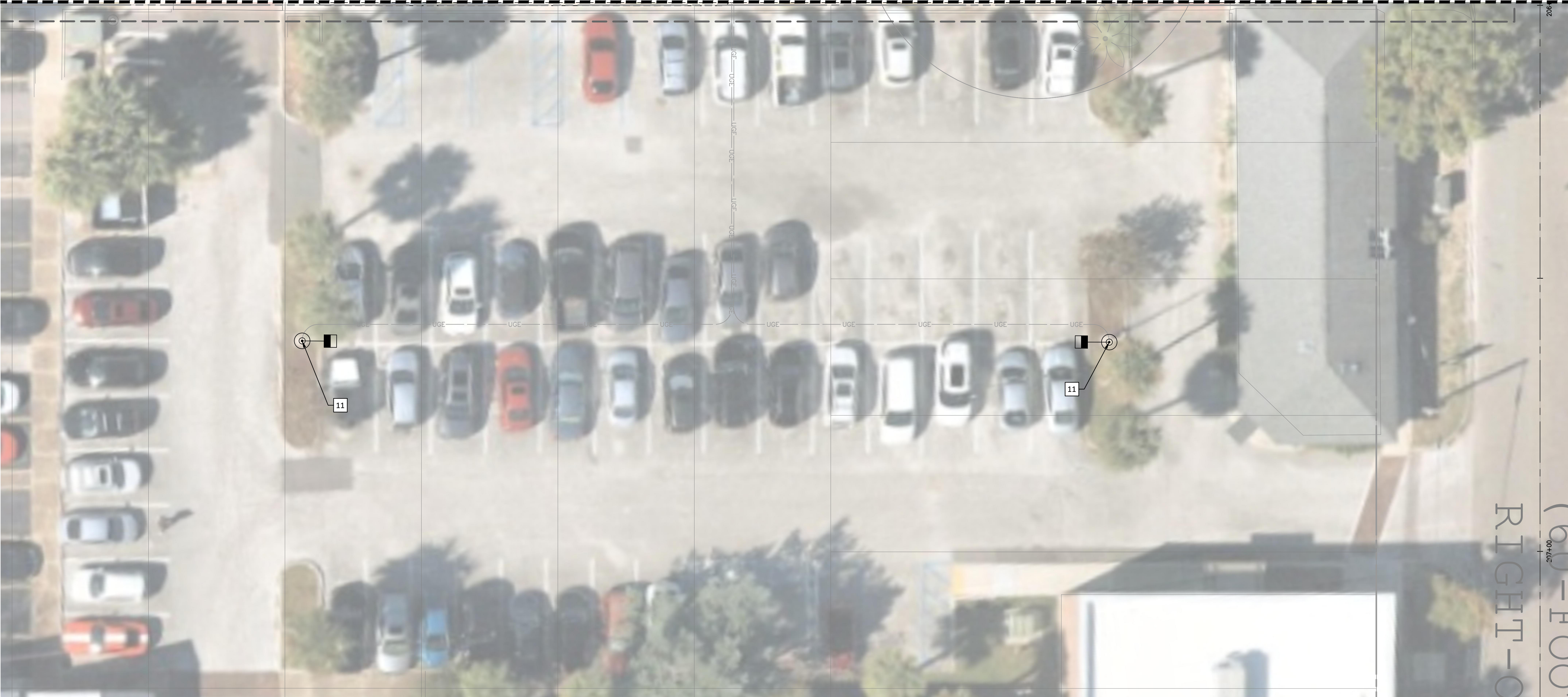


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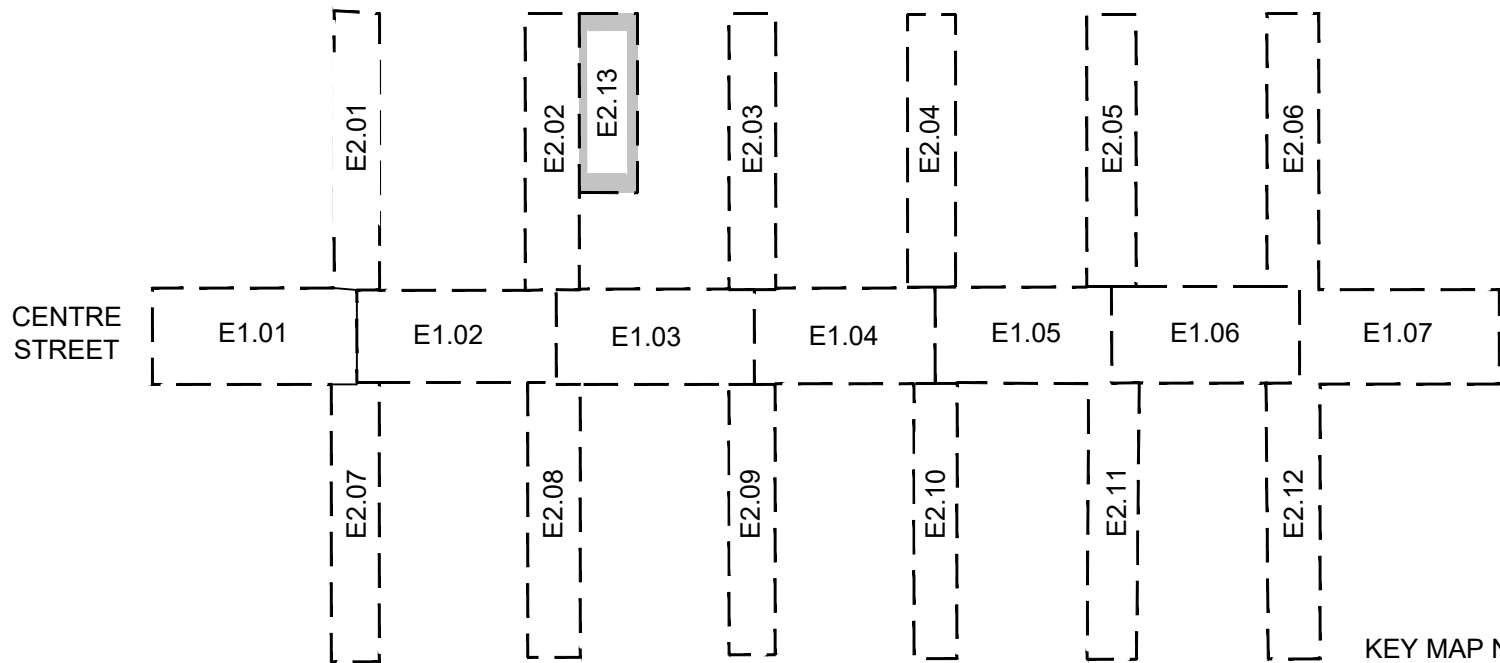
- INSTALL NEW NO. 5 COMMUNICATION PULLBOX PER DETAIL 'G' ON SHEET 3.02.
- INSTALL NEW LUMINAIRE, POLE, AND FOUNDATION. ON55P1A-FGC-T3MHS-P50-30K. LUMINAIRE SHALL BE MOUNTED 18.5' ABOVE GRADE PER DETAIL 'C' ON SHEET E3.01.

LIGHTING PLAN		KHA PROJECT 142806005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET	Kimley»Horn	
FERNANDINA BEACH STREETSCAPE IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		DATE 01/08/2025	DESIGNED BY: KHA		© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM
SHEET NUMBER E2.12		SCALE: AS SHOWN	DRAWN BY: RD		REVISIONS
		CHECKED BY: MAJ			DATE
		FLORIDA			BY

Plotted By: Fuchs, Zach Sheet Set: FERNANDINA BEACH STREETScape Layout: E2.13 January 08, 2025 10:45:52am \\pxb01\EL\JAX1\JAX - LALP\142806005 - FERNANDINA BEACH STREETScape\WORKING FILES\CAD\Plan Sheets\E2.00 LIGHTING PLAN.dwg
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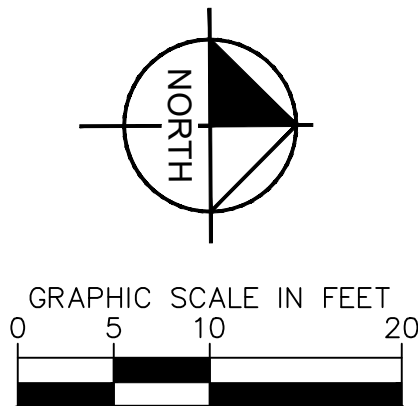


MATCHLINE: SEE SHEET E2.02



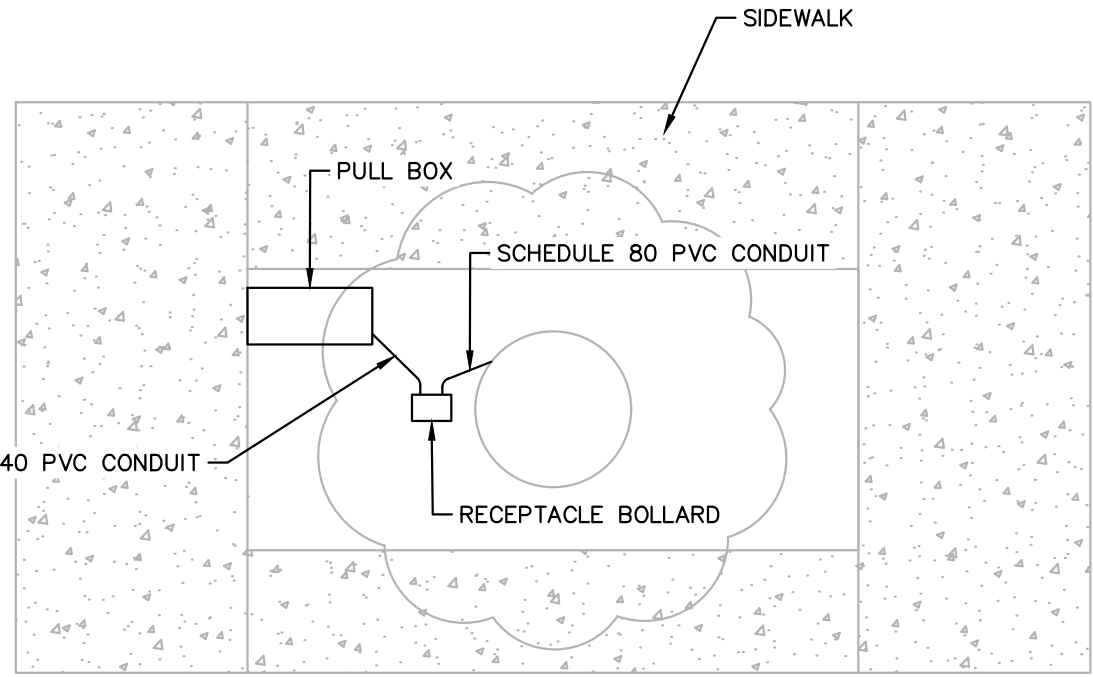
CONSTRUCTION NOTES

- 11** EXISTING LUMINAIRE TO BE REPLACED. INSTALL NEW LUMINAIRE DSX1-LED-P3-30K-80CRI-T4M-MVOLT-SPA-PER7-DBLXD. NEW LOAD ADDED LESS THAN LOAD REMOVED.

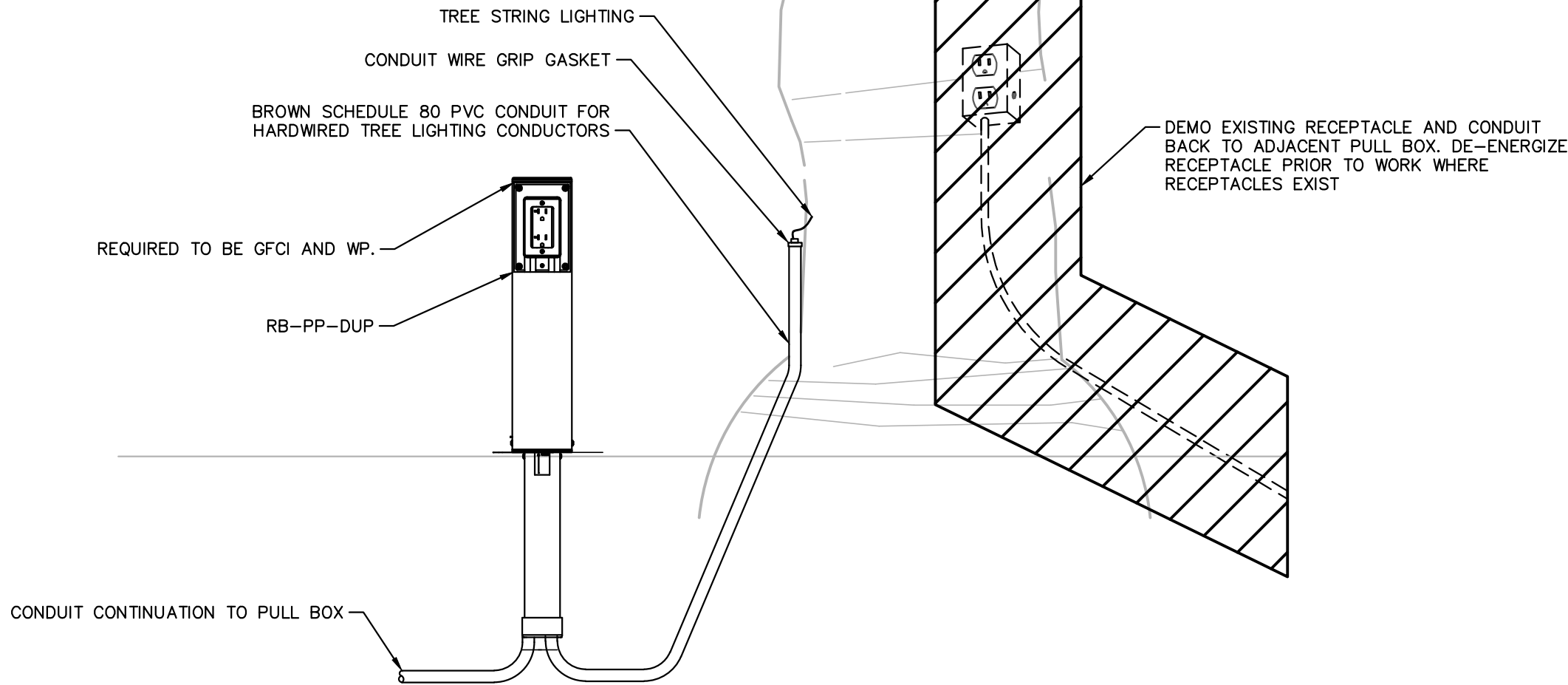


LIGHTING PLAN		KHA PROJECT 142806005	FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn	
FERNANDINA BEACH STREETScape IMPROVEMENTS PREPARED FOR CITY OF FERNANDINA BEACH		DATE 01/08/2025			© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	
SHEET NUMBER E2.13		SCALE: AS SHOWN			No.	
		DESIGNED BY: KHA			REVISIONS	
		DRAWN BY: RD			DATE	
		CHECKED BY: MAJ			BY	

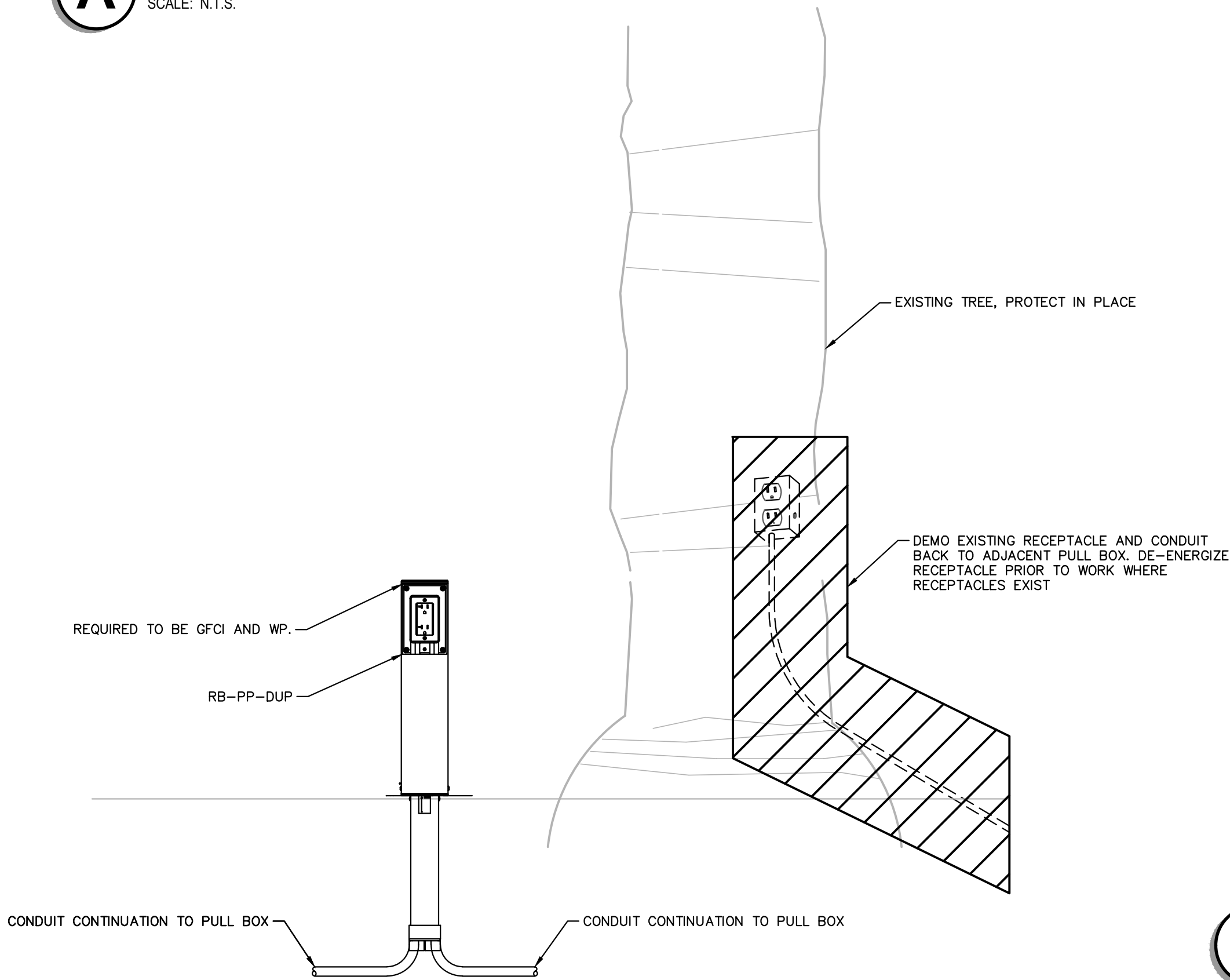
Plotted By: Fuchs, Zach Sheet: Self-Fernandina Beach Streetscape Layout: E3.01 January 08, 2025 10:46:34am K:\JAX-LALP\142806005 - Fernandina Beach Streetscape\Working Files\CAD\plan sheets\E3.00 LIGHTING DETAILS.dwg
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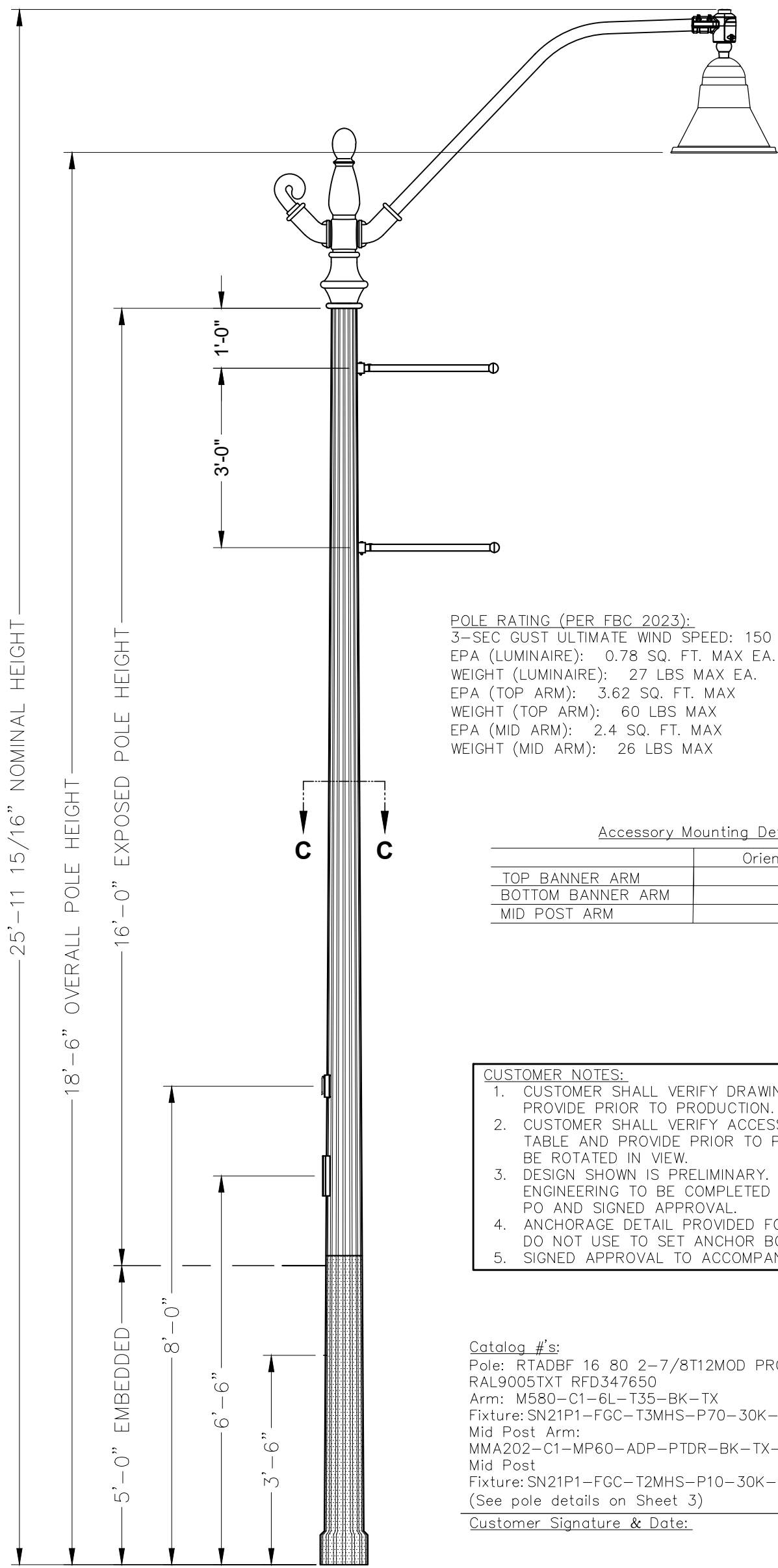
AERIAL VIEW



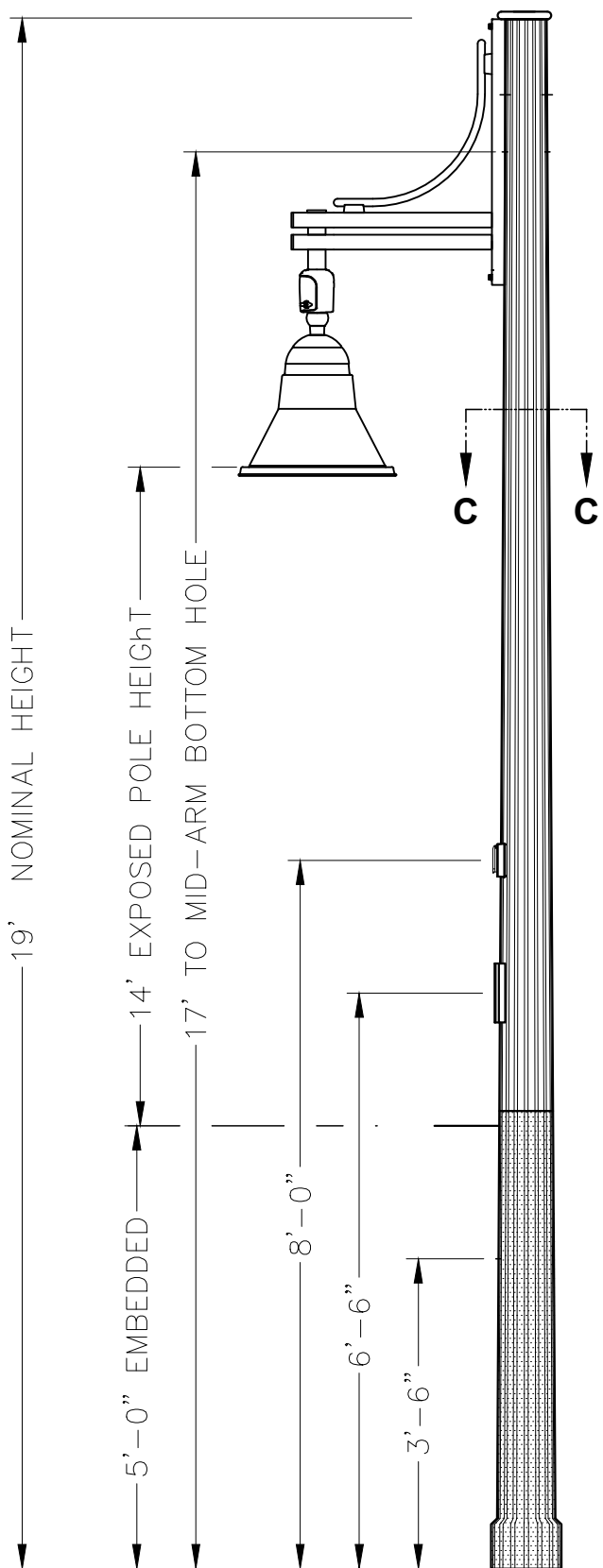
A TYPICAL HERITAGE TREE RECEPTACLE BOLLARD INSTALLATION DETAIL
SCALE: N.T.S.



B TYPICAL RECEPTACLE BOLLARD INSTALLATION DETAIL
SCALE: N.T.S.



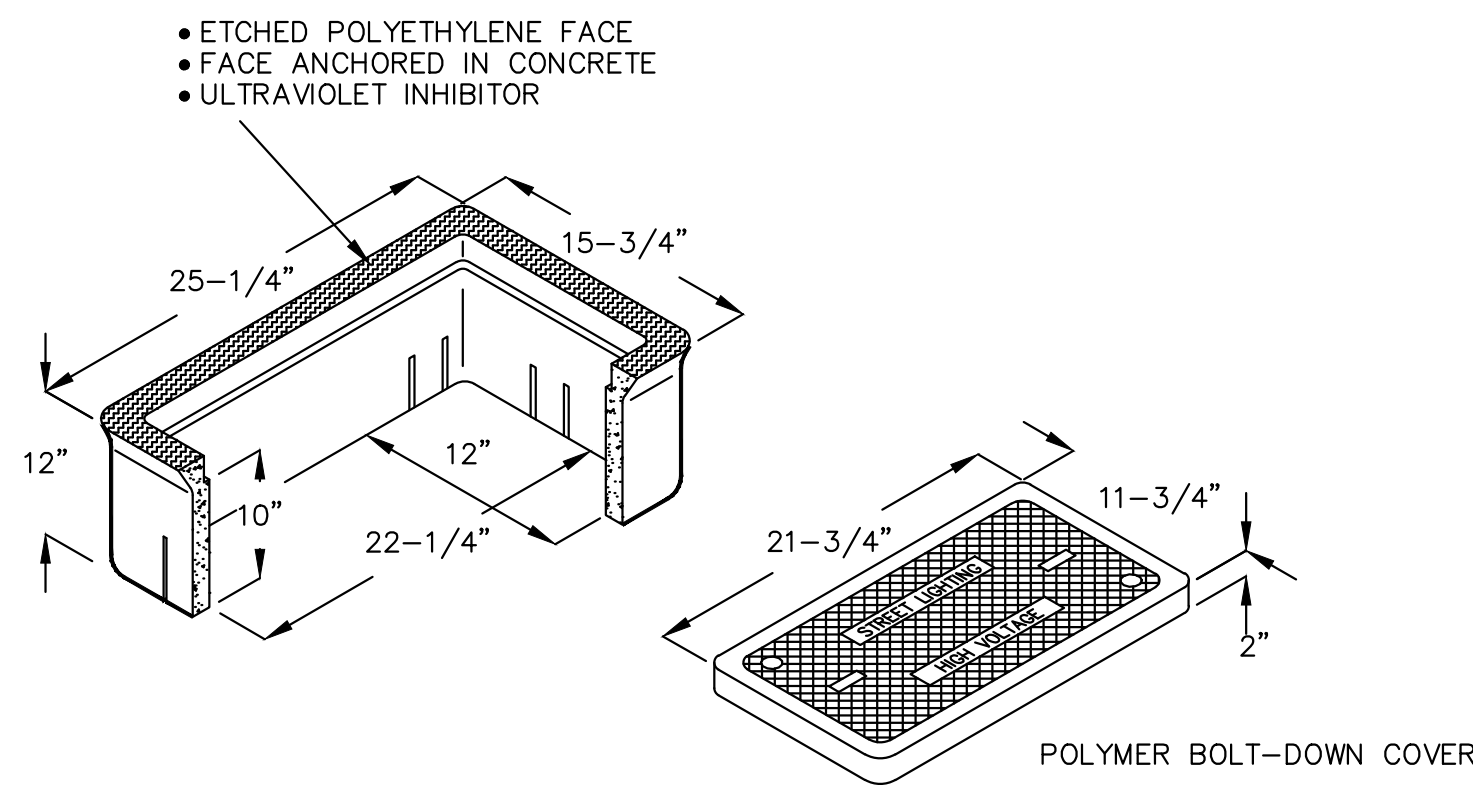
C TYPICAL STREET LIGHT AND POLE INSTALLATION DETAIL
SCALE: N.T.S.



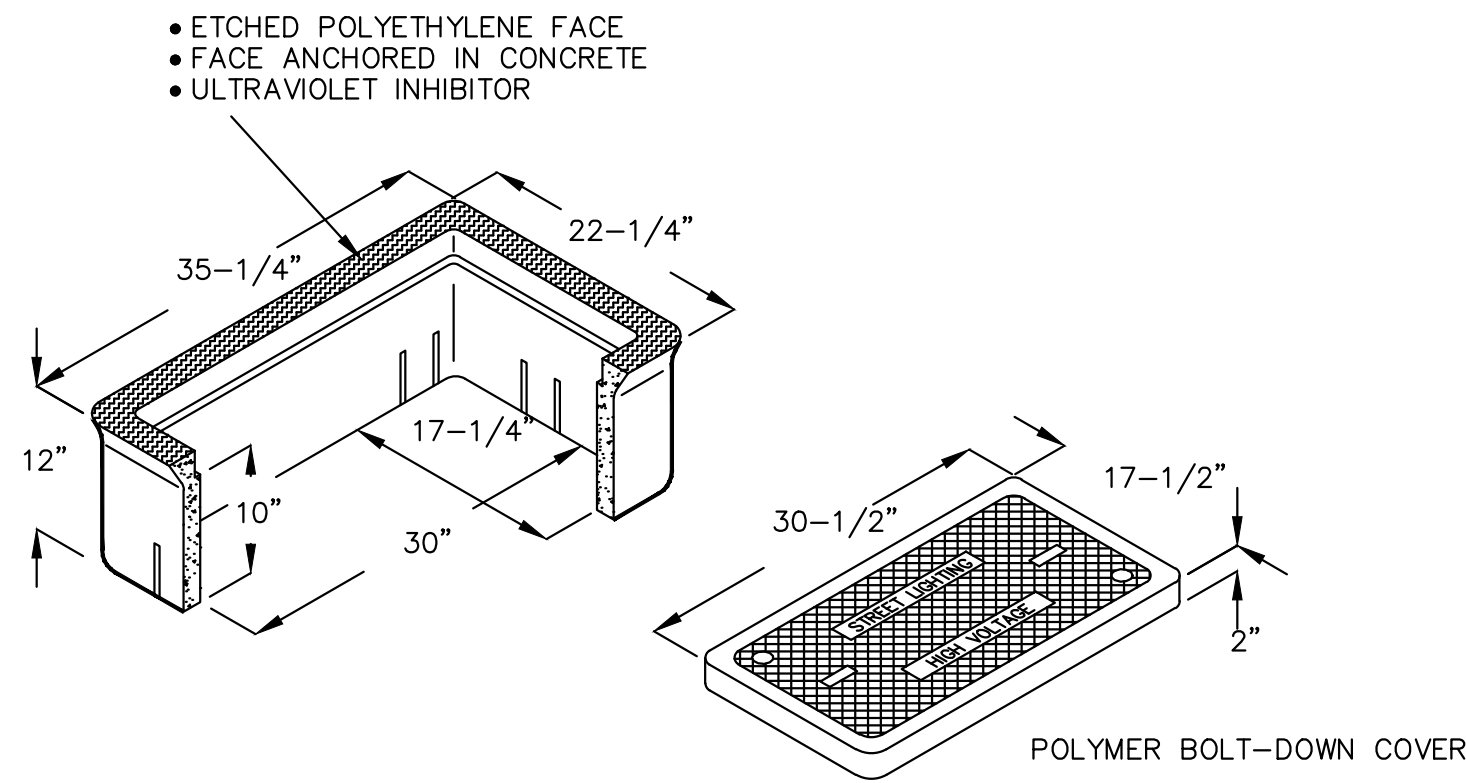
D TYPICAL PEDESTRIAN LIGHT AND POLE INSTALLATION DETAIL
SCALE: N.T.S.

KHA PROJECT 142806005		DATE 01/08/2025		SCALE: AS SHOWN		DESIGNED BY: KHA		DRAWN BY: RD		CHECKED BY: MAJ					
LIGHTING DETAILS		FERNANDINA BEACH STREETScape IMPROVEMENTS		PREPARED FOR CITY OF FERNANDINA BEACH		FLORIDA		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106					
SHEET NUMBER E3.01										REVISIONS		DATE		BY	

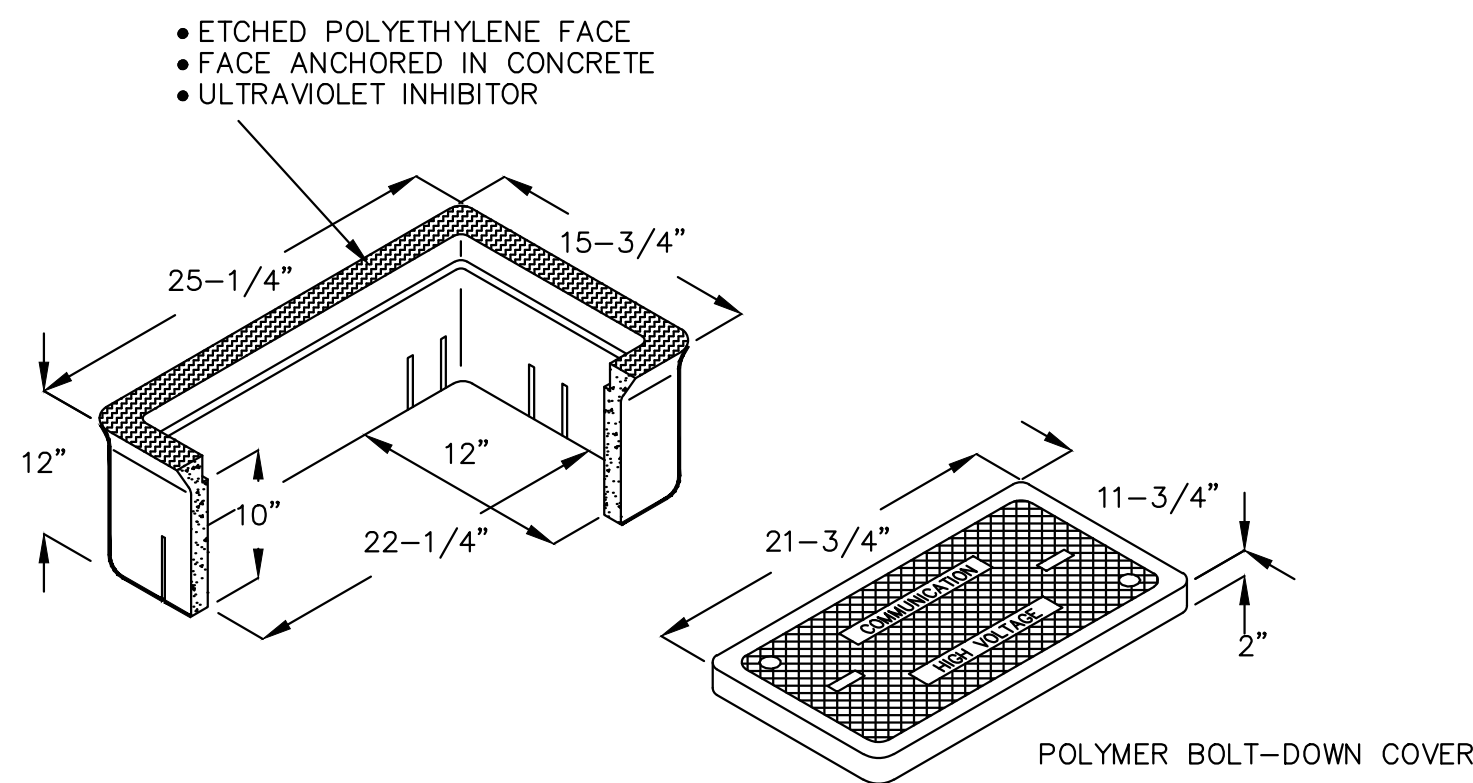
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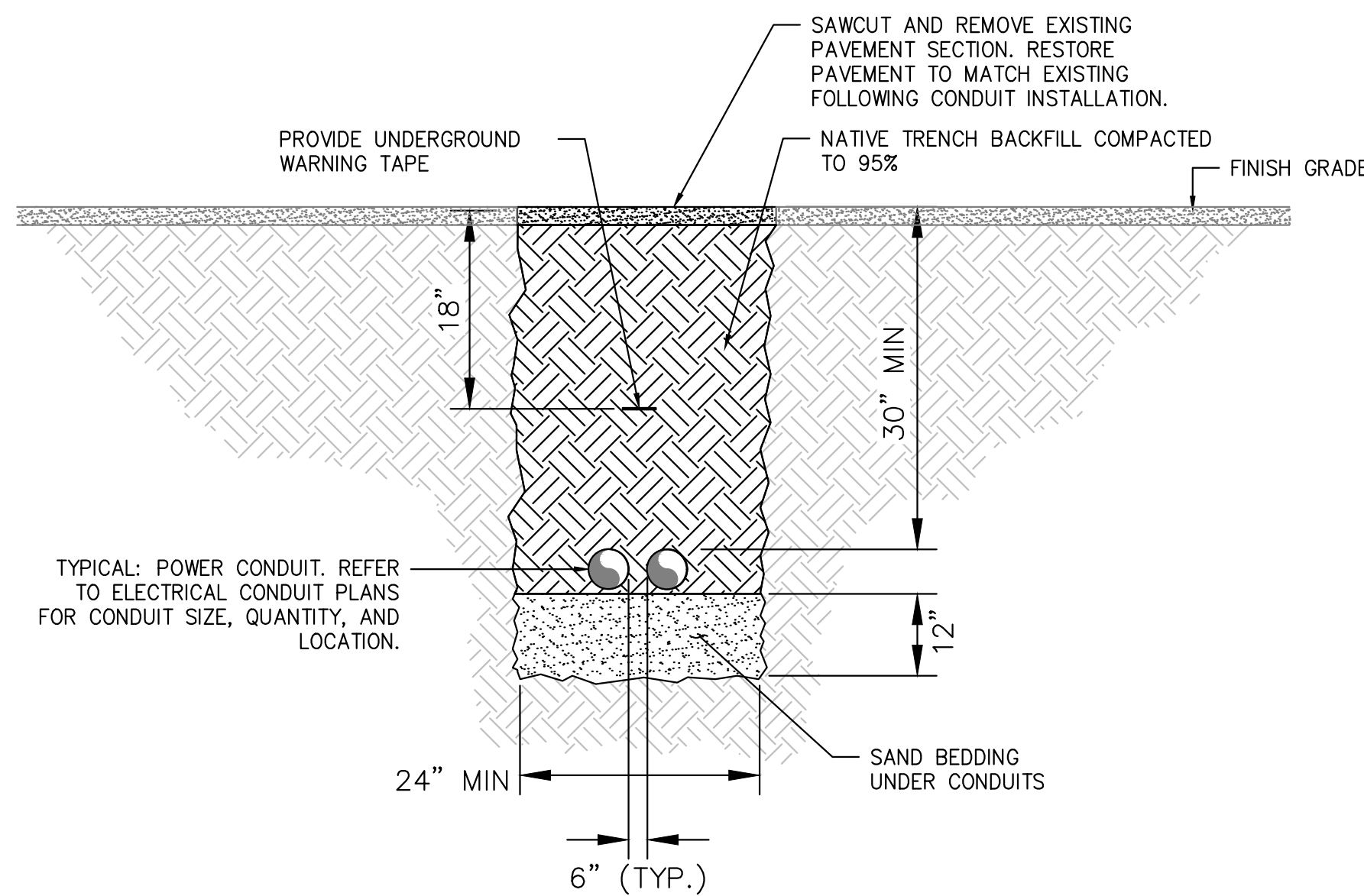
E TYPICAL NO.5 PULL - BOX INSTALLATION DETAIL
SCALE: N.T.S.



F TYPICAL NO.7 PULL - BOX INSTALLATION DETAIL
SCALE: N.T.S.



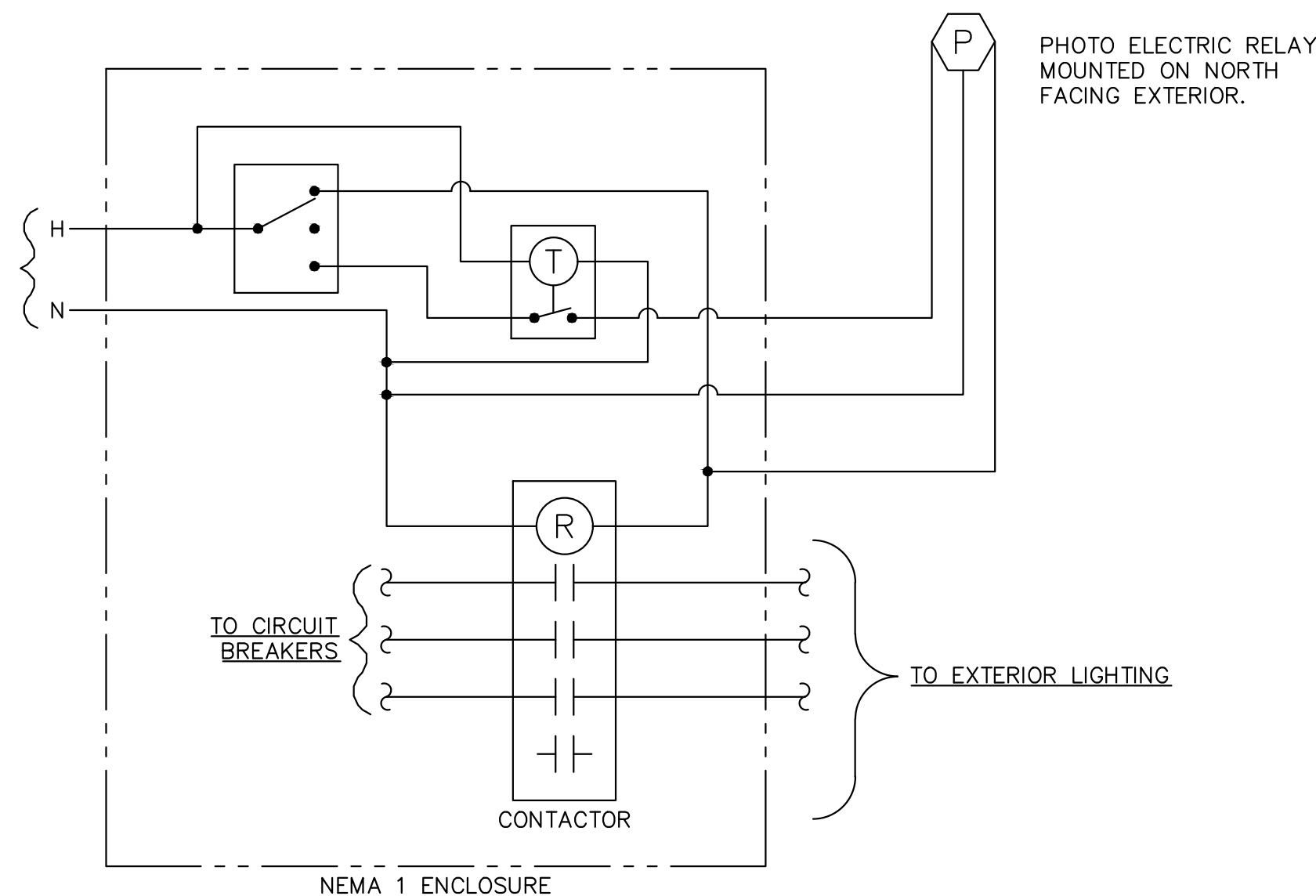
G TYPICAL COMMUNICATION NO.5 PULL-BOX INSTALLATION DETAIL
SCALE: N.T.S.



NOTES:

1. ADJUST MINIMUM TRENCH WIDTH TO ACCOMMODATE SPECIFIED CONDUITS IN TRENCH MAINTAINING SEPARATION INDICATED.
2. CEC TABLE 300.5 REQUIRES MINIMUM COVER OF 24" BELOW GRADE UNDER PARKING LOTS AND ROADWAYS. PROVIDE 30" MINIMUM COVER AS INDICATED IN THESE LOCATIONS.
3. CONDUIT SHALL BE SCHEDULE 40 PVC UNLESS INDICATED OTHERWISE ON PLAN VIEW.

Z TRENCH DETAIL
SCALE: N.T.S.



H TYPICAL LIGHTING CONTACTOR AND CONTROL DETAIL
SCALE: N.T.S.

SHEET NUMBER E3.02		LIGHTING DETAILS		KHA PROJECT 142806005		FOR PROFESSIONAL OF RECORD SIGNATURE AND SEAL REFER TO C0.01 SIGNATURE SHEET		Kimley»Horn © 2025 KIMLEY-HORN AND ASSOCIATES, INC. 12740 GRAN BAY PARKWAY WEST, SUITE 2350 JACKSONVILLE, FLORIDA 32258 PHONE: 904-828-3900 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											
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Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH STREETScape Layout: E3.04 January 08, 2025 10:46:41 am K:\JAX-LALP\142806005 - Fernandina Beach streetscape Working Files\CAD\Notes sheets\E3.00 LIGHTING DETAILS.dwg
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CONDUIT AND CONDUCTOR SCHEDULE
SCALE: N.T.S.

SITE ELECTRICAL CONDUIT AND CONDUCTOR SCHEDULE						
CONDUIT			CONDUCTORS	Panel	Circuit	REMARKS
PATH NO.	SIZE	STATUS				
E001	1"	NEW	(2) #10 AWG CONDUCTORS AND (1) #10 GROUND	ALL	ALL	All connections from pullbox to fixture
E002	2"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	15	Park Lighting
E003	2"	NEW	(6) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	14, 15, 20	South Street Lighting, Park Lighting, Street Recepts
E004	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	19, 21	North Street Lighting, Street Recepts
E005	2"	NEW	(10) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	17, 18, 19, 21, 23	Center & North 2nd Steet Lighting, Street Recepts
E006	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	18	North 2nd Street Lighting
E007	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	17, 23	North Street Lighting, Street Recepts
E008	2"	NEW	(6) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	17, 18, 23	North Street Lighting, Street Recepts
E009	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	16	South 3rd Street Lighting
E010	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	16, 24	Center & South 3rd Street Lighting, Street Recepts
E011	2"	NEW	(8) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	16, 17, 22, 24	Center & South 3rd Street Lighting, Street Recepts
E012	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	13	South 2nd Street Street Lighting
E013	2"	NEW	(10) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	13, 16, 17, 22, 24	Center, South 2nd & 3rd Street Lighting, Street Recepts
E014	3"	NEW	(12) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	17, 18, 19, 20, 21, 23	Street Lighting, Street Recepts
	3"	NEW	(14) #6 AWG CONDUCTORS AND (1) #6 GROUND	2A	13, 14, 15, 16, 17, 22, 24	Street Lighting, Street Recepts
E020	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCB	16, 20	Center Street Lighting, Street Recepts
E021	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCB	17	North 3rd Street Lighting
E022	2"	NEW	(3) #1 AWG CONDUCTORS AND (1) #8 GROUND	LCB	23/25	Event Power Pedstal
E023	2"	NEW	(6) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCB	16, 17, 20	Center and North 3rd Street Lighting, Street Recepts
E024	2"	NEW	(2) #6 AWG CONDUCTORS	LCB	19	Center Street Lighting, Street Recepts
			(2) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCB	22	
			(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCB	18	
E025	2"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCB	18	North 4th Street Lighting
E026	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCB	18	North 4th Street Lighting
			(2) #6 AWG CONDUCTORS	LCB	19	
E027	3"	NEW	(2) #4 AWG CONDUCTORS	LCB	22	Center & North 4th Street Lighting, Street Recepts
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LCB	18	
			(4) #6 AWG CONDUCTORS	LCB	19, 21	
E028	3"	NEW	(2) #4 AWG CONDUCTORS	LCB	22	Center & North 4th Street Lighting, Street Recepts
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LCB	18	
			(6) #6 AWG CONDUCTORS	LCB	16, 19, 21	
E029	3"	NEW	(2) #4 AWG CONDUCTORS	LCB	22	Center & North 4th Street Lighting, Street Recepts
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LCB	18	
			(10) #6 AWG CONDUCTORS	LCB	16, 17, 19, 20, 21	
E030	3"	NEW	(2) #4 AWG CONDUCTORS	LCB	22	Center & North 4th Street Lighting, Street Recepts
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LCB	18	
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LCB	18	
E031	1"	NEW	(2) #8 AWG CONDUCTORS AND (1) #8 GROUND	LCB	24	Library Parking Lot Lighting
E032	3"	NEW	(12) #6 AWG CONDUCTORS	LCB	16, 17, 19, 20, 21, 24	Center & North 4th Street Lighting, Street Recepts
			(2) #4 AWG CONDUCTORS	LCB	22	
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LCB	18	
	2"	NEW	(3) #1 AWG CONDUCTORS AND (1) #8 GROUND	LCB	23/25	Event Power Pedstal
E042	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	16	North East 5th Street Lighting
E043	2"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	16	North East 5th Street Lighting
E044	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	16, 21	Center & North 5th Street Lighting, Recepts
E045	1"	NEW	(2) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14	North East 6th Street Lighting
E046	2"	NEW	(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14, 16, 21	Center, North 5th & 6th Street Lighting, Recepts
E047	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	14	North East 6th Street Lighting
E048	3"	NEW	(2) #6 AWG CONDUCTORS	LCC	20	Center, North 5th & 6th Street Lighting, Recepts
			(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14, 16, 21	
E049	3"	NEW	(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14, 16, 21	Center, North 5th & 6th Street Lighting, Recepts
			(4) #6 AWG CONDUCTORS	LCC	17, 20	
E050	3"	NEW	(8) #6 AWG CONDUCTORS	LCC	13, 17, 19, 20	Center, North 5th, 6th, and 7th Street Lighting, Recepts
			(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14, 16, 21	
E051	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	13	North East 7th Street Lighting
E052	2"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	17	Center Street Lighting
E053	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	LCC	17, 18	Center Street Lighting, Recepts
E054	3"	NEW	(10) #6 AWG CONDUCTORS	LCC	13, 17, 18, 19, 20	Center, North 5th & 6th Street Lighting, Recepts
			(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14, 16, 21	
E055	2"	NEW	(10) #6 AWG CONDUCTORS (1) #6 GROUND	LCC	13, 17, 18, 19, 20	Center, North 5th, 6th, and 7th Street Lighting, Recepts
			(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LCC	14, 16, 21	

SITE ELECTRICAL CONDUIT AND CONDUCTOR SCHEDULE						
CONDUIT			CONDUCTORS	Panel	Circuit	REMARKS
PATH NO.	SIZE	STATUS				
E060	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC3	12	South East 3rd Street Lighting
E061	2"	NEW	(4) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC3	12, 16	South East 3rd Street Lighting, Recepts
E062	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC3	13	South 4th Street Lighting
E063	2"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC3	13	South 4th Street Lighting
E064	1"	NEW	(2) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC3	14	South West 5th Street Lighting
E065	2"	NEW	(4) #6 AWG CONDUCTORS	LC3	15, 18	South West 5th & Center Street Lighting, Recepts
			(2) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC3	14	
E066	2"	NEW	(6) #6 AWG CONDUCTORS	LC3	11, 15, 17	fountain, South West 5th & Center Street Lighting, Recepts
			(4) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC3	14, 18	
			(8) #6 AWG CONDUCTORS	LC3	11, 13, 15, 17	
E067	2"	NEW	(4) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC3	14, 18	fountain, South 4tht, 5th & Center Street Lighting, Recepts
			(10) #6 AWG CONDUCTORS	LC3	11, 13, 15, 16, 17	
E068	3"	NEW	(6) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC3	12, 14, 18	South 4tht, 5th & Center Street Lighting, Recepts
E069	2"	NEW	(2) #6 AWG CONDUCTORS	LC3	16	South East 3rd Street Lighting, Recepts
			(2) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC3	12	
E070	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC4	13	Center & South East 5th Street Lighting
E071	3"	NEW	(4) #6 AWG CONDUCTORS	LC4	13, 14	Center & South East 5th Street Lighting, Recepts
			(2) #4 AWG CONDUCTORS	LC4	18	
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LC4	20	
E072	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC4	9	South 6th Street Lighting
E073	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC4	10	South 7th Street Lighting
E074	2"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC4	11	Center Street Lighting
E075	2"	NEW	(2) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC4	11, 17	Center Street Lighting, Recepts
E076	2"	NEW	(8) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC4	10, 11, 16, 17	Center, South 6th & 7th Street Lighting, Recepts
E077	3"	NEW	(4) #6 AWG CONDUCTORS	LC4	12, 15	Center, South 6th & 7th Street Lighting, Recepts
			(8) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC4	10, 11, 16, 17	
E078	3"	NEW	(4) #6 AWG CONDUCTORS	LC4	9, 12, 15	Center & South 7th Street Lighting, Recepts
			(8) #4 AWG CONDUCTORS AND (1) #4 GROUND	LC4	10, 11, 16, 17	
E079	2"	NEW	(8) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC4	12, 13, 14, 15	Center, South 5th & 7th Street Lighting, Recepts
			(10) #4 AWG CONDUCTORS	LC4	10, 11, 16, 17, 18	
E080	3"	NEW	(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LC4	20	Center, South & 6th Street Lighting, Recepts
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LC4	20	
E081	1"	NEW	(2) #6 AWG CONDUCTORS AND (1) #6 GROUND	LC4	20	North West 5th Street Lighting
			(2) #4 AWG CONDUCTORS	LC4	18	
E081	2"	NEW	(2) #4 AWG CONDUCTORS	LC4	18	Center & North West 5th Street Lighting, Recepts
			(2) #2 AWG CONDUCTORS AND (1) #2 GROUND	LC4	20	

CONDUIT				SITE COMMUNICATION CONDUIT SCHEDULE	
PATH NO.	SIZE	STATUS	QTY	CABLE	REMARKS
C100	3"	NEW	1	PULL STING	All connections from pullbox to pullbox

LIGHTING CUTSHEETS

FERNANDINA BEACH STREETScape

IMPROVEMENTS

PREPARED FOR

CITY OF FERNANDINA BEACH

FOR PROFESSIONAL OF RECORD

SIGNATURE AND SEAL

REFER TO C0.01 SIGNATURE SHEET

Kimley»Horn

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12740 GRAN BAY PARKWAY WEST, SUITE 2350

JACKSONVILLE, FLORIDA 32258

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REGISTRY NO. 35106

KHA PROJECT

142806005

DATE

01/08/2025

SCALE: AS SHOWN

DESIGNED BY: KHA

DRAWN BY: RD

CHECKED BY: MAJ

FLORIDA

REVISIONS

DATE

BY

SHEET NUMBER

E3.04

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH - STREETSCAPE - LAYOUT E3.03 January 08, 2025 10:46:46am K:\VAX - LAIP\142806005 - Fernandina beach streetscape\working files\CAD\plan sheets\E3.03 LIGHTING DETAILS.dwg
This document, together with the concepts and designs presented herein, is an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

PANEL NAME (NEW): LC C														
LOCATION: NORTH 7TH ST & CENTERE ST					VOLTS: 120/240V			A/C RATING: 42K						
SUPPLY FROM: SES					PHASES: 1			MAINS TYPE: MCB						
MOUNTING: SURFACE					WIRES: 3			MAINS RATING: 125 A						
ENCLOSURE: NEMA 3R								MCB RATING: 125 A						
CKT	CIRCUIT DESCRIPTION	LOAD TYPE	TRIP	POLES	A (VA)		B (VA)		POLES	TRIP	LOAD TYPE	CIRCUIT DESCRIPTION	CKT	
1	MAIN		125	2					1	20	L	LIGHTS	2	
3								1	20	L	LIGHTS	4		
5								1	20	L	LIGHTS	6		
7	WEST POWER PEDESTALS	R	100	2					1	20	R	CONTACTOR	8	
9	EAST POWER PEDESTALS	R	60	2					1	20	R	SPRINKLER/TIME CLOCK ON PEDESTAL	10	
11								1	20	R	CONTACTORS	12		
13	LIGHTING N 7TH	L	20	1	1,225	1,225			1	20	L	LIGHTING N 6TH	14	
15	SPACE							1,425	1	20	L	LIGHTING CENTER	16	
17	LIGHTING CENTER	L	20	1	1,425	1,260			1	20	R	CENTER RECEPTACLES	18	
19	CENTER RECEPTACLES	R	20	1			1,080	1,080	1	20	R	CENTER RECEPTACLES	20	
21	CENTER RECEPTACLES	R	20	1	1,260							SPACE	22	
23	SPACE	R	20	1								SPACE	24	
TOTAL LOAD:					6,395 VA		3,585 VA							
TOTAL AMPS:					53.3 A		29.9 A							
LOAD CLASSIFICATION					CONNECTED LOAD (VA)		DEMAND FACTOR		EST. DEMAND (VA)		PANEL TOTALS			
LARGEST MOTOR LOAD (M)					0.0		125.00%		0.0		TOTAL CONN. LOAD (VA): 9980			
HVAC (H) & ALL OTHER MOTORS (M)					0.0		100.00%		0.0		TOTAL EST. DEMAND (VA): 11305			
RECEPTACLE (R)					4680.0		100.00%		4680.0		TOTAL CONN. (A): 41.6			
LIGHTING (L)					5300.0		125.00%		6625.0		TOTAL EST. DEMAND (A): 47.1			
EQUIPMENT (E)					0.0		100.00%		0.0		PERCENT LOADED: 38%			
OTHER (O) (SEE NOTES)					0.0		0.00%		0.0					
NOTES: REMOVE THE EXISTING ELECTRICAL PANEL AND CAREFULLY DISCONNECT ALL ASSOCIATED WIRING. INSTALL A NEW 120/240V, 1-PHASE, 200A NEMA 1 DISTRIBUTION PANEL IN THE SAME LOCATION. REPLACE EXISTING BREAKERS WITH NEW BREAKERS MATCHING THE SPECIFICATIONS, RATINGS, AND CONFIGURATIONS OF THE ORIGINAL BREAKERS TO PROTECT ALL EXISTING CIRCUITS. RECONNECT ALL EXISTING WIRING TO THE NEW PANEL IN ACCORDANCE WITH THE ORIGINAL CONFIGURATION, ENSURING COMPLIANCE WITH NEC AND LOCAL ELECTRICAL CODES. TEST THE PANEL AND BREAKERS FOR PROPER OPERATION, AND PROVIDE AS-BUILT DOCUMENTATION, INCLUDING AN UPDATED PANEL SCHEDULE.														

I PANEL LCC PANEL SCHEDULE

SCALE: N.T.S.

PANEL NAME (EXISTING): LC 4													
LOCATION: SOUTH 6TH ST & CENTERE ST				VOLTS: 120/240V				A/C RATING: 42K					
SUPPLY FROM: SES				PHASES: 1				MAINS TYPE: MCB					
MOUNTING: SURFACE				WIRES: 3				MAINS RATING: 200 A					
ENCLOSURE: NEMA 3R								MCB RATING: 200 A					
CKT	CIRCUIT DESCRIPTION	LOAD TYPE	TRIP	POLES	A (VA)		B (VA)		POLES	TRIP	LOAD TYPE	CIRCUIT DESCRIPTION	CKT
1	STREET LIGHT	L	30	1					1	30	L	STREET LIGHT	2
3	PHOTO CELL	R	20	1					1	30	L	STREET LIGHT	4
5	OUTLET BELOW	R	20	1					1	20	L	LIGHT IN THIS CABINET	6
7	EXISTING	L	20	1					1	20	R	IRRIGATION TIME CLOCK	8
9	LIGHTING SOUTH 6TH	L	20	1	1,225	980			1	20	L	LIGHTING SOUTH 7TH	10
11	LIGHTING CENTER (EAST)	L	20	1			1,625	1,135	1	20	L	LIGHTING CENTER	12
13	LIGHTING CENTER	L	20	1	1,825	1,260			1	20	R	RECEPTACLES W 6TH	14
15	RECEPTACLES E 6TH	R	20	1			1,260	1,260	1	20	R	RECEPTACLES E 7TH	16
17	RECEPTACLES E 7TH	R	20	1	720							SPACE	18
19	SPACE											SPACE	20
TOTAL LOAD:					6,010 VA		5,280 VA						
TOTAL AMPS:					50.1 A		44 A						
LOAD CLASSIFICATION					CONNECTED LOAD: (VA)		DEMAND FACTOR		EST. DEMAND (VA)		PANEL TOTALS		
LARGEST MOTOR LOAD (M)					0.0		125.00%		0.0		TOTAL CONN. LOAD (VA): 11290		
HVAC (H) & ALL OTHER MOTORS (M)					0.0		100.00%		0.0		TOTAL EST. DEMAND (VA): 12987.5		
RECEPTACLE (R)					4500.0		100.00%		4500.0		TOTAL CONN. (A): 47		
LIGHTING (L)					6790.0		125.00%		8487.5		TOTAL EST. DEMAND (A): 54.1		
EQUIPMENT (E)					0.0		100.00%		0.0		PERCENT LOADED: 27%		
OTHER (O) (SEE NOTES)					0.0		0.00%		0.0				

J PANEL LC4 PANEL SCHEDULE

SCALE: N.T.S.

PANEL NAME (EXISTING): LC 3													
LOCATION: SOUTH 4TH ST & CENTERE ST				VOLTS: 120/240V				A/C RATING: 42K					
SUPPLY FROM: SES				PHASES: 1				MAINS TYPE: MCB					
MOUNTING: SURFACE				WIRES: 3				MAINS RATING: 200 A					
ENCLOSURE: NEMA 3R								MCB RATING: 200 A					
CKT	CIRCUIT DESCRIPTION	LOAD TYPE	TRIP	POLES	A (VA)		B (VA)		POLES	TRIP	LOAD TYPE	CIRCUIT DESCRIPTION	CKT
1	STREET LIGHTS	L	30	1					1	30	L	STREET LIGHTS	2
3	STREET LIGHTS	L	20	1					1	30	L	STREET LIGHTS	4
5	OUTLET BELOW	R	20	1					1	20	L	STREET LIGHTS	6
7	STREET LIGHTS	L	30	1					1	30	L	STREET LIGHTS	8
9	STREET LIGHTS	L	30	1					1	20	R	SPRINKLER/FOUNTAIN TIME CLOCK	10
11	FOUNTAIN	M	20	1			1,600	1,180	1	20	L	LIGHTING SOUTH 3RD	12
13	LIGHTING SOUTH 4TH	L	20	1	1,225	980			1	20	L	LIGHTING SOUTH 5TH	14
15	LIGHTING CENTER	L	20	1			1,335	1,080	1	20	R	RECEPTACLES S CENTER	16
17	RECEPTACLES S CENTER	R	20	1	1,260	900			1	20	R	RECEPTACLES S CENTER	18
19	SPACE											SPACE	20
TOTAL LOAD:					4,365 VA		5,195 VA						
TOTAL AMPS:					36.4 A		43.3 A						
LOAD CLASSIFICATION				CONNECTED LOAD (VA)		DEMAND FACTOR		EST. DEMAND (VA)		PANEL TOTALS			
LARGEST MOTOR LOAD (M)				1600.0		125.00%		2000.0		TOTAL CONN. LOAD (VA):		9560	
HVAC (H) & ALL OTHER MOTORS (M)				0.0		100.00%		0.0		TOTAL EST. DEMAND (VA):		11140	
RECEPTACLE (R)				3240.0		100.00%		3240.0		TOTAL CONN. (A):		39.8	
LIGHTING (L)				4720.0		125.00%		5900.0		TOTAL EST. DEMAND (A):		46.4	
EQUIPMENT (E)				0.0		100.00%		0.0		PERCENT LOADED:		23%	
OTHER (O) (SEE NOTES)				0.0		0.00%		0.0					

K PANEL LC3 PANEL SCHEDULE

SCALE: N.T.S.

PANEL NAME (EXISTING): LC B															
LOCATION: NORTH 3RD ST & CENTERE ST				VOLTS: 120/240V				A/C RATING: 42K							
SUPPLY FROM: SES				PHASES: 1				MAINS TYPE: MCB							
MOUNTING: SURFACE				WIRES: 3				MAINS RATING: 200 A							
ENCLOSURE: NEMA 3R								MCB RATING: 200 A							
CKT	CIRCUIT DESCRIPTION	LOAD TYPE	TRIP	POLES	A (VA)		B (VA)		POLES	TRIP	LOAD TYPE	CIRCUIT DESCRIPTION	CKT		
1	POWER PEDISTAL	R	100	2					1	30	L	N. 3RD STREET LIGHTS	2		
3									1	30	L	LIGHTS	4		
5	LIGHTS	L	30	1					1	30		EXISTING	6		
7	LIBRARY PARKING LIGHTS	L	30	1					1	20		EXISTING	8		
9	EXISTING		20	1					1	20		EXISTING	10		
11	EXISTING		20	1					2	30		EXISTING	12		
13	EXISTING		100	2				980	1	20	L	LIGHTING CENTER ST	16		
15									1	20	L	LIGHTING N 4TH	18		
17	LIGHTING N 3RD	L	20	1	1,225	1,225			1	20	R	RECEPTACLES W 3RD	20		
19	LIGHTING CENTER ST	L	20	1			890	540	1	20	R	RECEPTACLES E 3RD	22		
21	RECEPTACLES E 3RD	R	20	1	1,080	1,440			1	20	R	LIBRARY PARKING LIGHTS	24		
23	POWER PEDISTAL	R	100	2				204	1	20	L	SPACE	26		
25													SPACE	28	
27														SPACE	30
29															
TOTAL LOAD:					4,970 VA		2,614 VA								
TOTAL AMPS:					41.4 A		21.8 A								
LOAD CLASSIFICATION					CONNECTED LOAD: (VA)		DEMAND FACTOR		EST. DEMAND (VA)		PANEL TOTALS				
LARGEST MOTOR LOAD (M)					0.0		125.00%		0.0		TOTAL CONN. LOAD (VA): 7584				
HVAC (H) & ALL OTHER MOTORS (M)					0.0		100.00%		0.0		TOTAL EST. DEMAND (VA): 8715				
RECEPTACLE (R)					3060.0		100.00%		3060.0		TOTAL CONN. (A): 31.6				
LIGHTING (L)					4524.0		125.00%		5655.0		TOTAL EST. DEMAND (A): 36.3				
EQUIPMENT (E)					0.0		100.00%		0.0		PERCENT LOADED: 18%				
OTHER (O) (SEE NOTES)					0.0		0.00%		0.0						

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH - STREETScape - LAYOUT E3.05 January 08, 2025 10:46:53 am K:\NAX-LA\LP\142806005 - fernandina beach streetscape working files CAD\Draw sheets\E3.00 LIGHTING DETAILS.dwg
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Campana SN21P1

Approval – Specification

Project:

Qty: Luminaire: Order: Type:

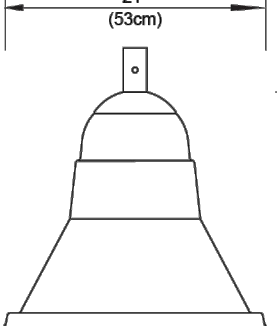
Ordering Code

Model	Lens	Distribution	Performance Package	CCT	Volts	Surge Protector	
SN21P1	FBC Flat Glass Clear FGF Flat Glass Frosted NL No Lens * Consult factory for IP rating when the No Lens option is selected.	T1 Type 1 T1A Type 1A T1AHS Type 1A with HS T2 Type 2 T2HS Type 2 with HS T2M Type 2M T2MHS Type 2M with HS T3 Type 3 T3HS Type 3 with HS T3M Type 3M T3MHS Type 3M with HS T4 Type 4 T4HS Type 4 with HS T5 Type 5 * Backward optic	P10 (500lm) P20 (500lm) P30 (500lm) P40 (600lm) P50 (600lm) P60 (1200lm) P70 (1500lm)	30K 3000K 40K 4000K	40VOLT 120-277VAC HVOLT 347-480VAC	10KV 10kV/5kA 20KV 20kV/10kA	

Adaptor	Photocell	Dimming	Color	Texture	Pre-finish
Fitted with a vertical tenon of Ø 1.78" (4.7cm) O.D. and 0.2" (0.5cm) wall	PC Button type photocell	DIM 0-10 volts wire for external controls	BK Black RAL9005	TX Textured	-
ADS Side Mount Adaptor	PT Photocell W/7-PIN receptacle (ANSI C136.41)	PND506 Program 50% for 6 hours (11PM to 5AM)	DG Dark green RAL6012	SM Smooth	MG Marine grade pre-finish
ADP Suspended Mounting Adaptor	PX Shoring cap W/7-PIN receptacle (ANSI C136.41)	PND508 Program 50% for 8 hours (8PM to 5AM)	MA Metallic silver RAL9006 (smooth only)		
	PTL Long life photocell W/7-PIN receptacle (ANSI C136.41)	SD* Field adjustable 10% increment step-dimming switch	BZ Burgundy RAL3005		
	PTDR* W/7-PIN receptacle (ANSI C136.41)	* Consult factory for wiring controls and more information regarding SD option.	GM Moss green RAL6005		
			PG Pale grey RAL7040		
			WH White RAL9003		
			BK* Black Holophane		
			BZ* Dark bronze Holophane		
			GM* Green Holophane		
			GR* Gray Holophane		
			SL* Silver Holophane		
			WH* White Holophane		
			* Holophane colors are only available in Smooth (SM) finish.		

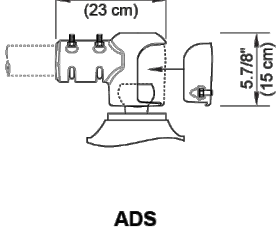
* Backward optic: The Orion light engine features 180° orientable optics that can be customized as needed. This feature is a single option to combine two distribution types in a single light engine, simultaneously lighting a road and a bike path or sidewalk, for instance. Contact factory for more information.

Note: Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C. Specifications subject to change without notice. Please consult our web site for up-to-date product information and EES files.



ADS

EPA: 0.78 ft² Weight: 23.6 lbs / 10.7 kg



ADP

Stamp/Approval: Name: Date:

Page 2 of 2

Cyclone Lighting: 2175 Des Entreprises Blvd, Terrebonne (QC) Canada J6Y 1W9 www.cyclonelighting.com
Phone: 1-866-436-5500 - info@cyclonelighting.com © 2023 Acuity Brands Lighting, Inc. All Rights Reserved.

Rev: 2023/07

Q

TYPE T2 LIGHT FIXTURE DETAILS

SCALE: N.T.S.



Campana CN55P1A

Approval – Specification

Project:

Qty: Luminaire: Order: Type:

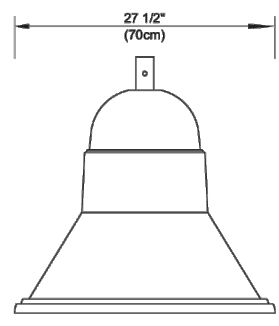
Ordering Code

Model	Lens	Distribution	Performance package	CCT	Volts	Surge protector	
CN55P1A	FBC Flat Glass Clear FGF Flat Glass Frosted NL No Lens * Consult factory for IP rating when the No Lens option is selected.	T1 Type 1 T1A Type 1A T1AHS Type 1A with HS T2 Type 2 T2HS Type 2 with HS T2M Type 2M T2MHS Type 2M with HS T3 Type 3 T3HS Type 3 with HS T4 Type 4 T4HS Type 4 with HS T5 Type 5 TCW Crosswalk * Backward optic T3M BIA	P10 (500lm) P20 (500lm) P30 (500lm) P40 (600lm) P50 (600lm) P60 (1200lm) P70 (1500lm) P80 (1750lm)	30K 3000K 40K 4000K	40VOLT 120-277VAC HVOLT 347-480VAC	10KV 10kV/5kA 20KV 20kV/10kA	

Adaptor	Photocell	Dimming	Color	Texture	Pre-finish
-	-	-	BK Black RAL9005	TX Textured	-
Fitted with a vertical tenon of Ø 1.78" (4.7cm) O.D. and 0.2" (0.5cm) wall	PC Button type photocell	DIM 0-10 volts wire for external controls	DG Dark green RAL6012	SM Smooth	MG Marine grade pre-finish
ADS Side Mount Adaptor	PT Photocell W/7-PIN receptacle (ANSI C136.41)	PND506 Program 50% for 6 hours (11PM to 5AM)	MA Metallic silver RAL9006 (smooth only)		
ADP Suspended Mounting Adaptor	PX Shoring cap W/7-PIN receptacle (ANSI C136.41)	PND508 Program 50% for 8 hours (8PM to 5AM)	BZ Burgundy RAL3005		
	PTL Long life photocell W/7-PIN receptacle (ANSI C136.41)	SD Field adjustable 10% increment step-dimming switch	GM Moss green RAL6005		
	PTDR* W/7-PIN receptacle (ANSI C136.41)	* PTDR option only available with ADS	PG Pale grey RAL7040		
			WH White RAL9003		
			BK* Black Holophane		
			BZ* Dark bronze Holophane		
			GM* Green Holophane		
			GR* Gray Holophane		
			SL* Silver Holophane		
			WH* White Holophane		
			* Holophane colors are only available in Smooth (SM) finish.		

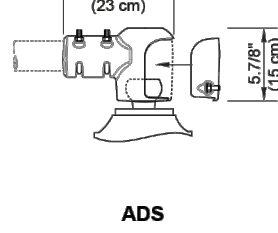
* Backward optic: The Orion light engine features 180° orientable optics that can be customized as needed. This makes it a simple matter to combine two distribution types in a single light engine, simultaneously lighting a road and a bike path or sidewalk, for instance. Contact factory for more information.

Note: Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C. Specifications subject to change without notice. Please consult our web site for up-to-date product information and EES files.



ADS

EPA: 1.25 ft² Weight: 55.3 lbs / 25.1 kg



ADP

Stamp/Approval: Name: Date:

Page 2 of 2

Cyclone Lighting: 2175 Des Entreprises Blvd, Terrebonne (QC) Canada J6Y 1W9 www.cyclonelighting.com
Phone: 1-866-436-5500 - info@cyclonelighting.com © 2024 Acuity Brands Lighting, Inc. All Rights Reserved.

Rev: 2024/06

R

TYPE T1 & T3 LIGHT FIXTURE DETAILS

SCALE: N.T.S.



D-Series Size 1

LED Area Luminaire

Project:

Qty: Luminaire: Order: Type:

Specifications

EPA: 0.69 ft² (0.66 m²)

Length: 32.71" (83.1 cm)

Width: 14.26" (36.2 cm)

Height H1: 7.88" (20.0 cm)

Height H2: 2.73" (6.9 cm)

Weight: 34 lbs (15.4 kg)

Introduction

The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire. The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

design select

Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect. *See ordering tree for details.

Ordering Information

EXAMPLE: DSX1 LED P7 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

Series	LEDs	Color Temperature	Color Rendering Index	Distribution	Voltage	Mounting
DSX1 LED	Forward optics (this section 70CRI only)	30K 3000K	70CRI	AIR Automotive foot-candle	120V	Shipped included
P1	P2 P7	40K 4000K	70CRI	T15 Type I short	120V	SPA Square pole mounting (all casting)
P2	P8	50K 5000K	70CRI	T16 Type V low glare	120V	SPA Square pole mounting (all casting)
P3	P9	(this section 80CRI only, extended lead times apply)	80CRI	T17 Type II medium	120V	SPA Square pole mounting (all casting)
P4	P10	27K 2700K	80CRI	T18 Type III low glare	120V	SPA Square pole mounting (all casting)
P5	P11	30K 3000K	80CRI	T19 Type IV medium	120V	SPA Square pole mounting (all casting)
P6	P12	35K 3500K	80CRI	T20 Type V low glare	120V	SPA Square pole mounting (all casting)
P7	P13	40K 4000K	80CRI	T21 Type VI medium	120V	SPA Square pole mounting (all casting)
P8	P14	50K 5000K	80CRI	T22 Type VII medium	120V	SPA Square pole mounting (all casting)
P9	P15	50K 5000K	80CRI	T23 Type VIII medium	120V	SPA Square pole mounting (all casting)
P10	P16	50K 5000K	80CRI	T24 Type IX medium	120V	SPA Square pole mounting (all casting)
P11	P17	50K 5000K	80CRI	T25 Type X medium	120V	SPA Square pole mounting (all casting)
P12	P18	50K 5000K	80CRI	T26 Type XI medium	120V	SPA Square pole mounting (all casting)
P13	P19	50K 5000K	80CRI	T27 Type XII medium	120V	SPA Square pole mounting (all casting)
P14	P20	50K 5000K	80CRI	T28 Type XIII medium	120V	SPA Square pole mounting (all casting)
P15	P21	50K 5000K	80CRI	T29 Type XIV medium	120V	SPA Square pole mounting (all casting)
P16	P22	50K 5000K	80CRI	T30 Type XV medium	120V	SPA Square pole mounting (all casting)
P17	P23	50K 5000K	80CRI	T31 Type XVI medium	120V	SPA Square pole mounting (all casting)
P18	P24	50K 5000K	80CRI	T32 Type XVII medium	120V	SPA Square pole mounting (all casting)
P19	P25	50K 5000K	80CRI	T33 Type XVIII medium	120V	SPA Square pole mounting (all casting)
P20	P26	50K 5000K	80CRI	T34 Type XIX medium	120V	SPA Square pole mounting (all casting)
P21	P27	50K 5000K	80CRI	T35 Type XX medium	120V	SPA Square pole mounting (all casting)
P22	P28	50K 5000K	80CRI	T36 Type XXI medium	120V	SPA Square pole mounting (all casting)
P23	P29	50K 5000K	80CRI	T37 Type XXII medium	120V	SPA Square pole mounting (all casting)
P24	P30	50K 5000K	80CRI	T38 Type XXIII medium	120V	SPA Square pole mounting (all casting)
P25	P31	50K 5000K	80CRI	T39 Type XXIV medium	120V	SPA Square pole mounting (all casting)
P26	P32	50K 5000K	80CRI	T40 Type XXV medium	120V	SPA Square pole mounting (all casting)
P27	P33	50K 5000K	80CRI	T41 Type XXVI medium	120V	SPA Square pole mounting (all casting)
P28	P34	50K 5000K	80CRI	T42 Type XXVII medium	120V	SPA Square pole mounting (all casting)
P29	P35	50K 5000K	80CRI	T43 Type XXVIII medium	120V	SPA Square pole mounting (all casting)
P30	P36	50K 5000K	80CRI	T44 Type XXIX medium	120V	SPA Square pole mounting (all casting)
P31	P37	50K 5000K	80CRI	T45 Type XXX medium	120V	SPA Square pole mounting (all casting)
P32	P38	50K 5000K	80CRI	T46 Type XXXI medium	120V	SPA Square pole mounting (all casting)
P33	P39	50K 5000K	80CRI	T47 Type XXXII medium	120V	SPA Square pole mounting (all casting)
P34	P40	50K 5000K	80CRI	T48 Type XXXIII medium	120V	SPA Square pole mounting (all casting)
P35	P41	50K 5000K	80CRI	T49 Type XXXIV medium	120V	SPA Square pole mounting (all casting)
P36	P42	50K 5000K	80CRI	T50 Type XXXV medium	120V	SPA Square pole mounting (all casting)
P37	P43	50K 5000K	80CRI	T51 Type XXXVI medium	120V	SPA Square pole mounting (all casting)
P38	P44	50K 5000K	80CRI	T52 Type XXXVII medium	120V	SPA Square pole mounting (all casting)
P39	P45	50K 5000K	80CRI	T53 Type XXXVIII medium	120V	SPA Square pole mounting (all casting)
P40	P46	50K 5000K	80CRI	T54 Type XXXIX medium	120V	SPA Square pole mounting (all casting)
P41	P47	50K 5000K	80CRI	T55 Type XXXX medium	120V	SPA Square pole mounting (all casting)
P42	P48	50K 5000K	80CRI	T56 Type XXXXI medium	120V	SPA Square pole mounting (all casting)
P43	P49	50K 5000K	80CRI	T57 Type XXXXII medium	120V	SPA Square pole mounting (all casting)
P44	P50	50K 5000K	80CRI	T58 Type XXXXIII medium	120V	SPA Square pole mounting (all casting)
P45	P51	50K 5000K	80CRI	T59 Type XXXXIV medium	120V	SPA Square pole mounting (all casting)
P46	P52	50K 5000K	80CRI	T60 Type XXXXV medium	120V	SPA Square pole mounting (all casting)
P47	P53	50K 5000K	80CRI	T61 Type XXXXVI medium	120V	SPA Square pole mounting (all casting)
P48	P54	50K 5000K	80CRI	T62 Type XXXXVII medium	120V	SPA Square pole mounting (all casting)
P49	P55	50K 5000K	80CRI	T63 Type XXXXVIII medium	120V	SPA Square pole mounting (all casting)
P50	P56	50K 5000K	80CRI	T64 Type XXXXIX medium	120V	SPA Square pole mounting (all casting)
P51	P57	50K 5000K	80CRI	T65 Type XXXXX medium	120V	SPA Square pole mounting (all casting)
P52	P58	50K 5000K	80CRI	T66 Type XXXXXI medium	120V	SPA Square pole mounting (all casting)
P53	P59	50K 5000K	80CRI	T67 Type XXXXXII medium	120V	SPA Square pole mounting (all casting)
P54	P60	50K 5000K	80CRI	T68 Type XXXXXIII medium	120V	SPA Square pole mounting (all casting)
P55	P61	50K 5000K	80CRI	T69 Type XXXXXIV medium	120V	SPA Square pole mounting (all casting)
P56	P62	50K 5000K	80CRI	T70 Type XXXXXV medium	120V	SPA Square pole mounting (all casting)
P57	P63	50K 5000K	80CRI	T71 Type XXXXXVI medium	120V	SPA Square pole mounting (all casting)
P58	P64	50K 5000K	80CRI	T72 Type XXXXXVII medium	120V	SPA Square pole mounting (all casting)
P59	P65	50K 5000K	80CRI	T73 Type XXXXXVIII medium	120V	SPA Square pole mounting (all casting)
P60	P66	50K 5000K	80CRI	T74 Type XXXXXIX medium	120V	SPA Square pole mounting (all casting)
P61	P67	50K 5000K	80CRI	T75 Type XXXXXX medium	120V	SPA Square pole mounting (all casting)
P62	P68	50K 5000K	80CRI	T76 Type XXXXXI medium	120V	SPA Square pole mounting (all casting)
P63	P69	50K 5000K	80CRI	T77 Type XXXXXII medium	120V	SPA Square pole mounting (all casting)
P64	P70	50K 5000K	80CRI	T78 Type XXXXXIII medium	120V	SPA Square pole mounting (all casting)
P65	P71	50K 5000K	80CRI	T79 Type XXXXXIV medium	120V	SPA Square pole mounting (all casting)
P66	P72	50K 5000K	80CRI	T80 Type XXXXXV medium	120V	SPA Square pole mounting (all casting)
P67	P73	50K 5000K	80CRI	T81 Type XXXXXVI medium	120V	SPA Square pole mounting (all casting)
P68	P74	50K 5000K	80CRI	T82 Type XXXXXVII medium	120V	SPA Square pole mounting (all casting)
P69	P75	50K 5000K	80CRI	T83 Type XXXXXVIII medium	120V	SPA Square pole mounting (all casting)
P70	P76	50K 5000K	80CRI	T84 Type XXXXXIX medium	120V	SPA Square pole mounting (all casting)
P71	P77	50K 5000K	80CRI	T85 Type XXXXXX medium	120V	SPA Square pole mounting (all casting)
P72	P78	50K 5000K	80CRI	T86 Type XXXXXI medium	120V	SPA Square pole mounting (all casting)
P73	P79	50K 5000K	80CRI	T87 Type XXXXXII medium	120V	SPA Square pole mounting (all casting)
P74	P80	50K 5000K	80CRI	T88 Type XXXXXIII medium	120V	SPA Square pole mounting (all casting)
P75	P81	50K 5000K	80CRI	T89 Type XXXXXIV medium	120V	SPA Square pole mounting (all casting)
P76	P82	50K 5000K	80CRI	T90 Type XXXXXV medium	120V	SPA Square pole mounting (all casting)
P77	P83	50K 5000K	80CRI	T91 Type XXXXXVI medium	120V	SPA Square pole mounting (all casting)
P78	P84	50K 5000K	80CRI	T92 Type XXXXXVII medium	120V	SPA Square pole mounting (all casting)
P79	P85	50K 5000K	80CRI	T93 Type XXXXXVIII medium	120V	SPA Square pole mounting (all casting)
P80	P86	50K 5000K	80CRI	T94 Type XXXXXIX medium	120V	SPA Square pole mounting (all casting)
P81	P87	50K 5000K	80CRI	T95 Type XXXXXX medium	120V	SPA Square pole mounting (all casting)
P82	P88	50K 5000K	80CRI	T96 Type XXXXXI medium	120V	SPA Square pole mounting (all casting)
P83	P89	50K 5000K	80CRI	T97 Type XXXXXII medium	120V	SPA Square pole mounting (all casting)
P84	P90	50K 5000K	80CRI	T98 Type XXXXXIII medium	120V	SPA Square pole mounting (all casting)
P85	P91	50K 5000K	80CRI	T99 Type XXXXXIV medium	120V	SPA Square pole mounting (all casting)
P86	P92	50K 5000K	80CRI	T100 Type XXXXXV medium	120V	SPA Square pole mounting (all casting)
P87	P93	50K 5000K	80CRI	T101 Type XXXXXVI medium	120V	SPA Square pole mounting (all casting)
P88	P94	50K 5000K	80CRI	T102 Type XXXXXVII medium	120V	SPA Square pole mounting (all casting)
P89	P95	50K 5000K	80CRI	T103 Type XXXXXVIII medium	120V	SPA Square pole mounting (all casting)
P90	P96	50K 5000K	80CRI	T104 Type XXXXXIX medium	120V	SPA Square pole mounting (all casting)
P91	P97	50K 5000K	80CRI	T105 Type XXXXXX medium	120V	SPA Square pole mounting (all casting)
P92	P98	50K 5000K	80CRI	T106 Type XXXXXI medium	120V	SPA Square pole mounting (all casting)
P93	P99	50K 5000K	80CRI	T107 Type XXXXXII medium	120V	SPA Square pole mounting (all casting)
P94	P100	50K 5000K	80CRI	T108 Type XXXXXIII medium	120V	SPA Square pole mounting (all casting)
P95	P101	50K 5000K	80CRI	T109 Type XXXXXIV medium	120V	SPA Square pole mounting (all casting)
P96	P102	50K 5000K	80CRI	T110 Type XXXXXV medium	120V	SPA Square pole mounting (all casting)
P97	P103	50K 5000K	80CRI	T111 Type XXXXXVI medium	120V	SPA Square pole mounting (all casting)
P98	P104	50K 5000K	80CRI	T112 Type XXXXXVII medium	120V	SPA Square pole mounting (all casting)
P99	P105	50K 5000K	80CRI	T113 Type XXXXXVIII medium	120V	SPA Square pole mounting (all casting)
P100	P106	50K 5000K	80CRI	T114 Type XXXXXIX medium	120V	SPA Square pole mounting (all casting)
P101	P107	50K 5000K	80CRI	T115 Type XXXXXX medium	120V	SPA Square pole mounting (all casting)
P102	P108	50K 5000K	80CRI	T116 Type XXXXXI medium	120V	SPA Square pole mounting (all casting)
P103	P109	50K 5000K	80CRI	T117 Type XXXXXII medium	120V	SPA Square pole mounting (all casting)
P104	P110	50K 5000K	80CRI	T118 Type XXXXXIII medium	120V	SPA Square pole mounting (all casting)
P105	P111	50K 5000K	80CRI	T119 Type XXXXXIV medium	120V	SPA Square pole mounting (

Plotted By: Fuchs, Zach Sheet: Self-FERNANDINA BEACH - STREETScape - LAYOUT E3.06 January 08, 2025 10:47:05am K:\NAX-LA\PL-142806005 - fernandina beach streetscape working files\CAD\Draw sheets\E3.1 LIGHTING DETAILS.dwg
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PANEL LCC VOLTAGE DROP CALCULATIONS

SCALE: N.T.S.

Panel LCC - Circuit 13												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 1	1	42,472	NM	Copper	1 Set of 6	10.16667	15	120	1	0.11%	2
3	STA7014+73.40	2	13,336	NM	Copper	1 Set of 6	6.1	212	120	1	1.06%	3
4	STA7016+88.49	3	1,247	NM	Copper	1 Set of 6	4.06667	203	120	1	1.67%	4
5	STA7018+89.25	4	667	NM	Copper	1 Set of 6	2.03333	171	120	1	1.92%	5

Panel LCC - Circuit 14												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 2	1	42,472	NM	Copper	1 Set of 4	10.16667	340	120	1	1.67%	2
3	STA6015+06.01	2	1,308	NM	Copper	1 Set of 4	6.1	170	120	1	2.17%	3
4	STA6016+70.34	3	881	NM	Copper	1 Set of 6	4.06667	190	120	1	2.74%	4
5	STA6018+26.76	4	560	NM	Copper	1 Set of 6	2.03333	175	120	1	3.00%	5

Panel LCC - Circuit 16												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	STA113+97.05	1	42,472	NM	Copper	1 Set of 4	6.11667	335	120	1	1.33%	2
3	STA113+38.13	2	1,327	NM	Copper	1 Set of 4	6.28333	308	120	1	1.67%	3
4	STA112+78.87	3	1,011	NM	Copper	1 Set of 6	4.25	185	120	1	2.25%	4
5	STA111+98.46	4	616	NM	Copper	1 Set of 6	2.21667	113	120	1	2.43%	5
6	STA5017+32.87	5	497	NM	Copper	1 Set of 6	2.03333	382	120	1	3.00%	6

Panel LCC - Circuit 17												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 4	1	42,472	NM	Copper	1 Set of 6	12.38333	53	120	1	0.48%	2
3	STA117+15.14	2	4,871	NM	Copper	1 Set of 6	6.28333	64	120	1	0.78%	3
4	STA117+98.92	3	2,354	NM	Copper	1 Set of 8	4.25	212	120	1	1.81%	4
5	STA118+30.81	4	682	NM	Copper	1 Set of 8	4.06667	160	120	1	2.56%	5
6	STA119+33.81	5	414	NM	Copper	1 Set of 8	2.03333	156	120	1	2.93%	6

Panel LCC - Circuit 18												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 5	1	42,472	NM	Copper	1 Set of 8	10.5	179	120	1	2.16%	2
3	LCC RECEPTACLE 1	2	1,019	NM	Copper	1 Set of 10	3	119	120	1	2.82%	3
4	LCC RECEPTACLE 2	3	502	NM	Copper	1 Set of 10	1.5	29	120	1	2.90%	4

Panel LCC - Circuit 19												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 4	1	42,472	NM	Copper	1 Set of 10	9	52	120	1	0.86%	2
3	LCC PULL BOX 6	2	2,149	NM	Copper	1 Set of 10	4.5	104	120	1	1.72%	3
4	LCC RECEPTACLE 3	3	741	NM	Copper	1 Set of 10	3	25	120	1	1.85%	4
5	LCC RECEPTACLE 4	4	641	NM	Copper	1 Set of 10	1.5	49	120	1	1.99%	5

Panel LCC - Circuit 20												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 7	1	42,472	NM	Copper	1 Set of 6	9	234	120	1	1.54%	2
3	LCC RECEPTACLE 5	2	1,211	NM	Copper	1 Set of 10	4.5	116	120	1	2.50%	3
4	LCC RECEPTACLE 6	3	552	NM	Copper	1 Set of 10	3	39	120	1	2.72%	4
5	LCC RECEPTACLE 7	4	467	NM	Copper	1 Set of 10	1.5	32	120	1	2.80%	5

Panel LCC - Circuit 21												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCC PULL BOX 8	1	42,472	NM	Copper	1 Set of 4	10.5	398	120	1	2.02%	2
3	LCC PULL BOX 9	2	1,123	NM	Copper	1 Set of 6	6	135	120	1	2.61%	3
4	LCC PULL BOX 10	3	739	NM	Copper	1 Set of 6	3	66	120	1	2.76%	4
5	LCC RECEPTACLE 8	4	633	NM	Copper	1 Set of 10	1.5	49	120	1	2.89%	5

Panel LCB - Circuit 16												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB PULL BOX 1	1	42,472	NM	Copper	1 Set of 6	8.13333	212	120	1	1.26%	2
3	LCB PULL BOX 2	2	1,332	NM	Copper	1 Set of 6	4.06667	99	120	1	1.56%	3
4	STA104+88.04	3	917	NM	Copper	1 Set of 6	2.03333	55	120	1	1.64%	4

Panel LCB - Circuit 17												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB PULL BOX 3	1	42,472	NM	Copper	1 Set of 6	10.16667	19	120	1	0.14%	2
3	STA3015+16.35	2	11,274	NM	Copper	1 Set of 6	6.1	126	120	1	0.71%	3
4	STA3015+93.43	3	1,920	NM	Copper	1 Set of 6	4.06667	279	120	1	1.54%	4
5	STA3017+56.28	4	677	NM	Copper	1 Set of 6	2.03333	176	120	1	1.80%	5

Panel LCB - Circuit 18												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB PULL BOX 4	1	42,472	NM	Copper	1 Set of 2	10.16667	454	120	1	1.46%	2
3	STA016+04.97	8	835	NM	Copper	1 Set of 6	4.06667	88	120	1	2.20%	3
4	STA017+66.55	3	667	NM	Copper	1 Set of 6	2.03333	177	120	1	2.47%	4
5	STA015+16.88	2	1,540	NM	Copper	1 Set of 6	6.1	100	120	1	1.91%	5
6	STA016+08.17	5	1,008	NM	Copper	1 Set of 6	4.06667	161	120	1	2.39%	6
7	STA018+41.62	6	947	NM	Copper	1 Set of 6	2.03333	164	120	1	2.63%	7
8	PB 4TH STREET	2	1,540	NM	Copper	1 Set of 6	4.06667	160	120	1	1.94%	8

Panel LCB - Circuit 19												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB PULL BOX 5	1	42,472	NM	Copper	1 Set of 6	4.43333	357	120	1	1.18%	2
3	LCB PULL BOX 4	2	901	NM	Copper	1 Set of 6	4.25	121	120	1	1.54%	3
4	LCB PULL BOX 6	3	601	NM	Copper	1 Set of 6	2.21667	40	120	1	1.60%	4
5	LCB PULL BOX 7	4	556	NM	Copper	1 Set of 6	0.18333	83	120	1	1.61%	5

Panel LCB - Circuit 20												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB RECEPTACLE 1	1	42,472	NM	Copper	1 Set of 6	4.5	335	120	1	1.11%	2
3	LCB RECEPTACLE 2	2	893	NM	Copper	1 Set of 10	3	25	120	1	1.24%	3
4	LCB RECEPTACLE 3	3	722	NM	Copper	1 Set of 10	1.5	30	120	1	1.33%	4

Panel LCB - Circuit 21												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB PULL BOX 8	1	42,472	NM	Copper	1 Set of 6	9	270	120	1	1.78%	2
3	LCB PULL BOX 5	2	1,053	NM	Copper	1 Set of 6	1.5	115	120	1	1.91%	3

Panel LCB - Circuit 22												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120 / 240 1ph 100	42472	42,472									1
2	LCB PULL BOX 4	1	42,472	NM	Copper	1 Set of 4	12	445	120	1	2.58%	2
3	LCB PULL BOX 6	2	1,007	NM	Copper	1 Set of 4	7.5	34	120	1	2.70%	3
4	LCB RECEPTACLE 4	3	937	NM	Copper	1 Set of 6	3	91	120	1	2.50%	4
5	LCB RECEPTACLE 5	4	725	NM	Copper	1 Set of 10	1.5	20	120	1	2.90%	5
6	R1	3	937	NM	Copper	1 Set of 10	4.5	20	120	1	2.87%	6
7	R2	6	808	NM	Copper	1 Set of 10	3	16	120	1	2.96%	7
8	R3	7	728	NM	Copper	1 Set of 10	1.5	16	120	1	3.00%	8

Panel LCB - Circuit 23&25													
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity		Load (A)	Distance	Voltage	Phase	**/ Vdrop	Point
1	120 / 240 1 ph 100	42472	42.472										1
2	LCB RECEPTACLE BOLLARD 1	1	42.472	NM	Copper	1	Set of	30	261	240	1	1.04%	2

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Panel LC2A - Circuit 13												
Point	Point Name	Source* Point	Source Amperes	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	V*P Vdrop	Vdrop
1	120 / 240 1ph 100	42472	42.472									1
2	LC2A-PNL-B01 1	1	42.472	NM	Copper	1 Set of 6	10.16667	12	120	1	0.09%	2
3	3 STA20101427.34	2	15.457	NM	Copper	1 Set of 6	4.066667	270	120	1	0.88%	3
4	3 STA20101441.34	3	1.009	NM	Copper	1 Set of 6	0.203333	197	120	1	1.19%	4

Panel LC2A - Circuit 14												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120/240 1ph 100	42472	42.472									
2	LC2A PULL BOX 2	1	42.472	NM	Copper	1 Set of 6	6.283333	89	120	1	0.41%	2
3	LC2A PULL BOX 3	2	3.042	NM	Copper	1 Set of 6	6.425	119	120	1	0.78%	3
4	LC2A PULL BOX 4	3	1.357	NM	Copper	1 Set of 6	4.066667	113	120	1	1.12%	4
5	STA100-16.77	4	889	NM	Copper	1 Set of 6	2.033333	52	120	1	1.20%	5

Panel LC2A - Circuit 15												
Point	Point Name	Source* Point	Source Amps	Conduit/ Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	V*P Vdrop	Point
1	120 / 240 1ph 100	42472	42.47									1
2	LC2A PULL BOX 6	1	42.472	NM	Copper	1 Set of 6	6.1	334	120	1	1.49%	2
3	3 LC2A PULL BOX 6	2	85	NM	Copper	1 Set of 6	6.066667	28	120	1	1.58%	3
4	5TAL009-57.57	3	791	NM	Copper	1 Set of 6	2.033333	28	120	1	1.62%	4

Panel LC2A - Circuit 16												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**P Vdrop	Point
1	120 / 240 1ph 100	42472	42.472									1
2	LC2A PULL BOX 7	1	42.472	NM	Copper	1 Set of 6	6.466667	323	120	1	1.53%	2
3	LC2A PULL BOX 8	2	884	NM	Copper	1 Set of 6	6.283333	80	120	1	1.90%	3
4	STA3012+76.00	3	711	NM	Copper	1 Set of 6	6.066667	105	120	1	2.21%	4
5	STA3010+78.00	4	566	NM	Copper	1 Set of 6	2.033333	218	120	1	2.54%	5

Panel LC2A - Circuit 17												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**V Vdrop	Point 1
1	130/ 240 1 ph 100	42672	42.472									
2	LC2A PULL BOX 2	1	42.472	NM	Copper	1 Set of 6	6	4.666667	86	120	1	0.41% 2
3	LC2A PULL BOX 9	2	3.146	NM	Copper	1 Set of 6	6	2.216667	155	120	0	0.66% 3
4	STA104-02-47	3	1.176	NM	Copper	1 Set of 6	6	0.183333	126	120	1	0.68% 4

Panel LC2A - Circuit 18													
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity		Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120/240 1 ph 100	42472	42.472										1
2	LC2A PULL BOX 10	1	42.472	NM	Copper	1	Set of 6	10.16667	167	120	1	1.25%	2
3	STA201497.22	2	1.677	NM	Copper	1	Set of 6	6.1	120	120	1	1.78%	3
4	STA201646.95	3	992	NM	Copper	1	Set of 6	4.066667	182	120	1	2.32%	4
5	STA201848.33	4	613	NM	Copper	1	Set of 6	2.033333	166	120	1	2.57%	5

Panel LC2A - Circuit 19												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point 1
1	130 / 240 1 ph 100	42472	42.472									
2	LC2A PULL BOX 13	1	42.472	NM	Copper	1 Set of 6	6.65	133	120	1	0.05% <td>2</td>	2
3	LC2A PULL BOX 13	2	2.086	NM	Copper	1 Set of 6	4.433333	128	120	1	1.00% <td>3</td>	3
5	LC2A PULL BOX 13	3	2.086	NM	Copper	1 Set of 6	2.4	70	120	1	1.33% <td>5</td>	5
5	LC2A PULL BOX 14	4	963	NM	Copper	1 Set of 6	2.216667	88	120	1	1.33% <td>5</td>	5
6	STA100N-29.48	5	685	NM	Copper	1 Set of 6	2.033333	25	120	1	1.33% <td>6</td>	6

Panel LC2A - Circuit 20												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	Vdrop	**P
1	130 / 240 1 ph 100	42472	42.472									1
2	LC2A PULL BOX 2	1	42.472	NM	Copper	1 Set of 6	15	87	120	1	0.96%	2
3	LC2A PULL BOX 3	2	3.107	NM	Copper	1 Set of 6	9	116	120	1	1.72%	4
4	LC2A PULL BOX 4	3	3.389	NM	Copper	1 Set of 6	7.5	113	120	1	2.34%	4
5	LC2A RECEPTACLE 1	4	903	NM	Copper	1 Set of 10	3	15	120	1	2.48%	5
6	LC2A RECEPTACLE 2	5	810	NM	Copper	1 Set of 10	1.5	25	120	1	2.50%	6

Panel LC2A - Circuit 21												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**Pop Ydrop	Point
1	120 / 240 1ph 100	42472	42.472									1
2	LC2A FULL BOX 13	42472	42.472	NM	Copper	1 Set of 6	9	321	120	1	2.13%	2
3	LC2A RECEPTACLE 4	2	889	NM	Copper	1 Set of 10	3	95	120	1	2.64%	3
4	LC2A RECEPTACLE 4	3	518	NM	Copper	1 Set of 10	1.5	14	120	1	2.68%	4

Panel LC2A - Circuit 22												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**% Vdrop	Point
1	120/240 1ph 100	42472	42.472									1
2	LC2A PULL BOX 15	1	42.472	NM	Copper	1 Set of 6	7.5	145	120	1	0.80%	2
3	LC2A PULL BOX 16	2	1.920	NM	Copper	1 Set of 6	4.5	118	120	1	1.19%	3
4	LC2A RECEPTACLE 5	3	1.081	NM	Copper	1 Set of 10	3	16	120	1	1.27%	4
5	LC2A RECEPTACLE 6	4	.942	NM	Copper	1 Set of 10	1.5	36	120	1	1.37%	5

Panel LC2A - Circuit Z3												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	** Vdrop	Point
1	120 / 240 / 1ph 100	42472	42.475									1
2	LC2A BOX 17	2	42.475	NM	Copper	1 Set of 6	7.5	195	120	1	1.07%	2
3	LC2A PULL BOX 9	2	1.445	NM	Copper	1 Set of 10	6	49	120	1	1.61%	3
4	LC2A RECEPTACLE	7	3.902	NM	Copper	1 Set of 10	1.5	128	120	1	1.96%	4

Panel LC2A - Circuit 24															
Point	Point Name	Source ^a Point	Source Amps	Conduit Type	Conductor Type		Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**%			
1	120 / 240 1ph 100	42472	42,472												
2	LC2A PULL BOX 7	1	42,472	NM	Copper	1	Set of 6	9	318	120	1	2.10%	2		
4	LC2A RECEPTACLE 8	2	888	NM	Copper	1	Set of 10	4.5	84	120	1	2.79%	3		
4	LC2A RECEPTACLE 9	3	547	NM	Copper	1	Set of 10	3	24	120	1	2.92%	4		
5	LC2A RECEPTACLE 10	4	492	NM	Copper	1	Set of 10	1.5	29	120	1	3.00%	5		

Panel 1, CZA - Circuit 25												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**V Vdrop	Point
1	120 / 240 1 ph 100	42472	42.472									1
2	LCZA PULL BOX 11	1	14.625	NM	Copper	1 Set of 6	7.5	133	120	1	0.73%	2
3	LCZA RECP13C12	2	2.288	NM	Copper	1 Set of 6	6	36	120	1	0.31%	3
4	LCZA RECP13C12	1	4.625	NM	Copper	1 Set of 10	4.5	22	120	1	1.09%	4
5	LCZA RECP13C13	4	1.246	NM	Copper	1 Set of 10	3	30	120	1	1.25%	5
6	LCZA RECP13C14	5	9.465	NM	Copper	1 Set of 10	1.5	34	120	1	1.35%	6



PANEL LC1A VOLTAGE DROP CALCULATIONS

SCALE: N.T.S.

Panel LC3 - Circuit 12													
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity			Load (A)	Distance	Voltage	Phase	**% Vdrop
1	120/ 240 1ph 100	42472	42.472										1
2	LC3 PULL BOX 2	1	42.472	NM	Copper	1	Set of	4	8.316667	297	120	1	1.19%
3	STA106G2.04	2	1.491	NM	Copper	1	Set of	6	6.1	114	120	1	1.70%
4	STA3011+79.48	3	942	NM	Copper	1	Set of	6	4.066667	204	120	1	2.31%
5	STA3009+82.00	4	568	NM	Copper	1	Set of	6	2.033333	217	120	1	2.64%

Panel LC3- Circuit 13												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	** Vdrop	Point
1	120 / 240 ph 100	42472	42.472									1
2	LC3 PULL BOX 1	1	42.472	NM	Copper	1 Set of 6	10.16667	10	120	1	0.07%	2
3	STA4013-13.27	2	17.290	NM	Copper	1 Set of 6	6.1	97	120	1	0.51%	3
4	STA4011+46.64	3	2.651	NM	Copper	1 Set of 6	4.066667	368	120	1	1.61%	4
5	STA4009-72.12	4	6.05	NM	Copper	1 Set of 6	2.033333	198	120	1	1.90%	5

Panel LC3- Circuit 14													
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity		Load (A)	Distance	Voltage	Phase	** Vdrop	Point
1	120/ 240 1ph 100	42472	42.472										1
2	STA110W9.14	1	42.472	NM	Copper	1	Set of 4	8.133333	502	120	1	1.97%	2
3	STA5012N39.86	2	895	NM	Copper	1	Set of 4	6.1	190	120	1	2.53%	3
4	STA5010W81.80	3	653	NM	Copper	1	Set of 4	4.066667	170	120	1	2.87%	4
5	STA5009W72.63	4	526	NM	Copper	1	Set of 4	2.033333	130	120	1	3.00%	5

Panel LC3- Circuit 15												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**V Vdrop	Point
1	120/ 240 1ph 100	42472	42.472									1
2	LC3 PULL BOX 3	1	42.472	NM	Copper	1 Set of 6	6.66	145	120	1	0.71%	2
3	LC3 PULL BOX 4	2	1.920	NM	Copper	1 Set of 6	4.433333	85	120	1	0.98%	3
4	STA110-22.24	3	1.231	NM	Copper	1 Set of 6	0.366667	152	120	1	1.02%	4
5	STA110-74.43	4	7.90	NM	Copper	1 Set of 6	0.183333	142	120	1	1.04%	5

Panel LC3 - Circuit 16												
Point	Point Name	Source* Point	Source Amperes	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	Vdrop	Point
1	120 / 240 1ph 100	42472	42.472									1
2	LC3 RECEPT 1	3	986	NM	Copper	1 Set of 6	9	289	120	1	1.93%	2
4	LC3 RECEPTACLE 1 pb	2	986	NM	Copper	1 Set of 6	1.5	109	120	1	0.03%	3
3	LC3 RECEPTACLE 1	3	720	NM	Copper	1 Set of 10	1.5	15	15	1	2.36%	4

Panel LC3 - Circuit 17													
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**Vdrop	Point	
1	120/ 240 1 ph 100	42472	42.472									1	
2	LC3 PULL BOX 2	1	42.472	NM	Copper	1 Set of 6	6	10.5	141	120	1	1.09%	2
3	LC3 INLET BOX 4	2	1.972	NM	Copper	1 Set of 6	6	6	94	120	1	1.46%	3
4	LC3 RECEPTACLE 2	3	1.258	NM	Copper	1 Set of 10	4.5	117	120	1	2.42%	4	
5	LC3 RECEPTACLE 3	4	.559	NM	Copper	1 Set of 10	3	26	120	1	2.56%	5	
6	LC3 RECEPTACLE 4	5	.498	NM	Copper	1 Set of 10	1.5	37	120	1	2.67%	6	

Panel LC3 - Circuit 18												
Point	Point Name	Source* Point	Source Amps	Conduit Type	Conductor Type	Wire Size/Quantity	Load (A)	Distance	Voltage	Phase	**%	Point
1	120/ 240 1ph 100	42472	42.472									1
2	LC3 PULL BOX 5	1	42.472	NM	Copper	1 Set of 4	9	304	120	1	1.32%	2
3	LC3 RECEPTACLE 1	2	1.458	NM	Copper	1 Set of 6	6	165	120	1	2.05%	3
4	LC3 RECEPTACLE 6	3	799	NM	Copper	1 Set of 10	4.5	28	120	1	2.28%	4
5	LC3 RECEPTACLE 7	4	671	NM	Copper	1 Set of 10	1.5	19	120	1	2.33%	5



PANEL LC3 VOLTAGE DROP CALCULATIONS

SCALE: N.T.S.

[illegible]

VOLTAGE DROP CALCULATIONS

FERNANDINA BEACH STREETSCAPE

PREPARED FOR

CITY OF FERNANDINA BEACH

SHEET NUMBER

E3.07

Historic District Council (HDC) Certificate of Approval (COA) Application - Submission #14832

Date Submitted: 10/16/2024

HISTORIC DISTRICT COUNCIL (HDC): CERTIFICATE OF APPROVAL (COA) APPLICATION

USE THIS FORM TO Apply for BOARD approval for projects in the Downtown or Old Town Historic District or the Community Redevelopment Area (CRA) AND STAFF-LEVEL review for EXTERIOR PAINT and INSTLLATION OF PERVIOUS PAVERS projects ONLY.

NOTE: All other STAFF-LEVEL approvals (i.e, fence, right-of-way, roof) and smaller STAFF-LEVEL project reviews can be submitted with your building permit where reviews will be performed and cost will be assessed simultaneously.

Fees

☐ Certificate of Approval (COA): Staff Review \$25

☐ Certificate of Approval (COA): Board Review - Residential Single Family \$250

☐ Certificate of Approval (COA): Board Review - Commercial/Multi-Family/2 or more Residential Units/Mixed Use \$400

☐ Demolition of a Primary Structure – Non-Contributing \$1,500

☐ Demolition of a Primary Structure – Contributing \$7,500

☐ After-the-Fact Certificate of Approval (COA): Staff Review \$100

☐ After-the-Fact Certificate of Approval (COA): Board Review \$1,500

☐ Amendment to Previously Approved COA - First Amendment Free, Subsequent Amendments = 1/2 cost of original fees

Basis for Review

All applications, whether Staff or Board review, are reviewed for consistency with the City of Fernandina Beach Comprehensive Plan, Land Development Code, and applicable guidelines such as the Downtown Historic District Design Guidelines, Old Town Fernandina Preservation and Development Guidelines, and the Community Redevelopment Area (CRA) Design Guidelines. Guidelines for the Historic Districts are based on the U.S. Secretary of the Interior’s Standards for Rehabilitation.

2024 Submission Deadlines + Board Meetings Calendar

Application Deadline (4:30pm)	Nov 09 2023	Dec 07 2023	Jan 04 2024	Feb 08 2024	Mar 07 2024	Apr 04 2024	May 09 2024	June 06 2024	July 04 2024	Aug 08 2024	Sep 05 2024	Oct 10 2024	Nov 07 2024	Dec 05 2024
Meeting Date	Dec 21 2023	Jan 18 2024	Feb 15 2024	Mar 21 2024	Apr 18 2024	May 16 2024	June 20 2024	July 18 2024	Aug 15 2024	Sep 19 2024	Oct 17 2024	Nov 21 2024	Dec 19 2024	Jan 16 2025

IMPORTANT NOTES

Conceptual Approvals

Conceptual approvals are provided by the HDC as a courtesy to the applicant in an effort to allow comment from the Historic District Council and citizens during the conceptual design process. The HDC will provide the applicant with feedback and guidance relating to the proposal and take a vote to indicate whether the board feels the proposal is adequately appropriate to proceed. In all cases, the applicant must return to the HDC to seek final approval of their projects. There is no additional fee for this review above the Certificate of Approval fee.

Pre-Application Meeting

To guide you through the process and to ensure that your application is properly processed, you'll need to meet with the Preservation Planner prior to submitting your application. This should be done at least 45 days prior to your anticipated submittal date to allow time for review. Staff approval applications are accepted on a rolling basis and are generally completed in 3-5 days. Please note that projects can only begin after receiving a Certificate of Approval (COA) and a building, sign, right-of-way, or zoning permit (if required).

Application Requirements

Please be sure to upload all necessary documents pertaining to your COA request to your COA application or permit application.

☐ A complete/ signed application;

☐ Proof of Ownership (copy of deed or tax statement);

☐ A current survey of the property, for new construction and any change to existing footprint. (no older than two years);

☐ Scaled elevations & plans;

☐ Photographs;

☐ Any additional backup materials, as necessary;

☐ If applying as an agent, Owner's Authorization for Agent Representation form must be signed/ notarized and submitted as part of the application;

☐ For window replacement, a Window Survey must be completed.

Please see the Land Development Code (LDC) for detailed information:

☐ Historic District Overlays – see LDC Section 8.01.01

☐ Specific Requirements within the OT-1 and OT-2 Zoning Districts – see LDC Section 8.01.01.02

☐ Amelia River Waterfront Community Redevelopment Area – see LDC Section 8.01.02

☐ Application Process for Certificate of Approval – see LDC Section 8.03.03

☐ Signage in the Historic Districts and Community Redevelopment Area – see LDC Section 8.01.03

☐ Requirements for Demolition Applications – see LDC Section 8.03.03.01

☐ Appeals - see LDC Section 8.03.09

The LDC is Available for Review at www.fbfl.us/LDC

Appeals

An applicant may appeal the HDC’s decision for variances to a court of record as outlined in LDC Section 10.02.04(D). The petition shall be presented to within thirty (30) days after the decision of the HDC; otherwise the decision of the HDC will be final.

PROJECT TYPE*

Alteration

▼

APPROVAL TYPE*

Board Approval: Conceptual

▼

See Certificate of Approval Matrix for details

Previously Approved Case #

HDC YYYY-##

Have you met with a planner for a pre-application meeting?*

Yes

What was the date of your pre-application meeting?*

10/3/2024

Please apply for a required pre-application meeting using the following link:

[HDC Pre-Application Meeting Request](#)

PROPERTY INFORMATION

[Property information can be found at the Nassau County Property Appraiser's website → Map Search](#)

Historic District*

Downtown

Site Address*

Centre Street

City*

Fernandina Beach

State*

FL

Zip Code*

32034

Parcel ID #(s)*

N/A

OWNER OF RECORD

As recorded with the Nassau County Property Appraiser

First Name*

City of

Last Name*

Fernandina Beach

Mailing Address*

204 Ash Street

City*

Fernandina Beach

State*

FL

Zip Code*

32034

Telephone Number*

904 310 3314

E-mail Address*

jglisson@fbfl.city

OWNER'S AGENT

If other than owner. If an agent will be representing the owner, an Owner's Authorization For Agent Representation form must be included

Is there an agent other than the owner representing this project?*

No

First Name*

Last Name*

Company (if applicable)

Street Address

City

State

Zip

Telephone Number

E-mail Address

Project Description*

Conceptual Review of the Downtown Revitalization Project.

Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

Design Vision Statement*

For New Construction: Please write a brief design statement explaining the architectural style of your project; what its design draws inspiration from; and how it is architecturally compatible with the surrounding historic neighborhood.

Requirements for Demolition Applications

Per LDC 8.03.03.01

1. Does the structure or site meet national, state, or local criteria for designation?

2. Is the structure or site a contributing structure or site to a locally designated or National Register historic district?

3. Would the loss of the structure or site deteriorate the quality or continuity of the historic district, or the surrounding neighborhood?

4. Is the structure or site is of such design, craftsmanship, or material that it could be reproduced only with great difficulty and/or expense?

5. Is the structure or site one of the last remaining examples of its kind in the neighborhood, county or region, or is a distinctive example of an architectural or design style which contributes to the character of the district?

6. Would the removal of the structure or site destroy the historic relationship between structures or open space?

7. Would retention of the structure or site promotes the general welfare of the City by providing an opportunity for study of local history, architecture, and design, or by developing an understanding of the importance and value of a particular culture and heritage?

8. Have the applicants made good faith efforts to pursue alternatives to demolition?

9. Will the applicant be denied a reasonable return on his or her investment

10. Is there an economic hardship for the applicant as demonstrated by requirements in Section 8.03.06?

11. Has the Code Enforcement and Appeals Board has recommended demolition of the structure?

MATERIALS

List all proposed materials and colors, as applicable

EXTERIOR FABRIC

Manufacturer	Product Description	Color
		(Name/Number)

DOORS

Manufacturer	Product Description	Color
	Include FL Product Approval # for Windows and Doors	(Name/Number)

WINDOWS

Manufacturer	Product Description	Color
	Include FL Product Approval # for Windows and Doors	(Name/Number)

ROOFING

Manufacturer	Product Description	Color
		(Name/Number)

FASCIA/TRIM

Manufacturer	Product Description	Color
		(Name/Number)

FOUNDATION

Manufacturer	Product Description	Color
		(Name/Number)

SHUTTERS

Manufacturer	Product Description	Color
		(Name/Number)

PORCH/DECK

Manufacturer	Product Description	Color
		(Name/Number)

FENCING

Manufacturer	Product Description	Color
		(Name/Number)

DRIVEWAYS/SIDEWALKS

Manufacturer

Product Description

Color

(Name/Number)

SIGNAGE

Manufacturer

Product Description

Color

(Name/Number)

OTHER

Manufacturer

Product Description

Color

(Name/Number)

Please upload supplemental documentation and all product brochures, paint color samples, etc.

Upload 1

Downtown Revitalization
Project- 60 Percent Plan
Set.pdf

Upload 2

No file selected

Upload 3

No file selected

Upload 4

No file selected

Upload 5

No file selected

Upload 6

No file selected

Upload 7

No file selected

Upload 8

No file selected

Certification*

- ☒ By signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application.
- ☒ I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:
- ☒ I AGREE THAT A POSTING NOTICE WILL BE INSTALLED ON THE PROPERTY(IES) IN QUESTION AND THAT SAID SIGN WILL ONLY BE REMOVED BY STAFF AFTER THE MEETING OR BROUGHT BACK TO CITY HALL BY APPLICANT.

1. I/We hereby attest to the fact that the above supplied property address(es), parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.

2. I/We authorize staff from the Department of Planning & Conservation to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.

3. I/We understand that the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.

4. I/We understand that, for Board review cases, an agenda and staff report will be available on the City's website approximately one week before the Historic District Council meeting.
5. I/We understand that the Historic District Council meetings are conducted in a quasi-judicial hearing and as such, ex-parte communications are prohibited (Communication about your project with a Historic District Council member).
6. I/We understand that the approval of this application by the Historic District Council or staff in no way constitutes approval of a Building Permit for construction from the City of Fernandina Beach Building Department.
7. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the HDC before work commences on those changes. There will be no charge for a revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and/or additional fees/penalties.
8. I/We understand that any decision of the HDC may be appealed to the City Commission, with the exception of variances, which may be appealed to a court of record as outlined in Section 10.02.04(D) of the Land Development Code. Petitions to appeal shall be presented within thirty (30) days after the decision of the HDC; otherwise the decision of the HDC will be final.
9. I/We understand that Certificates of Approval are only valid for one (1) year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
10. I/We understand that the City Staff will install a Notice of Hearing sign on the property 14 days before the scheduled hearing and that the sign must only be removed after the hearing by City Staff, unless, the applicant or property owner brings the Notice of Hearing back to City Hall.

Applicant First Name*

Jeremiah

Applicant Last Name*

Glisson

Today's Date*

10/16/2024



DEPARTMENT OF PLANNING & CONSERVATION

204 Ash Street | Fernandina Beach Florida 32034 | 904 310-3480 | www.fbfl.us/planning

Please make sure to disable pop-up blocker in order to submit.

Historic District Council (HDC) Certificate of Approval (COA) Application - Submission #15217

Date Submitted: 12/23/2024

HISTORIC DISTRICT COUNCIL (HDC):
CERTIFICATE OF APPROVAL (COA)
APPLICATION

USE THIS FORM TO Apply for BOARD approval for projects in the Downtown or Old Town Historic District or the Community Redevelopment Area (CRA) AND STAFF-LEVEL review for EXTERIOR PAINT and INSTLLATION OF PERVIOUS PAVERS projects ONLY.

NOTE: All other STAFF-LEVEL approvals (i.e, fence, right-of-way, roof) and smaller STAFF-LEVEL project reviews can be submitted with your building permit where reviews will be performed and cost will be assessed simultaneously.

Fees

☐ Certificate of Approval (COA): Staff Review \$25

☐ Certificate of Approval (COA): Board Review - Residential Single Family) \$250

☐ Certificate of Approval (COA): Board Review - Commercial/Multi-Family/2 or more Residential Units/Mixed Use \$400

☐ Demolition of a Primary Structure – Non-Contributing \$1,500

☐ Demolition of a Primary Structure – Contributing \$7,500

☐ After-the-Fact Certificate of Approval (COA): Staff Review \$100

☐ After-the-Fact Certificate of Approval (COA): Board Review \$1,500

☐ Amendment to Previously Approved COA - First Amendment Free, Subsequent Amendments = 1/2 cost of original fees

Basis for Review

All applications, whether Staff or Board review, are reviewed for consistency with the City of Fernandina Beach Comprehensive Plan, Land Development Code, and applicable guidelines such as the Downtown Historic District Design Guidelines, Old Town Fernandina Preservation and Development Guidelines, and the Community Redevelopment Area (CRA) Design Guidelines. Guidelines for the Historic Districts are based on the U.S. Secretary of the Interior’s Standards for Rehabilitation.

2025 Submission Deadlines + Board Meetings Calendar

Application Deadline (4:30pm)	Nov 07 2024	Dec 05 2024	Jan 09 2025	Feb 06 2025	Mar 06 2025	Apr 03 2025	May 08 2025	June 05 2025	July 10 2025	Aug 07 2025	Sep 04 2025	Oct 09 2025	Nov 06 2025	Dec 04 2025
Meeting Date	Dec 19 2024	Jan 16 2025	Feb 20 2025	Mar 20 2025	Apr 17 2025	May 15 2025	June 26 2025	July 17 2025	Aug 21 2025	Sep 18 2025	Oct 16 2025	Nov 20 2025	Dec 18 2025	Jan 15 2026

In observance of Juneteenth on June 19, the HDC meeting is moved up to June 26.

IMPORTANT NOTES

Conceptual Approvals

Conceptual approvals are provided by the HDC as a courtesy to the applicant in an effort to allow comment from the Historic District Council and citizens during the conceptual design process. The HDC will provide the applicant with feedback and guidance relating to the proposal and take a vote to indicate whether the board feels the proposal is adequately appropriate to proceed. In all cases, the applicant must return to the HDC to seek final approval of their projects. There is no additional fee for this review above the Certificate of Approval fee.

Pre-Application Meeting

To guide you through the process and to ensure that your application is properly processed, you'll need to meet with the Preservation Planner prior to submitting your application. The application must be submitted at least 42 days before the scheduled meeting to allow time for review. Staff approval applications are accepted on a rolling basis and are generally completed in 3-5 days. Please note that projects can only begin after receiving a Certificate of Approval (COA) and a building, sign, right-of-way, or zoning permit (if required).

Application Requirements

Please be sure to upload all necessary documents pertaining to your COA request to your COA application or permit application.

☐ A complete/ signed application;

☐ Proof of Ownership (copy of deed or tax statement);

☐ A current survey of the property, for new construction and any change to existing footprint. (no older than two years);

☐ Scaled elevations & plans;

☐ Photographs;

☐ Any additional backup materials, as necessary;

☐ If applying as an agent, Owner's Authorization for Agent Representation form must be signed/ notarized and submitted as part of the application;

☐ For window replacement, a Window Survey must be completed.

Please see the Land Development Code (LDC) for detailed information:

☐ Historic District Overlays – see LDC Section 8.01.01

☐ Specific Requirements within the OT-1 and OT-2 Zoning Districts – see LDC Section 8.01.01.02

☐ Amelia River Waterfront Community Redevelopment Area – see LDC Section 8.01.02

☐ Application Process for Certificate of Approval – see LDC Section 8.03.03

☐ Signage in the Historic Districts and Community Redevelopment Area – see LDC Section 8.01.03

☐ Requirements for Demolition Applications – see LDC Section 8.03.03.01

☐ Appeals - see LDC Section 8.03.09

The LDC is Available for Review at
www.fbfl.us/LDC

Appeals

An applicant may appeal the HDC’s decision for variances to a court of record as outlined in LDC Section 10.02.04(D). The petition shall be presented to within thirty (30) days after the decision of the HDC; otherwise the decision of the HDC will be final.

PROJECT TYPE*

Repair▼

APPROVAL TYPE*

Board Approval: Final▼

See [Certificate of Approval Matrix](#) for details

Previously Approved Case #

HDC YYYY-##

Have you met with a planner for a pre-application meeting?*

Yes

What was the date of your pre-application meeting?*

12/2/2024

Please apply for a required pre-application meeting using the following link:

[HDC Pre-Application Meeting Request](#)

PROPERTY INFORMATION

[Property information can be found at the Nassau County Property Appraiser's website → Map Search](#)

Historic District*

Downtown

Site Address*

215 O'Hagan Lane

City*

Fernandina Beach

State*

FL

Zip Code*

32034

Parcel ID #(s)*

11-3N-29-0000-0005-0000

Do you authorize the installation of a temporary City notice sign on your property?*

YES

City posting sign must remain on the property until the meeting is held. The sign will then be picked up by City Staff or can be returned to City Hall by the applicant.

OWNER OF RECORD

As recorded with the Nassau County Property Appraiser

First Name*

City of

Last Name*

Fernandina Beach

Mailing Address*

204 Ash Street

City*

Fernandina Beach

State*

FL

Zip Code*

32034

Telephone Number*

9043103480

E-mail Address*

kgibson@fbfl.org

OWNER'S AGENT

If other than owner. If an agent will be representing the owner, an Owner's Authorization For Agent Representation form must be included

Is there an agent other than the owner representing this project?*

No

First Name*

Last Name*

Company (if applicable)

Street Address

City

State

Zip

Telephone Number

E-mail Address

Project Description*

Amelia Island Lighthouse Restoration

Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

Design Vision Statement*

For New Construction: Please write a brief design statement explaining the architectural style of your project; what its design draws inspiration from; and how it is architecturally compatible with the surrounding historic neighborhood.

Requirements for Demolition Applications

Per LDC 8.03.03.01

1. Does the structure or site meet national, state, or local criteria for designation?

2. Is the structure or site a contributing structure or site to a locally designated or National Register historic district?

3. Would the loss of the structure or site deteriorate the quality or continuity of the historic district, or the surrounding neighborhood?

4. Is the structure or site is of such design, craftsmanship, or material that it could be reproduced only with great difficulty and/or expense?

5. Is the structure or site one of the last remaining examples of its kind in the neighborhood, county or region, or is a distinctive example of an architectural or design style which contributes to the character of the district?

6. Would the removal of the structure or site destroy the historic relationship between structures or open space?

7. Would retention of the structure or site promotes the general welfare of the City by providing an opportunity for study of local history, architecture, and design, or by developing an understanding of the importance and value of a particular culture and heritage?

8. Have the applicants made good faith efforts to pursue alternatives to demolition?

9. Will the applicant be denied a reasonable return on his or her investment

10. Is there an economic hardship for the applicant as demonstrated by requirements in Section 8.03.06?

11. Has the Code Enforcement and Appeals Board has recommended demolition of the structure?

MATERIALS

List all proposed materials and colors, as applicable

EXTERIOR FABRIC

Manufacturer	Product Description	Color
		(Name/Number)

DOORS

Manufacturer	Product Description	Color
	Include FL Product Approval # for Windows and Doors	(Name/Number)

WINDOWS

Manufacturer	Product Description	Color
	Include FL Product Approval # for Windows and Doors	(Name/Number)

ROOFING

Manufacturer	Product Description	Color
		(Name/Number)

FASCIA/TRIM

Manufacturer	Product Description	Color
		(Name/Number)

FOUNDATION

Manufacturer	Product Description	Color
		(Name/Number)

SHUTTERS

Manufacturer	Product Description	Color
		(Name/Number)

PORCH/DECK

Manufacturer	Product Description	Color
		(Name/Number)

FENCING

Manufacturer	Product Description	Color
		(Name/Number)

DRIVEWAYS/SIDEWALKS

Manufacturer

Product Description

Color

(Name/Number)

SIGNAGE

Manufacturer

Product Description

Color

(Name/Number)

OTHER

Manufacturer

Product Description

Color

(Name/Number)

Please upload supplemental documentation and all product brochures, paint color samples, etc.

Upload 1

No file selected

Upload 2

No file selected

Upload 3

No file selected

Upload 4

No file selected

Upload 5

No file selected

Upload 6

No file selected

Upload 7

No file selected

Upload 8

No file selected

Certification*

- ☒ By signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application.
- ☒ I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:
- ☒ I AGREE THAT A POSTING NOTICE WILL BE INSTALLED ON THE PROPERTY(IES) IN QUESTION AND THAT SAID SIGN WILL ONLY BE REMOVED BY STAFF AFTER THE MEETING OR BROUGHT BACK TO CITY HALL BY APPLICANT.

1. I/We hereby attest to the fact that the above supplied property address(es), parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.

2. I/We authorize staff from the Department of Planning & Conservation to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.

3. I/We understand that the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.

4. I/We understand that, for Board review cases, an agenda and staff report will be available on the City's website approximately one week before the Historic District Council meeting.

5. I/We understand that the Historic District Council meetings are conducted in a quasi-judicial hearing and as such, ex-parte communications are prohibited (Communication about your project with a Historic District Council member).
6. I/We understand that the approval of this application by the Historic District Council or staff in no way constitutes approval of a Building Permit for construction from the City of Fernandina Beach Building Department.
7. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the HDC before work commences on those changes. There will be no charge for a revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and/or additional fees/penalties.
8. I/We understand that any decision of the HDC may be appealed to the City Commission, with the exception of variances, which may be appealed to a court of record as outlined in Section 10.02.04(D) of the Land Development Code. Petitions to appeal shall be presented within thirty (30) days after the decision of the HDC; otherwise the decision of the HDC will be final.
9. I/We understand that Certificates of Approval are only valid for one (1) year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
10. I/We understand that the City Staff will install a Notice of Hearing sign on the property 14 days before the scheduled hearing and that the sign must only be removed after the hearing by City Staff, unless, the applicant or property owner brings the Notice of Hearing back to City Hall.

Applicant First Name*

Kelly

Applicant Last Name*

Gibson

Today's Date*

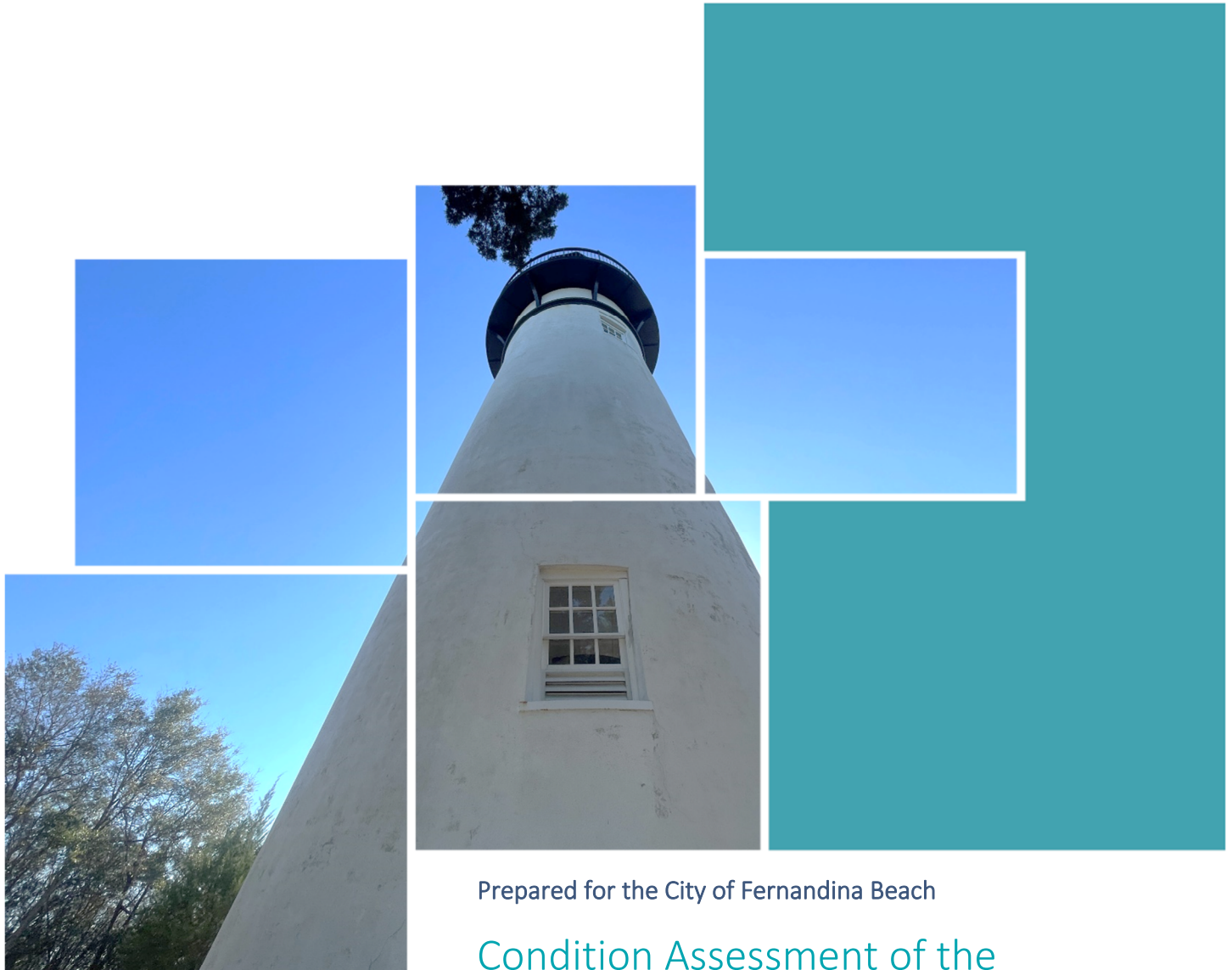
12/23/2024



DEPARTMENT OF PLANNING & CONSERVATION

204 Ash Street | Fernandina Beach Florida 32034 | 904 310-3480 |
www.fbfl.us/planning

Please make sure to disable pop-up blocker in order to submit.



Prepared for the City of Fernandina Beach

Condition Assessment of the Amelia Island Lighthouse

April 19th, 2023



WALKER
CONSULTANTS

April 19, 2023

Jeremiah Glisson
Public Works – Operations Director
City of Fernandina Beach (Client)
1017 South 5th Street
Fernandina Beach, FL 32034

Re: **Report for Structural & Enclosure Condition Assessment**
Historic Amelia Island Lighthouse
215 O'Hagan Lane, Fernandina Beach, Florida
Walker Consultants Project No. 15-002681.00

Dear Mr. Glisson:

Walker Consultants is pleased to submit for your review this report summarizing our structural and enclosure condition assessment of the Amelia Island Lighthouse.

Introduction

The 67-foot-tall historic Amelia Island Lighthouse, which stands at the highest point on Amelia Island, along the northern Atlantic shore of Florida, was originally constructed from bricks re-used from the Cumberland Island (GA) Lighthouse in 1839. The building comprises mass (multi-wythe) brick masonry walls, which range from four feet thick at the base to two feet thick at the top, and which are encased by an exterior, white-painted mortar finish. The lighthouse is the oldest operational lighthouse in the State of Florida and is the westernmost lighthouse on the East Coast of the United States. It is classified as one of "Florida's Historic Lighthouses" and is listed on the National Historic Register. On-site personnel reported that the brick masonry at the top 8 feet of the structure was rebuilt in early 1881; at that time, a new watch room, cast iron stairway, and lantern were also installed.

Because the lighthouse is listed on the National Historic Register, any repair project would be subject to applicable sections of the *Secretary of the Interior's Standards for the Treatment of Historic Properties* ("Standards") with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings, as documented by the U.S. Department of the Interior National Park Service Technical Preservation Services. These



Photo 1: Overview, from ground level, of the Amelia Island historic lighthouse, in Fernandina Beach, Florida.

Standards apply to all grants-in-aid projects assisted through the Historic Preservation Fund (which are authorized by the National Historic Preservation Act). The treatment Standards, developed in 1992, were most recently revised in 2017. Please note that the requirements of the standards may vary depending upon the finalized selections for the scope of work and treatment approach selected, as described in the Discussion section of this report.

Walker has also referenced the United States Department of the Interior, National Park Service, National Register of Historic Places (NRHP) Multiple Property Documentation Form prepared for “Florida’s Historic Lighthouses”, dated 2003, and the *Historic Lighthouse Preservation Handbook* (“Handbook”) throughout this report, where applicable to the structural and enclosure conditions of the historic Amelia Island lighthouse.

During our assessment, Walker obtained brick, mortar, and stucco material samples from the subject building for laboratory analysis and incorporation of the test results into project record documentation. Testing included ASTM C67 compressive strength testing on brick units, as well as ASTM C1324 petrographic mortar analysis to determine material composition of both the brick mortar and exterior “stucco” samples. Material test reports, as provided by American Engineering Testing, are attached to this report as Appendix B, and are discussed herein.

Executive Summary

The Amelia Island Lighthouse consists of a mass, multi-wythe masonry structure, set on top of masonry below-grade foundations. Although 184 years have passed since original construction, the structure has been maintained in overall fair to good condition. Walker generally observed various indications of stucco and brick masonry distress at exterior walls, which are considered consistent with similar historic structures within the Atlantic coastal environment. Based on our observations, the lighthouse is considered safe to use and continue to serve as a historic landmark for local visitors. However, Walker recommends that local operations and maintenance personnel continue to monitor the existing structure for signs or symptoms of worsening defects or deterioration, as brittle, historic materials of this type may be more susceptible to damage during prolonged or catastrophic weather events (such as hurricanes, high winds, or floods).

Typically, masonry deterioration on historic buildings of this type will occur due to a combination of structural and environmental factors, including settlement, differential movement, material aging, exposure to moisture, wind and storm events, and coastal salt water infiltration. Cracks in the stucco and erosion of the mortar joints allow moisture infiltration, which exacerbates brick and mortar deterioration throughout the assemblies. Continued masonry deterioration can impact the overall water resistance of the lighthouse exterior wall and, if left uncorrected, will continue to compromise the integrity of the structure.



THE HISTORIC BRICK LIGHTHOUSES OF FLORIDA POSSESS POTENTIAL
SIGNIFICANCE IN THE AREAS OF ARCHITECTURE, COMMERCE,
ENGINEERING, EXPLORATION/SETTLEMENT, INVENTION, MARITIME
HISTORY, MILITARY, POLITICS/GOVERNMENT, AND
TRANSPORTATION UNDER NRHP CRITERIA A AND C.

Excerpt from NRHP “Florida’s Historic Lighthouses” Description

Material Test Results

Testing in accordance with ASTM C67, *Standard Test Method for Sampling and Testing Brick and Structural Clay Tile*, indicated that the average brick masonry unit strength was approximately **11,000 psi**; however, the two samples with the lowest strength measured 6,590 and 7,760 psi, well above the minimum ASTM standard of 3,000 psi.

Mortar test results, in accordance with ASTM C1324, *Standard Test Method for Examination and Analysis of Hardened Masonry Mortar*, indicated that the selected sample collected from interior brick masonry joints (classified as mortar sample #8 from Walker's field specimens) was a relatively soft and well consolidated "**lime mortar**", consisting of 1 part hydrated lime to 3 parts locally sourced "beach" sand, which is consistent with the age and construction of the lighthouse.

The exterior cladding layer of the lighthouse consisted of a total of ¾-inch thick material, which appeared similar in composition to a stucco or mortar and was analyzed in accordance with ASTM C1324, *Standard Test Method for Examination and Analysis of Hardened Masonry Mortar*. According to material analysis results, the existing cladding material approximately dated to post-1950's era composition. Cladding material test results indicated a composite



Photo 2: Exterior cladding sample collected by Walker and sent for material petrographic analysis.

section of two distinct material applications, which included an outermost, well consolidated, and air-entrained mixture of Portland cement, slag cement, and a naturally occurring sand. The laboratory indicated that evidence of hand-tooled stucco application (i.e. evidence of notched trowel use or other voids) was not observed within the reviewed sample; therefore, a machine application (i.e. spray-application) of the material could not be ruled out. The exterior cladding material also included up to four thin external applications of coating materials, which included a lime parge coat, a red-colored primer, and a white-colored exterior paint. Walker notes that lighthouses of this age and type were often coated with a lime wash or stucco cladding to protect the enclosed brick masonry wall construction; however, the exact age and installation methods for the existing cladding

(or any associated extensive repairs, replacement, or re-coating) were unknown. Walker also notes that as our cladding sample was taken from the base of the lighthouse (near ground level), it is likely that the thickness of the outermost cladding layer varies depending on location on the building.

It was noted that the existing stucco was likely not original, which also corresponded with laboratory petrographic and visual analysis, which dated the exterior cladding material to a "post-1950's"-era composition. Rehabilitation projects completed on similar, historic lighthouses have required the removal of exterior cladding materials determined to consist of shotcrete, although Walker notes that shotcrete typically consists of a mixture of both fine and coarse aggregates, as well as a mix ratio of 1 part cement to 4 parts aggregate (depending on dry-mix or wet-mix method), and the analyzed exterior cladding sample included volumetric proportions of 1 part cement (with 0.2 additional slag cement) to 3 parts sand. Due to their similar compositions, both shotcrete and stucco materials can be spray-applied to exterior walls. Additional petrographic or microscopic analysis may provide further

information on the material characteristics of the cladding sample to further inform a historic treatment approach, if requested by the Client or the State.

Select, additional material samples were collected and are being stored by Walker in the event that additional testing verification is requested or required by the Client or State as a part of future repair project efforts.

Historic Treatment Approach

Walker's recommendations will adhere to the recommended preservation, rehabilitation, and restoration project practices, as described in the referenced *Standards*, as well as similar preservation treatments described in the *Handbook*, which specifically outlines recommended procedures for historic lighthouse masonry structures of this type. Walker recommends prioritization of the following repair items related to planning a recommended **preservation** project program at the Amelia Island Lighthouse:

- Interior Brick Masonry Cleaning & Existing Coating Stripping
- Granite Stair Repairs & Consolidation Treatment
- Exterior Stucco Repairs & Mineral Silicate Coating Application
- Selective Cladding Repairs at Exterior Corroded Cast Iron Connections
- Interior Brick Masonry Re-pointing & Selective Brick Replacement
- Interior Brick Masonry Consolidation Treatment

A historic preservation project scope of work will typically include an intensive restoration pre-construction mock-up and contractor repair demonstration process, to be reviewed by the State and directed/documented by the Designer of Record, including:

- Contractor demonstrations of brick masonry replacement, mortar joint re-pointing, stucco repair, and masonry cleaning methods, to ensure that actual means and methods are employed to minimize damage to all historic material substrates;
- Multiple Contractor mock-ups of new stucco and masonry/granite coating and consolidant application, to allow for review of final finish and color selection, and to ensure final watertightness of the complete coating and consolidant systems.

Opinion of Probable Repair Costs

Walker's opinion of probable cost for the recommended, 4-year phased preservation project is shown below.

- Year 1 - Limited Interior Masonry Preservation & Repairs: \$131,250
- Year 2 - Exterior Lighthouse Cladding Preservation, Selective Repairs & Coating: \$625,000
- Year 3 – Comprehensive Interior Masonry Re-pointing: \$625,000
- Year 4 – Selective Interior Masonry Repairs & Consolidant Application: \$625,000

A detailed description, including breakdown of probable project repair costs and other allowances (including consultant fees) is presented in the attached, detailed Appendix A table.

Observations

Brick Masonry and Mortar

Walker observed brick deterioration, including flaking and spalling, of the interior face of exposed brick units. The worst brick and mortar conditions were at the bottom of the lighthouse, progressively becoming less deteriorated moving up the tower. Efflorescence was noted in numerous locations which is indicative of continuous moisture intrusion in the brick wall assembly and may also indicate some degree of “rising damp” occurring at the base of the structure. A significant crack in the brick and mortar was observed within the weight box located at the top of the spiral stairs, which may be attributable to differential movement. Brick samples from this area were obtained and tested. The results of the brick testing are provided in Appendix B.



Photo 3: Typical condition of an original lime mortar joint, with some mortar erosion visible, observed at interior wall.

Deterioration of the outer ½-inch layer of mortar was observed throughout the interior. The most deteriorated brick mortar was the consistency of sand and was easily able to be scraped out of the joints by hand. The results of the mortar testing are provided in Appendix B.

Mortar repairs were observed in select locations, containing what appeared to be a more solid, or firmer, mortar than that the existing surrounding mortars. These materials were more than likely installed during the previous restoration projects that have been completed on the structure, although exact ages of observed repair mortars were not verified through laboratory testing as it was determined to not be relevant for a preservation or restoration program.



Photo 4, 5 and 6 (Left to Right): Typical spalled brick condition and efflorescence near base of lighthouse interior; previously repointed mortar joint with newer mortar material; vertical crack within weight box at interior masonry wall.

Interior Paint

The interior masonry walls of the lighthouse were covered in white paint, which was mostly delaminated and/or severely deteriorated. Approximately 50% of the interior brick walls were missing paint, as the existing material appears to have peeled off the brick surfaces over the years. The paint that remained on the walls was not adhered to the masonry substrate in most areas and was typically able to be removed by hand. The condition of the brick where the paint remained intact was not observed; although Walker was able to note several locations where water, efflorescence or rust stains had penetrated through the existing paint material.



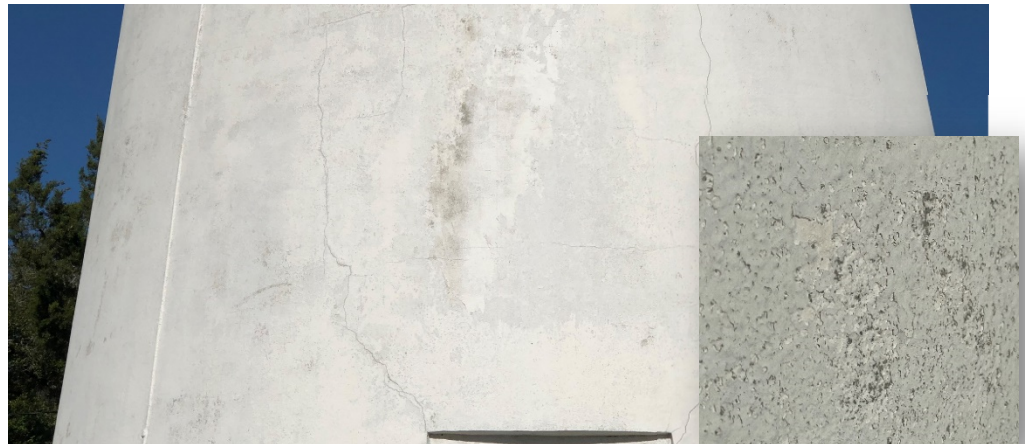
Photo 7: Interior view of painted brick masonry surfaces, looking up the lighthouse staircase.

Photo 8: Up-close view of deteriorated, previously existing masonry coating at interior wall surface, with rust staining present.

Exterior Stucco and Coatings

Widespread cracks within the exterior stucco were observed on all sides of the lighthouse from the ground level. Cracks typically extended from window corners or from the base of the lighthouse. Step cracks, potentially in line with the brick structure behind it, were also observed. A sample of the exterior stucco was obtained and sent to a lab for materials testing. The results of the stucco testing are provided in Appendix B.

The white coating (exterior finish) of the exterior stucco was in a deteriorated condition. The coating was peeling and eroded or weathered throughout the observed exterior wall surfaces.



Wood Windows and Finishes

The wood-framed window units, which reportedly replaced previously existing metal units as a part of the 2004 restoration, were in good condition. Also included within the previous restoration project, louvers were installed beneath all but one of the windows and always remain open to provide ventilation. The windows cannot be opened as they have been sealed shut.

The window openings interior sills and soffits were clad in lock-and-groove wood paneling. The window sills were observed to be sagging, indicating the supporting framing structure within is likely damaged or deteriorated due to long-term moisture exposure. Moisture and corrosion stains were observed on the surface of the window sills. The interior wall surface at each window well was clad in stucco, which was in good condition.



Clockwise from Far Left

Photo 9: Up-close view of existing stucco crack width, measuring 1/8-inch.

Photos 10 and 11: Two examples of widespread exterior stucco cracks and surface (coating) deterioration, which emanate from window corners.

Photo 12 (Inset): Up-close view of deteriorated stucco coating (white surface layer of material).

Photo 13: Interior view of wood-framed window assembly, with stucco jamb separations visible at each side.

Granite Stairs

The spiral stairs of the lighthouse were made of solid granite sections set into the brick walls and were integrally constructed with and supported on a central “column” in the center of the spiral. These were reportedly the original stairs, and they were in fair condition, with noted edge deterioration and/or erosion present.



Previous mortar or epoxy repairs appeared to have been made to the underside of the stairs, between each step; however, although some patch materials appeared unsightly, these repairs were typically observed to be bonded to the substrate and were in fair condition. Misalignment of the center support (granite central bearing “column”) was also observed; although, no significant cracks or spalls were observed. The spiral stairs had a wooden railing fastened to the brick walls by wood blocking, both of which were in poor condition. Supplemental metal connections had been installed between wood railing sections in some locations.



Clockwise from Top Left -

Photo 14: Interior view of stairwell railing configuration at masonry wall and window well interface.

Photo 15: Granite stair, viewed from the underside, with previous repair patches and spalled/missing material.

Photo 16: Up-close view of granite stair tread surfaces with surface deterioration.

Cast Iron

The exterior of the rotation and lantern rooms, as well as the gallery railings, walking surface and support brackets, were comprised of painted cast iron, which was in good condition. The cast iron was fully encapsulated by a paint/coating system, which was in good condition. Small, isolated areas of corrosion stains could be observed at cast iron connection points near the top of the exterior wall (highly visible on bright white stucco surfaces).



Photo 17 (Left): View of cast iron elements crowning the historic lighthouse structure. Minor, isolated corrosion stains were observed at the top, near cast iron structural supports.

Photo 18 (Right): Overview of coated cast iron elements, including the walking deck and railings.

A DISTINCTIVE TYPE OF ARCHITECTURE DEVELOPED DURING A DEFINED PERIOD OF HISTORY, BRICK LIGHTHOUSES EMPLOY AN UNUSUAL METHOD OF CONSTRUCTION INTENDED FOR A SPECIFIC PURPOSE.

Excerpt from NRHP “Florida’s Historic Lighthouses” Description

Discussion & Recommendations

Historic Lighthouse Treatment Approach

Walker understands that the Amelia Island Lighthouse is listed on the National Register of Historic Places. The principles documented within the *Standards* apply as regulations to each of the four distinct historic treatment approaches for all projects on historic properties planning to submit for federal grant-in-aid funding and are summarized below. The choice of an appropriate treatment may depend on a variety of factors, including a property's historic significance, physical condition, proposed use, and intended interpretation.

- **Preservation** – defined as the process of applying measures necessary to sustain the existing form, integrity, and materials of a historic property. Work typically includes **stabilization** and focuses on **on-going maintenance** and **repairs** to existing, historic materials, rather than extensive replacement and new construction. Preservation may be considered as a treatment when the properties distinctive materials, features, and spaces are essentially intact and thus convey the historic significance without extensive repair or replacement; when depiction at a particular period is not appropriate; and when a continuing or new use does not require additions or extensive alterations.
- **Rehabilitation** – defined as the process of making possible a compatible use for a property through **repair, alterations, and additions** while **preserving** those portions or features which convey its historical, cultural, or architectural values.
- **Restoration** – defined as the process of accurately depicting the form, features, and character of a property as it appeared **at a particular period** by means of the **removal of features from other periods** in its history and reconstruction of missing features from the restoration period.
- **Reconstruction** – defined as the process of depicting, by means of **new construction**, the form, features, and detailing of a non-surviving site, landscape, building, structure, or object for the purpose of replicating its appearance at a specific period of time and in its historic location.
- **Monitoring** – *although not specifically included within the Standards as a Treatment approach*, monitoring of historic lighthouses and significant structures of this type is always recommended in the event that a proposed construction project needs to be delayed or deferred for any reason. Monitoring may include additional visual assessments at regular intervals, as well as other measures to determine and quantify the extent of progressing deterioration or worsening damage to the structure or historic features of the property.



Photo 19: Historic photo of the Amelia Island Lighthouse, courtesy of Chris Belcher.

Walker's recommendations have been developed in conjunction with the following key priorities for the subject property, as related to implementation of a selected treatment strategy, and in accordance with the principles as described within the lighthouse-specific *Handbook*:

- ❖ Identification and documentation of character-defining features
- ❖ Visual observation and determination of conditions
- ❖ Prioritization of maintenance and repairs
- ❖ Development of a historic treatment approach for an upcoming maintenance project, including monitoring plan
- ❖ Determination of quantities of existing materials for an upcoming maintenance project

Brick Masonry and Mortar

The Amelia Island lighthouse consists of varying thickness of multi-wythe, or “mass”, brick masonry wall assemblies which comprise the primary structure of the building, including an interior wall and exterior wall, which appeared to be connected by various perpendicular wall assemblies. The overall mass wall thickness decreases moving up the height of the lighthouse structure.

Water infiltration through the exterior “stucco”, brick and mortar joints combined with non-breathable coating has caused deterioration of the brick masonry and mortar. Non-breathable coatings applied to the masonry will trap moisture and humidity within the mass wall assembly (including at exterior cladding) surfaces leading to further deterioration of the masonry wall assembly.



Photo 20: View, from interior, of exterior wall (at right) and interior wall (at left), connected by perpendicular brick masonry wall (at center).

The existing mass masonry lighthouse was constructed in 1839, in a period when masonry wall evaporative drying was expected to occur naturally and slowly over time. Each of the typical mass wall components represent typical building materials of the period, including wood-framed windows which were restored in 2004, and numerous wythes of fired clay brick masonry, which would typically absorb and allow moisture evaporation to both the exterior and interior. Walker noted that the historic lighthouse structure is not conditioned and environmental thermal cycles and relative humidity extremes throughout the year in the coastal Florida climate can directly influence the behavior of the moisture absorption and evaporation cycles of the masonry wall as well as impact the performance of the coating finish materials.

Interior paint finishes appeared to include an extensively deteriorated and delaminated white coating material (identified as BASF Acryl 60 according to previous project documentation). Typically, damaged or deteriorated coating materials should be removed only to the next sound layer, using the least invasive or gentlest means possible (such as hand removal or hand scraping) before recoating. It is not typically recommended to remove any

coating that is firmly adhering to, and thus protecting, masonry surfaces. However, based on the observed conditions at interior brick masonry walls, complete removal of the non-breathable, existing deteriorated interior coating materials is recommended.

Extensive repointing and selective brick replacement (to address areas of cracked or spalled brick masonry units) are typically required to address deteriorated masonry wall conditions. Based on observed conditions, Walker recommends 100% repointing at lighthouse interior masonry wall surfaces and selective replacement of damaged or deteriorated brick masonry units. Deteriorated mortar should be removed by hand, when possible, to avoid damage to the brick masonry. Mechanical removal of existing mortar may be permitted in certain cases where an intensive mock-up and construction practice approval process is directed and documented by the designer of record. Based on our observations, repointing of all interior masonry mortar joints will likely be required, after completion of removal of the existing coating. Repointing at the historic lighthouse should be performed using lime-based mortar selected to match the existing mortar properties and suitable for historic projects of this type. Modern repointing mortars, which contain Portland cement, should be avoided, and removed, where existing.



Photo 21: Panoramic view from the top of the lighthouse, looking east toward the Atlantic Ocean.

THE LIGHT-HOUSE OF FERNANDINA, EXCEPTIONALLY
SITUATED, A MILE FROM THE SEA, ON A STEEP
EMINENCE WITH A MOST PICTURESQUE GROVE OF
ANCIENT OAKS...

Excerpt from NRHP "Florida's Historic Lighthouses" Description

Exterior Stucco and Coatings

Exterior stucco finishes at the lighthouse were measured at 3/4-inch thick, were directly applied to the brick masonry structure, and included isolated cracks, with measured widths ranging from hundredths of an inch to 1/8th of an inch in width. Walker notes that only cracks accessible from ground level were able to be measured. An unknown type of white, exterior coating material was applied directly to the stucco exterior surfaces, which included widespread evidence of continuous weathering.

The outermost layers of the existing exterior stucco material consisted, according to the results of our material testing analysis, of a lime parge coat, a red-colored primer, and a white-colored paint.

Typically, the exterior stucco plaster used on coastal structures of this type is considered nonstructural and is intended to serve as a sacrificial, protective outer coating, to protect the internal masonry structure. Direct-applied stucco cladding of this type consists of a three-layer mortar and sand barrier that bonds to the masonry to prevent water from penetrating to the brick masonry layer. Stucco is typically made up of an aggregate (such as sand, crushed shells, or stone) and a binder (such as lime, gypsum, or natural and manmade cements). Traditionally, frequent re-application of lime mortar washes (lime, water, and sand, applied as a coating), whitewashes (lime and water only), or other types of exterior-grade coatings, was common on coastal lighthouses. According to the *Handbook*, the earliest stuccoes used on lighthouse exteriors often featured lime as a binder. By the middle of the 19th century stucco included imported natural cement. Gray Portland cement stucco (harder and denser than earlier stuccoes) appeared in the 1880s, and white Portland cement was introduced in the early 20th century.

In accordance with the best practices indicated in the *Handbook*, Walker does not recommend stucco removal, as it is understood that the lighthouse historically featured a stucco finish. Areas of delaminated stucco should be verified by sounding, and both cracks and delaminated stucco areas should be repaired by removing the select areas of damaged materials, keying in new patch material, and patching with new stucco material that mimics the original material in strength, composition, color, and texture. Generally, it is preferred to avoid complete removal of sound stucco, provide selective patches, where required, and to avoid using new stucco material which is stronger or denser than the historic material. Cracks should not be “routed and sealed” as with more modern assemblies, as this type of repair would be highly visible and would weather differently than the surrounding materials. Sealants at cracks, where existing, should be removed, and the underlying substrate patched. Each layer of the stucco should be patched separately as shown in the excerpted *Handbook* diagram.

Exterior cladding removal (whether stucco or shotcrete) may prove extremely difficult and labor-intensive and cause damage to the underlying masonry, due to the combination of the well-adhered external materials and the brittle nature of the embedded brick masonry structure with comparatively softer lime mortar

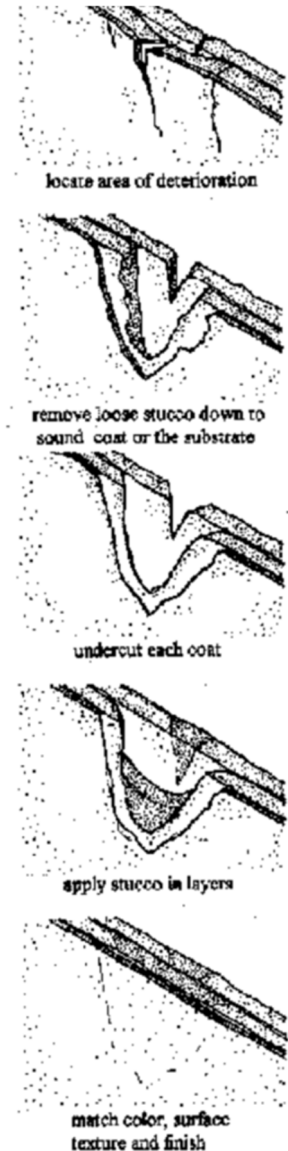


Photo 22. Excerpted Stucco repair diagram showing crack repair technique, from NPS Drawing, included within the *Historic Lighthouse Preservation Handbook*, page 22.

joints. Mechanical removal of the select areas of deteriorated exterior cladding material will require slow and methodical processes to ensure preservation of the embedded materials. Re-application of a direct-applied, three-coat stucco finish system with a breathable mineral silicate coating would be performed after the Project Team ensures that the masonry structure is fully stabilized, repaired, and repointed, as necessary.

New coatings applied to both brick masonry and stucco masonry surfaces should provide adequate permeability to allow for moisture evaporation and should allow the existing masonry material to “breathe”. Walker typically recommends mineral silicate coatings for this application; these products provide the dual benefits of permeability and integrally (both mechanically and chemically) bonding to the brick or stucco masonry substrate. Mineral silicate coatings provide both resistance to severe coastal environmental exposures and high-performance water repellency, lasting 20 years or more when proper installation procedures are followed. Additionally, the Client may wish to consider either leaving all restored interior brick finishes fully exposed or applying a breathable, water repellent sealer and brick masonry consolidant product. Masonry sealer/consolidant technology is typically breathable and durable (when selected from applicable manufacturers) and will protect the masonry surfaces without altering the appearance. All masonry surface treatments specified as a part of a preservation or restoration project scope of work should mandate minimum Contractor mock-up requirements for Design Team, Client, and State review.

Wood Windows and Finishes

Wood-framed windows and glazing panes were generally in good condition. Tongue and groove wood window sill & soffit finishes were generally in poor condition, and deteriorated wood framing was observed.

Walker recommends selective replacement any deteriorated or damaged interior finishes, and re-painting of existing finished areas, as a part of any proposed preservation project. Selective replacement may include portions of the wood sill, soffit, and railing components.

Walker also noted several electrical components, including light fixtures, junction boxes, and outlets, which were deteriorated and corroded and should be replaced as a part of an overall preservation project; however, a comprehensive review of existing lighting, mechanical or electrical systems was considered outside the scope of our assessment.

Granite Stairs

Granite stair treads included varying degrees of stone material deterioration and/or erosion on all exposed stone surfaces (top, sides, and undersides), and mortar joints between stairs ranged in condition from good (sound) to poor (debonded or delaminated).

Deteriorated, spalled, or cracked stone surfaces should be repaired with specialty stone epoxies and repair mortars selected to match the existing granite properties and restore the stone step profiles. Walker also recommends application of a stone consolidant on the existing stair surfaces, to preserve and protect the intact natural stone materials and to provide additional durability and water repellency to prevent continued water-related deterioration.

Cast Iron

Painted cast iron components at the lighthouse were generally in good condition, and extensive re-painting was performed most recently as a part of the 2004 restoration.

Walker notes that any cast iron components that are exposed to contact with masonry may experience accelerated deterioration and resultant corrosion due to moisture or salt water (chloride) infiltration within the masonry assembly. Typically, rust streaks will be visible on the masonry surfaces below the deteriorated components. Masonry repairs, in locations where cast iron structural framing tie-ins occur, should accommodate both fully re-coating and re-pointing the mortar joints in these areas, providing high-performance finishes on the cast iron, and installing a sealant joint to accommodate incidental movement of these elements.

Conclusions

It is our opinion that the existing, Amelia Island lighthouse is considered safe to use and access in its current and continuous function as a historic local landmark, which typically accommodates relatively low levels of visitors throughout the year and operations personnel access for maintenance and monitoring. The structure is exhibiting typical evidence of masonry deterioration and material weathering, which require a combination of repairs and ordinary maintenance, and which are consistent with the building's proximity to the Atlantic coastal environment and Florida climate exposure.

Walker did not observe any unsafe conditions, such as overhead debris hazards or out-of-plane building movement, at the time of our assessment; however, we recommend that continued, active monitoring be continued by on-site personnel, to ensure that any exacerbated defects or deficiencies are observed and addressed immediately, to protect human health and safety and to ensure longevity of the landmark.

Consistent with the standard of care for this type of structure, an engineering condition assessment should be conducted, at a minimum, every five years, to review and monitor the condition of the historic masonry lighthouse. However, Walker also notes that, due to the nature of this type of multi-wythe wall construction, a façade inspection is not considered a guarantee that all unsafe conditions will be identified.

Walker also recommends budgeting for an exterior preservation project within the next two to three years, to provide overall durability of the historic fabric of the existing lighthouse and, where present, to repair identified deficiencies or defects identified within this report. Walker recommends consideration of a single project approach, due to the specialized nature of this unique, historic preservation project. The Client should consider the following contributing factors to overall project cost:

- Several critical design factors will directly impact both cost and schedule for an exterior wall repair project, including both material product selection and availability, Client-permitted contractor schedule, access, and site logistics, and total quantity of materials ordered. Walker's estimated cost information is informed by recently completed projects performed on similarly complex historic structures.
- The project will most likely require a specialty historic restoration contractor to install enclosed, pipe-frame scaffolding at the lighthouse interior and exterior for various durations, dependent upon project phasing.

Walker recommends prioritization of the following repairs as a part of a comprehensive, phased **preservation** project program at the Amelia Island Lighthouse:

- Interior Brick Masonry Cleaning & Existing Coating Stripping
- Granite Stair Repairs & Consolidation Treatment
- Exterior Stucco Repairs & Mineral Silicate Coating Application
- Selective Cladding Repairs at Corroded Cast Iron Exterior Connections
- Interior Brick Masonry Re-pointing & Selective Brick Replacement
- Interior Brick Masonry Consolidation Treatment

The above identified scope of work will need to be incorporated into complete construction documents, including technical specifications and repair drawings, prepared by a qualified design team approved the Client and applicable State review board. Construction documents should include historic material test reports, building elevation and plan drawings, as well as repair details for project-specific conditions. Technical specifications should incorporate consideration of the applicable *Standards* referenced herein, as well as specific Contractor mock-up requirements for all phases of the work (repointing, brick replacement, consolidant and coating application, etc.).

Closing

The Amelia Island Lighthouse is the oldest, operational lighthouse in the State of Florida and is the westernmost lighthouse on the east coast of the United States. Walker is proud to present the City of Fernandina Beach with the observations and recommendations presented in this report and would be pleased to be given the opportunity to continue to work to preserve the legacy of this Florida landmark.

This report contains the professional observations and opinions of Walker Consultants within a reasonable degree of engineering certainty based on the conditions visually observed as of the date of our site visit, the information available in the public domain, the information made available at the time of our evaluation, our education, training, and experience with similar projects. The information presented in this report represents a summary of results of our limited visual investigation to date. Should additional information become available, we request that it be brought to our attention as soon as possible so that we may fully address it, if related to the content of this report.

Further information is necessary to develop the scope of a historic preservation project, in accordance with the applicable historic *Standards*, as described in this preliminary letter report. This report was created for the exclusive use of the Client and may not be assigned without written consent from Walker Consultants. Use of this report by others shall be at their own risk.

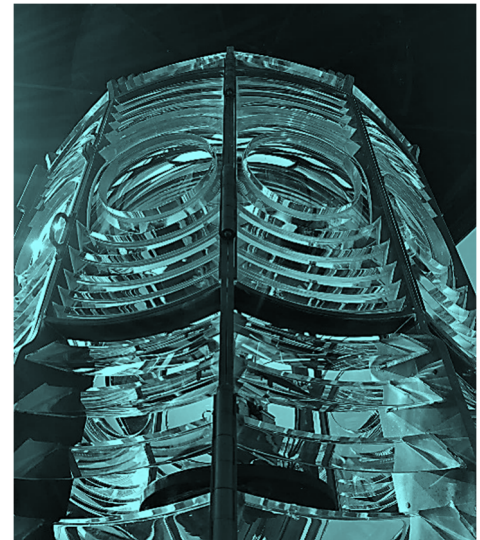
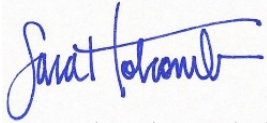


Photo 23. Light at the top of the structure includes a third order Fresnel Lens fabricated in Paris, which is reportedly visible for up to 15 miles, according to the historic plaque at the site.

Walker Consultants appreciates the opportunity to continue to assist the City of Fernandina Beach and the preservation team at the Amelia Island Lighthouse and be a part of future preservation efforts. If there are any questions regarding the findings, recommendations, and/or opinion of probable costs outlined in this report, please do not hesitate to contact us.

Sincerely,

WALKER CONSULTANTS



Sara Holcomb, P.E. (FL)
Senior Restoration Consultant



Jordan Albert, E.I.T. (CO)
Restoration Consultant II

Enclosures Limitations
Appendix A – Opinion of Probable Costs
Appendix B – Historic Material Test Reports

Limitations

This report contains the professional opinions of Walker Consultants based on the conditions observed as of the date of our site visit and documents made available to us by Client's Name (Client). This report is believed to be accurate within the limitations of the stated methods for obtaining information.

We have provided our opinion of probable costs from visual observations, limited testing, and field survey work. The opinion of probable repair costs is based on available information at the time of our assessment and from our experience with similar projects. There is no warranty to the accuracy of such cost opinions as compared to bids or actual costs. This condition appraisal and the recommendations therein are to be used by Client with additional fiscal and technical judgment.

It should be noted that our recommendations are conceptual in nature and do not represent changes to the original design intent of the structure. As a result, this report does not provide specific repair details or methods, construction contract documents, material specifications, or details to develop the construction cost from a contractor.

Based on the agreed scope of services, the assessment was based on certain assumptions made on the existing conditions. Some of these assumptions cannot be verified without expanding the scope of services or performing more invasive procedures on the structure. More detailed and invasive testing may be provided by Walker Consultants as an additional service upon written request from Client.

The recommended repair concepts outlined represents current generally accepted technology. This report does not provide any kind of guarantee or warranty on our findings and recommendations. Our assessment was based on and limited to the agreed scope of work. We do not intend to suggest or imply that our observation has discovered or disclosed latent conditions or has considered all possible improvement or repair concepts.

A review of the facility for Building Code compliance and compliance with the Americans with Disabilities Act (ADA) requirements was not part of the scope of this project. However, it should be noted that whenever significant repair, rehabilitation or restoration is undertaken in an existing structure, ADA design requirements may become applicable if there are currently unmet ADA requirements.

Similarly, we have not reviewed or evaluated the presence of, or the subsequent mitigation of, hazardous materials including, but not limited to, asbestos and PCB.

This report was created for the use of Client and may not be assigned without written consent from Walker Consultants. Use of this report by others is at their own risk. Failure to make repairs recommended in this report in a timely manner using appropriate measures for safety of workers and persons using the facility could increase the risks to users of the facility. Client assumes all liability for personal injury and property damage caused by current conditions in the facility or by construction, means, methods and safety measures implemented during facility repairs. Client shall indemnify or hold Walker Consultants harmless from liability and expense including reasonable attorney's fees, incurred by Walker Consultants as a result of Client's failure to implement repairs or to conduct repairs in a safe and prudent manner.

Appendix A: Opinion of Probable Costs

Repair Item	Estimated Repair Quantity	Unit	Estimated Unit Price	Total
Phase 1: Limited Interior Masonry Preservation & Repairs				
Masonry Cleaning & Paint Stripping (Interior Walls Only)	3,000	SF	\$ 25.00	\$ 75,000.00
Construction Subtotal Phase 1				\$ 75,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 15,000.00
Project Contingency (~15%)				\$ 11,250.00
Historic Preservation Architect or Engineer Design, Bidding & Construction Administration Fees**				\$ 30,000.00
Total Estimated Phase 1 Project Cost				\$ 131,250.00
Phase 2: Exterior Lighthouse Cladding Preservation, Selective Repairs & Coating				
Exterior Stucco Patch Repairs, Cleaning & Mineral Coat Application	1	LS	\$ 400,000.00	\$ 400,000.00
Granite Stair Tread Consolidation	1,500	SF	\$ 20.00	\$ 30,000.00
Construction Subtotal Phase 2				\$ 430,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 86,000.00
Project Contingency (~15%)				\$ 64,500.00
Historic Preservation Architect or Engineer Design, Bidding & Construction Administration Fees**				\$ 44,500.00
Total Estimated Year 2 Project Cost				\$ 625,000.00
Phase 3: Comprehensive Interior Masonry Re-pointing				
100% Masonry Joint Re-Pointing	3000	SF	\$ 140.00	\$ 420,000.00
Construction Subtotal Phase 3				\$ 420,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 84,000.00
Project Contingency (~15%)				\$ 63,000.00
Historic Preservation Architect or Engineer Design, Bidding & Construction Administration Fees**				\$ 58,000.00
Total Estimated Phase 3 Project Cost				\$ 625,000.00
Phase 4: Selective Interior Masonry Repairs & Consolidant Application				
Application of Breathable Brick Masonry Consolidant (Clear, Interior Walls Only)	3000	SF	\$ 20.00	\$ 60,000.00
Selective Brick Masonry Replacement	1,500	SF	\$ 250.00	\$ 375,000.00
Construction Subtotal Phase 4				\$ 435,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 87,000.00
Project Contingency (~15%)				\$ 65,250.00
Historic Preservation Architect or Engineer Design, Bidding & Construction Administration Fees**				\$ 37,750.00
Total Estimated Phase 4 Project Cost				\$ 625,000.00

Please note that for estimating purposes, all numbers in the above table have been rounded to the nearest \$1,000.

* Project phased breakdown includes “Contractor General Conditions and Mobilization”, estimated at 20% of the project contract total. This line item is intended to capture miscellaneous and currently unknown costs associated with construction escalation (increases in labor or materials), inflation, contractor access – such as custom scaffolding - and mobilization logistics (which may vary for each project and year based on site conditions, safety regulations, weather, and other client-mandated requirements). These numbers do not include estimates for

performance and payment bonds or taxes. *If engaged for design services, Walker can assist in providing annual cost estimate updates each year, based on Client-approved project phasing and State-approved funding requirements.*

** Walker has provided fee estimates for our design and project management services associated with a 4-Phased preservation project approach. Walker will develop a proposal for each project phase and provide a more accurate fee once the scope has been identified in each project phase. Our Phase 1 fee estimate includes initial development of lighthouse elevation and plan drawings and front end specifications to be adapted for all four phases of the restoration. Each project's historic preservation architect/engineer consultant fee estimate represents the development of construction documents suitable for submission to the State to secure grant funding for each phase of the work, bidding assistance, and construction project management, including critical mock-up and submittal reviews, and periodic site visits to inspect the work, ensuring compliance with applicable historic standards throughout the projects.

Appendix B: Historic Material Test Reports



REPORT OF MORTAR AND STUCCO ANALYSIS

Project:

Amelia Island Lighthouse Consulting
Walker Project No.: 15-002681.00

Reported To:

Walker Consultants
10375 Park Meadows Drive, Suite 425
Lone Tree, CO 80124

AET Project No.: P-0020522

Attn: Sara Holcomb

Date: March 20, 2023

INTRODUCTION

This report presents the results of laboratory work performed by our firm on one of nine mortar samples and one exterior cladding (stucco) sample submitted by you on February 17, 2023. The mortar and stucco samples were reportedly procured from the lighthouse on Amelia Island, Florida. Information obtained online indicates the lighthouse was established in its current location circa 1838 and has undergone several alterations since its inception. The age of the mortar and stucco samples is unknown to us and is in question. The scope of our work was confined to performing petrographic and chemical analysis on the mortar sample #8 and the exterior cladding sample, per ASTM C1324 "Examination and Analysis of Hardened Masonry Mortar" to document the condition, composition, and proportions of the mortar and stucco sample; and if possible, provide comments on their age, depth of carbonation, and cement morphology. Three paint samples and four brick samples were also received for analysis and their results are reported separately.

CONCLUSIONS

Based on our observations and testing, we believe:

1. The following table outlines the volumetric proportions of ingredients documented in the submitted samples:

<u>Sample ID</u>	<u>Portland Cement</u>	<u>Slag Cement</u>	<u>Sand</u>
Exterior Cladding	1	0.2	3.0
<u>Sample ID</u>	<u>Hydrated Lime</u>	<u>Sand</u>	
Mortar Sample #8	1	3.0	

550 Cleveland Avenue North | Saint Paul, MN 55114

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2. Mortar sample #8 was composed of a fairly well consolidated mixture of hydrated lime and a naturally occurring sand. The mortar paste was soft (Mohs $\approx$ 2.5) and ranged from pale yellowish brown to dark yellowish orange in coloration (Munsell® 10YR 6/2 to 10YR 6/6). The lime observed in the mortar consisted of fine sand to silt-sized agglomerations that appeared bright white in hand sample. The binder was fully carbonated and contained many autogenous shrinkage microcracks – typical of those that form during the drying and curing of lime-based materials. The mortar was not air entrained.
3. The exterior cladding sample was a composite section of two distinct stucco applications, and our analysis was focused on the outermost/exterior stucco layer. The analyzed layer was composed of a well consolidated mixture of portland cement, slag cement, and a naturally occurring sand. The stucco paste was soft (Mohs $\approx$ 2.5) and ranged from similar to yellowish gray to light olive gray (Munsell® 5Y 8/1 to 5Y 6/1). Several sand to pebble-sized paste nodules or agglomerations were documented throughout the stucco binder which contained abundant residual cement particles. The stucco was air entrained and contained an estimated 4 to 6% air void content. The binder was carbonated through a depth of 4 mm (5/32") to 5 mm (3/16") from the outer surface and exhibited partial carbonation throughout the remainder of the thickness. The exterior surface of the stucco was coated with up to four thin (< 1 mm each) applications of material which appeared to be: a lime parge coat, a red-colored primer, and white-colored paint. The underlying stucco layer contained portland cement and abundant carbonate fines and was consistent with masonry cement composition.
4. The fine aggregate in mortar sample #8 was a natural quartz and feldspar sand. The sand within the mortar was very uniformly graded with a very consistent particle size throughout the mortar. The individual grains were mostly sub-angular to sub-round with a few angular particles also observed. The mortar fine aggregate was consistent with a locally sourced 'beach sand'.
5. The fine aggregate in the stucco was a naturally occurring quartz and carbonate sand. The sand within the stucco was well graded, with a wide range of particle sized present. The individual grains were mostly sub-angular to sub-round with a few angular particles also observed.

SAMPLE IDENTIFICATION

Sample Type: Hardened Masonry Mortar

<u>Sample ID</u>	<u>Sample Size</u>
Mortar Sample #1	Powder ~ 14 grams
Mortar Sample #2	Powder ~ 29 grams
Mortar Sample #3	Powder ~ 36 grams
Mortar Sample #4	Powder ~ 30 grams
Mortar Sample #5	Powder ~ 19 grams
Mortar Sample #6	Several Fragments ~ 190 grams
Mortar Sample #7	Powder ~ 177 grams

<u>Sample ID</u>	<u>Sample Size</u>
Mortar Sample #8	Several Fragments ~ 170 grams
Stair Mortar Sample	Several Fragments ~ 100 grams

Sample Type: Hardened Stucco Section

<u>Sample ID</u>	<u>Length</u>	<u>Width</u>	<u>Height</u>
Exterior Cladding	64 mm (2-1/2")	64 mm (2-1/2")	25 mm (1")

DISCUSSION

The composition of the analyzed mortar sample was consistent with originating from historic masonry construction and was likely from the original construction. According to the U.S. National Archives¹, "Stucco was applied to the exterior walls about 1890", however, the submitted stucco sample composition was not consistent with masonry construction of that time. The residual portland cement clinker within the stucco binder was much finer than would be expected of portland cement of that age. Portland cement did not realize widespread use in the United States until around the 1880s. Early portland cements were coarsely ground, resulting in fine to coarse sand-sized clinker particles. The clinker particles observed within the stucco were consistent with a more recent (late 20th century) portland cement and reached up to 175 microns in diameter. The techniques and equipment required to grind portland cement to the size observed in the stucco would not have been available in 1890. The presence of slag cement within the binder is also suggestive of non-historic construction. Additionally, the analyzed stucco overlaid a separate stucco placement that contained a masonry cement binder. Masonry cement mortars were not implemented until the late 1920s. Furthermore, the depth of carbonation is shallower than would be expected of a stucco placed in the late 19th century. No alterations to the stucco exterior of the lighthouse during the 20th century were documented within the referenced National Register document.

¹National Register of Historic Places Registration Form, U.S. Department of the Interior

TEST PROCEDURES

Laboratory testing was performed on February 20, 2023, and subsequent dates. Our procedures were as follows:

1.0 Chemistry

Chemical Analysis was performed following procedures in ASTM C1324-latest revision, Standard Test Method for Examination and Analysis of Hardened Masonry Mortar. The test method is used for providing the proportion of the components in some masonry mortars. The petrographic findings suggest this method is applicable for this sample to provide the raw data that is used for estimating the mortar composition.

Dry Loss and Loss on ignition data at 105°, 550° and 950°C was measured following ASTM C1324-10, "Standard Test Method for Examination and Analysis of Hardened Masonry Mortar," Section 9.5. Insoluble residue was determined following ASTM C1324 Section 9.4. Siliceous aggregate content was calculated from the insoluble residue. Silicon and calcium content was measured, when applicable, according to ASTM C1324, "Standard Test Method for Examination and Analysis of Hardened Masonry Mortar." Slag is not a component of proportion based mortars and is not addressed in ASTM C1324. Slag content is estimated using the raw chemistry determinations.

2.0 Petrography

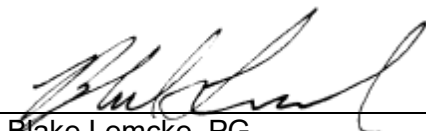
Petrographic observations were performed in accordance with Standard Operating Procedure 24 LAB 005, "Examination and Analysis of Hardened Masonry Mortar," ASTM C1324 - Section 8 Petrographic Examination. The hand sample was viewed under an Olympus SZX12 stereo-zoom microscope with magnification up to 100x. Thin section analysis was performed in accordance with Standard Operating Procedure 24 LAB 012, "Preparation of Thin Sections for Petrographic Analysis, AET Method". The samples are first epoxy-impregnated, highly polished, then epoxied to a glass slide. The excess sample is cut from the glass and the slide is polished until the material reaches 25 microns or less in thickness. The resulting sample is reviewed under a Nikon E600 petrographic microscope at magnifications up to 600x. Thin section analysis is used to identify various cementitious and non-cementitious portions of the mortar.

REMARKS

The remaining portions of the sample will be retained for a period of sixty days from the date of this report. Unless further instructions are received by that time, the samples may be discarded. The services for this project have been conducted in a manner consistent with that level of care and skill exercised by members of the profession currently practicing in this area under similar budget and time constraints. The results relate only to the sample analyzed. No warranty, expressed or implied, is made.

We appreciate the opportunity to have been of service to you on this project. If you have any questions regarding the information presented in this report or if we can be of additional assistance, please contact us.

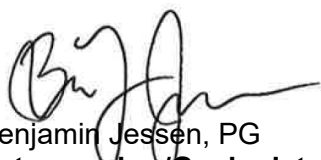
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CHEMICAL RESULTS

Chemical results and calculations are below. Table IA reports the measured chemical composition of the mortar sample following ASTM C 1324. Table IIA reports the calculated values. The calculated volumetric ratio of portland cement to slag cement to sand is presented in Table IIIA.

Table IA: Measured Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Loss @ 105 ° C	4.63
Loss @ 550 ° C	2.37
Loss @ 950 ° C	5.24
% Soluble Silica	5.42
% Insoluble Residue	65.2

Table IIA: Calculated Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Siliceous Sand %	65.2
Portland Cement %	25.7
Slag Cement %	2.0

Table IIIA: Calculated Volumetric Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Portland Cement content	1
Slag Cement content	0.2
Sand content	3.0
Portland Cement to Slag Cement to Sand	1 : 0.2 : 3.0

Chemical results and calculations are below. Table IB reports the measured chemical composition of the mortar sample following ASTM C 1324. Table IIB reports the calculated values. The calculated volumetric ratio of hydrated lime to sand is presented in Table IIIB.

Table IB: Measured Composition of Mortar Sample

<u>Client ID</u>	<u>Mortar Sample #8</u>
Loss @ 105 ° C	4.43
Loss @ 550 ° C	1.17
Loss @ 950 ° C	7.99
% Soluble Silica	0.63
% Calcium Oxide	
% Insoluble Residue	78.4

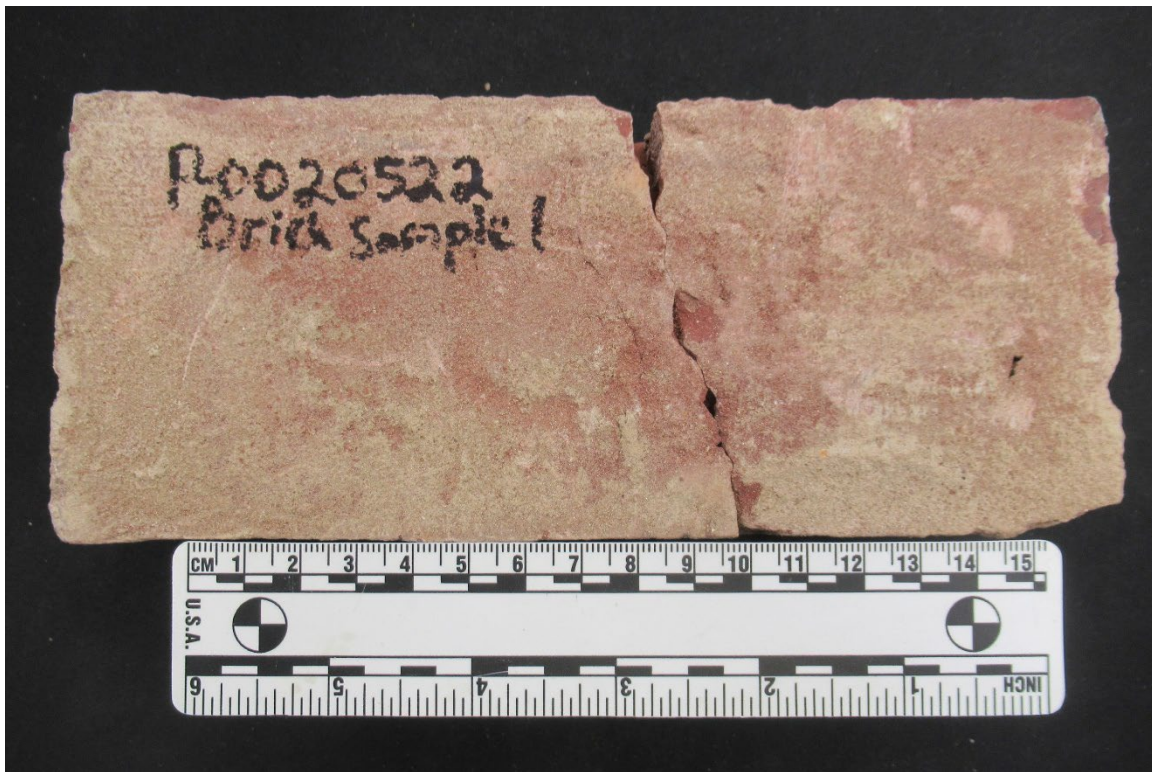
Table IIB: Calculated Composition of Mortar Sample

<u>Client ID</u>	<u>Mortar Sample #8</u>
Siliceous Sand %	78.4
Hydrated Lime %	12.9

Table IIIB: Calculated Volumetric Composition of Mortar Sample

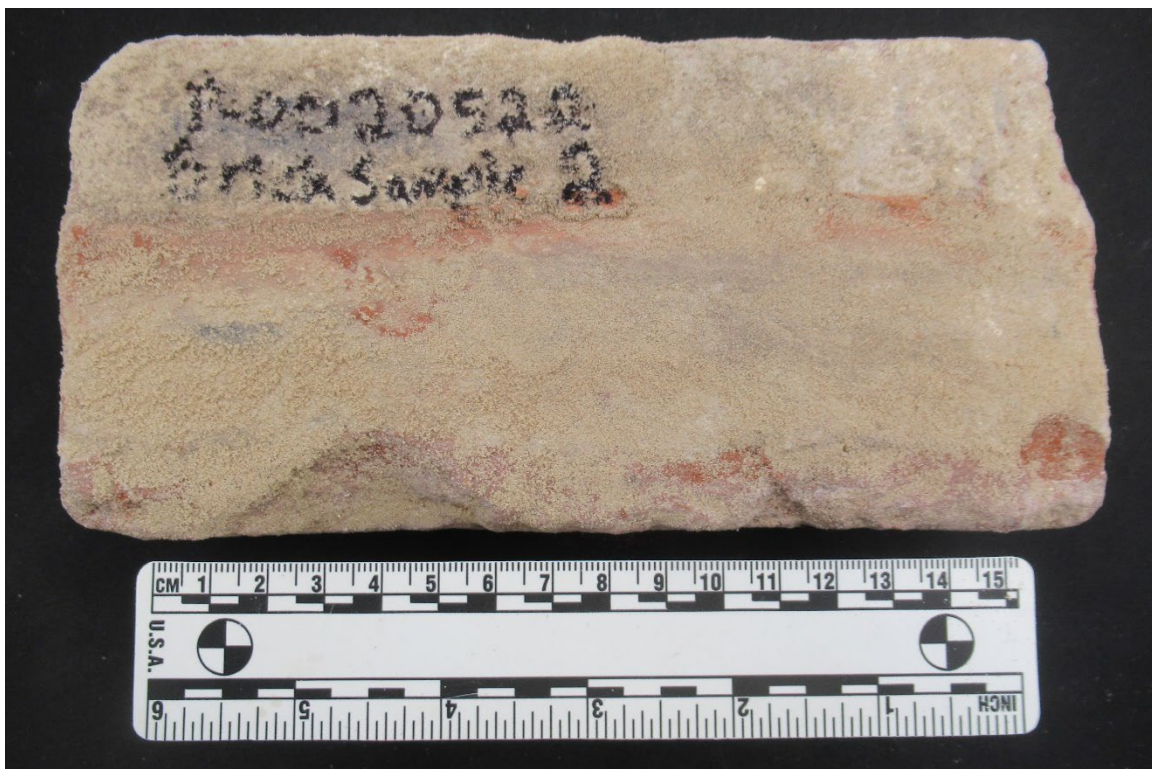
<u>Client ID</u>	<u>Mortar Sample #8</u>
Lime content	1
Sand content	3.0
Lime to Sand	1 : 3.0

Photo: 1



Sample ID: Brick Sample #1 **Description:** Profile of the brick sample as received.

Photo: 2



Sample ID: Brick Sample #2 **Description:** Profile of the brick sample as received.

Photo: 3



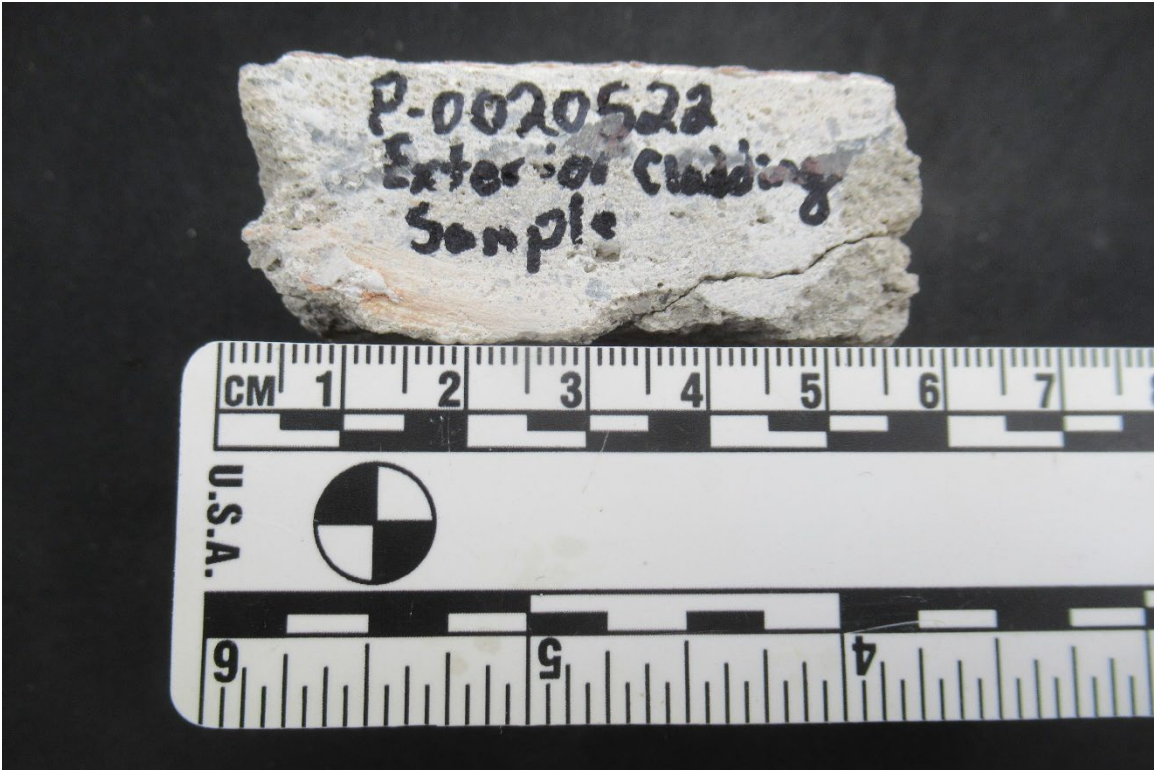
Sample ID: Brick Sample #3 **Description:** Profile of the brick sample as received.

Photo: 4



Sample ID: Brick Sample #4 **Description:** Profile of the brick sample as received.

Photo: 5



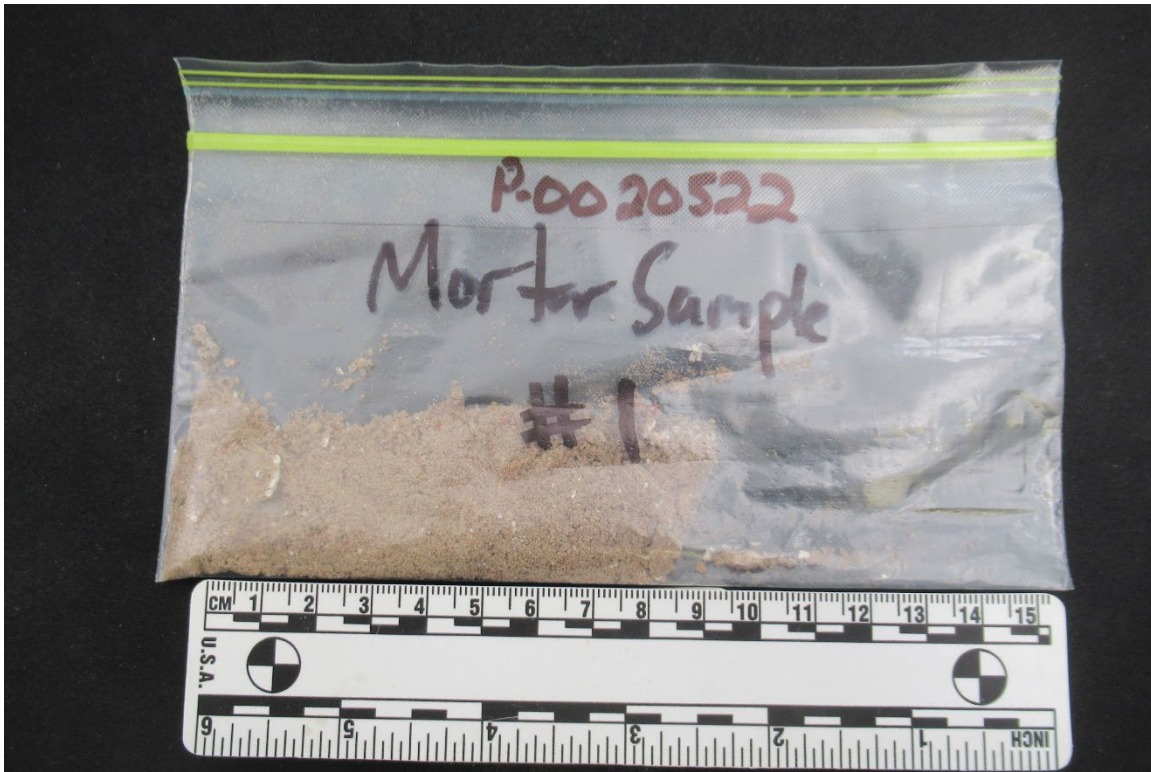
Sample ID: Exterior Cladding Sample **Description:** Profile of the stucco sample as received.

Photo: 6



Sample ID: Exterior Cladding Sample **Description:** Outer surface of the stucco sample as received.

Photo: 7



Sample ID:

Mortar Sample
#1

Description: Overall view of the mortar sample as received.

Photo: 8



Sample ID:

Mortar Sample
#2

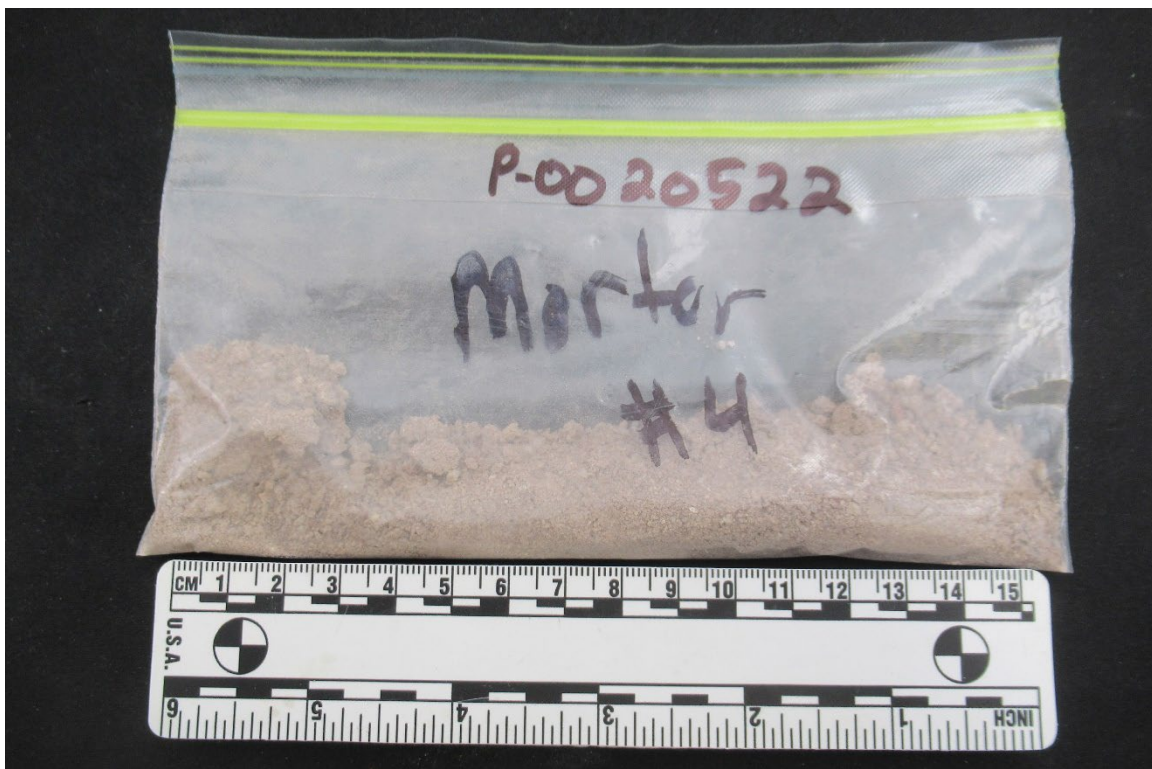
Description: Overall view of the mortar sample as received.

Photo: 9



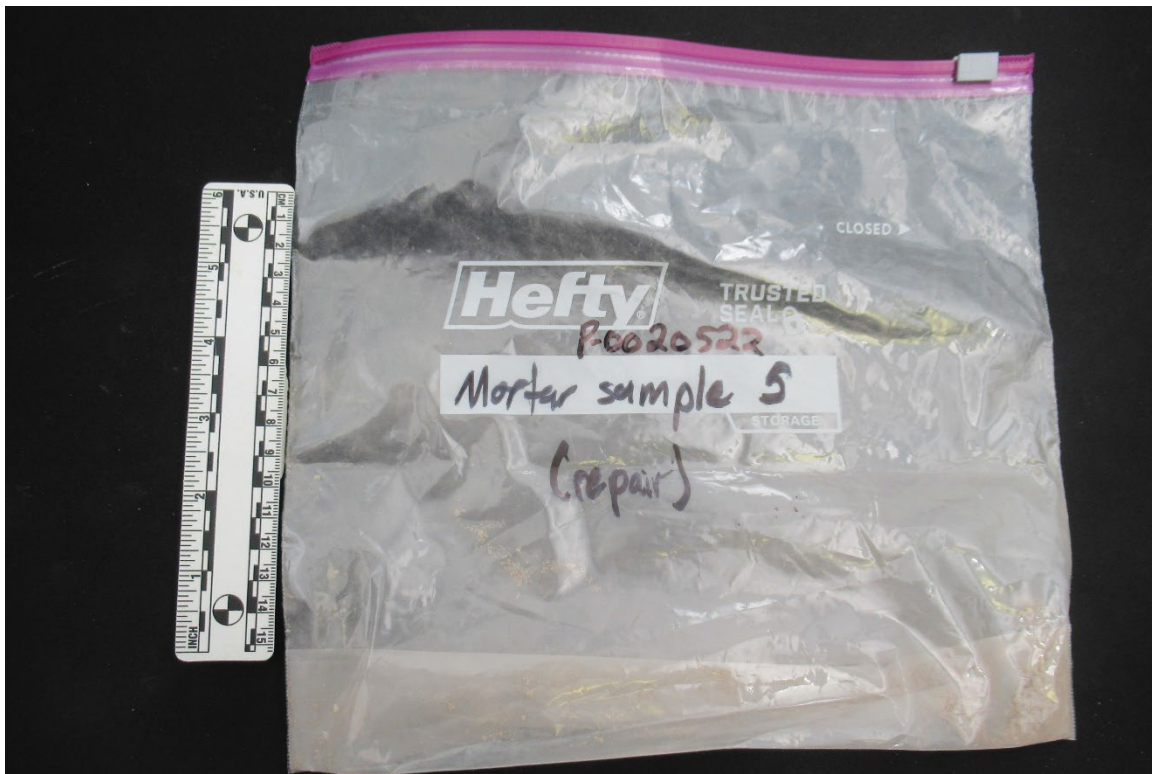
Sample ID: Mortar Sample #3 **Description:** Overall view of the mortar sample as received.

Photo: 10



Sample ID: Mortar Sample #4 **Description:** Overall view of the mortar sample as received.

Photo: 11



Sample ID:

Mortar Sample
#5

Description: Overall view of the mortar sample as received.

Photo: 12

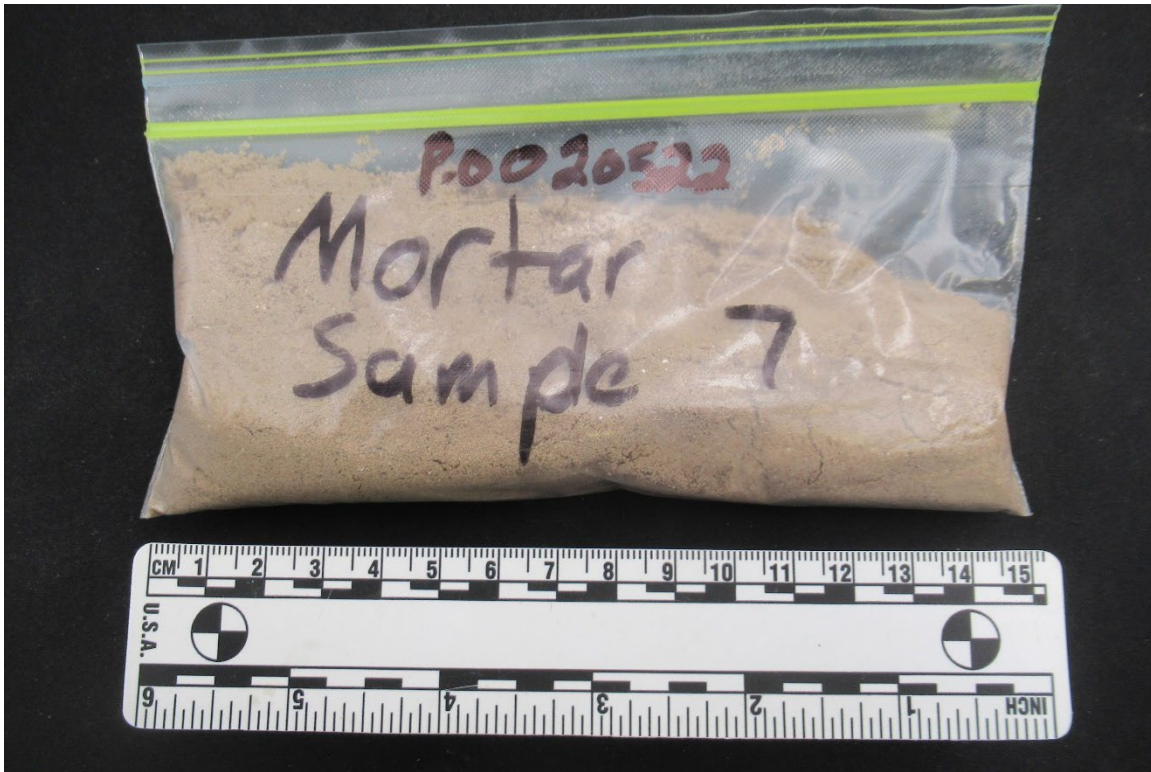


Sample ID:

Mortar Sample
#6

Description: Overall view of the mortar sample as received.

Photo: 13



Sample ID:

Mortar Sample
#7

Description: Overall view of the mortar sample as received.

Photo: 14



Sample ID:

Mortar Sample
#8

Description: Overall view of the mortar sample as received.

Photo: 15

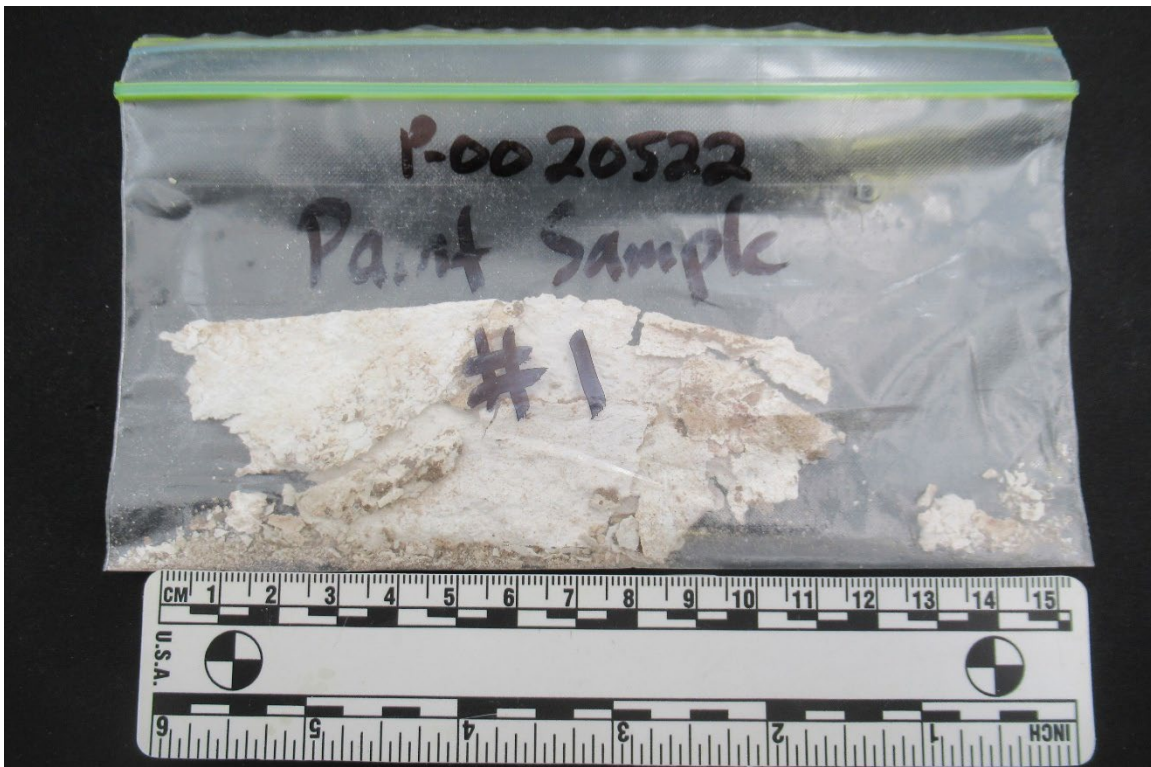


Sample ID:

Stair Mortar
Sample

Description: Overall view of the mortar sample as received.

Photo: 16

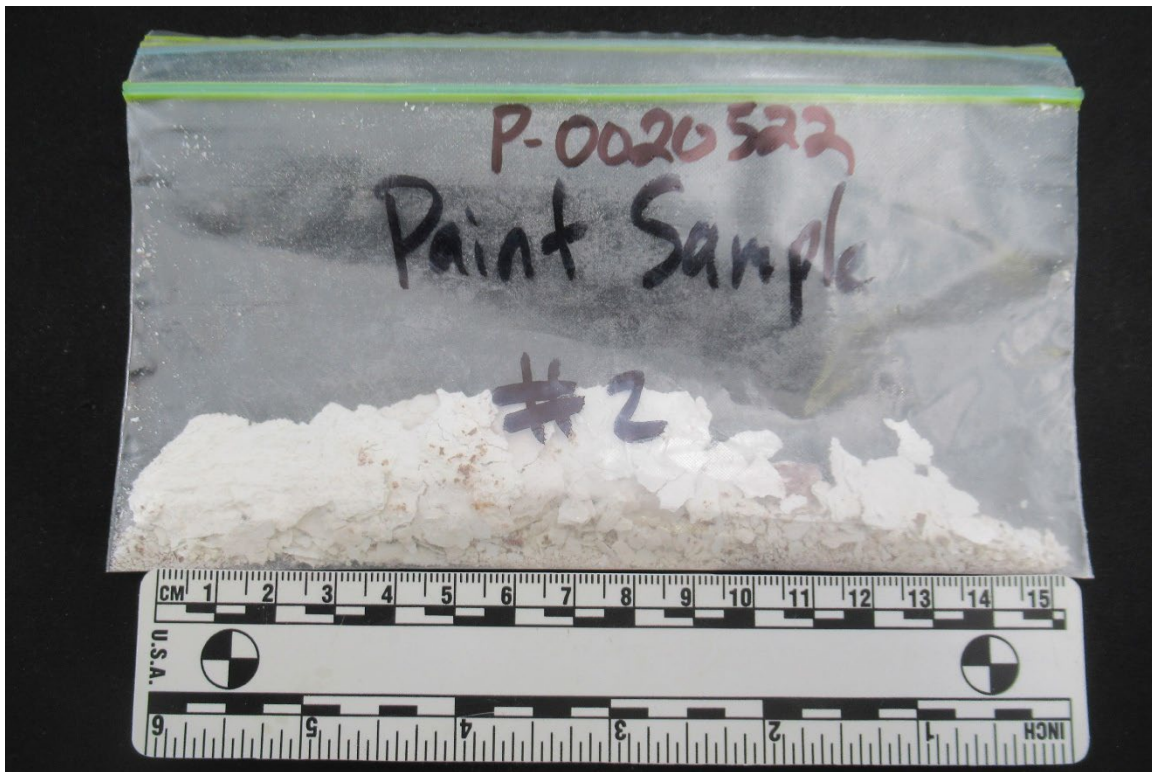


Sample ID:

Paint Sample #1

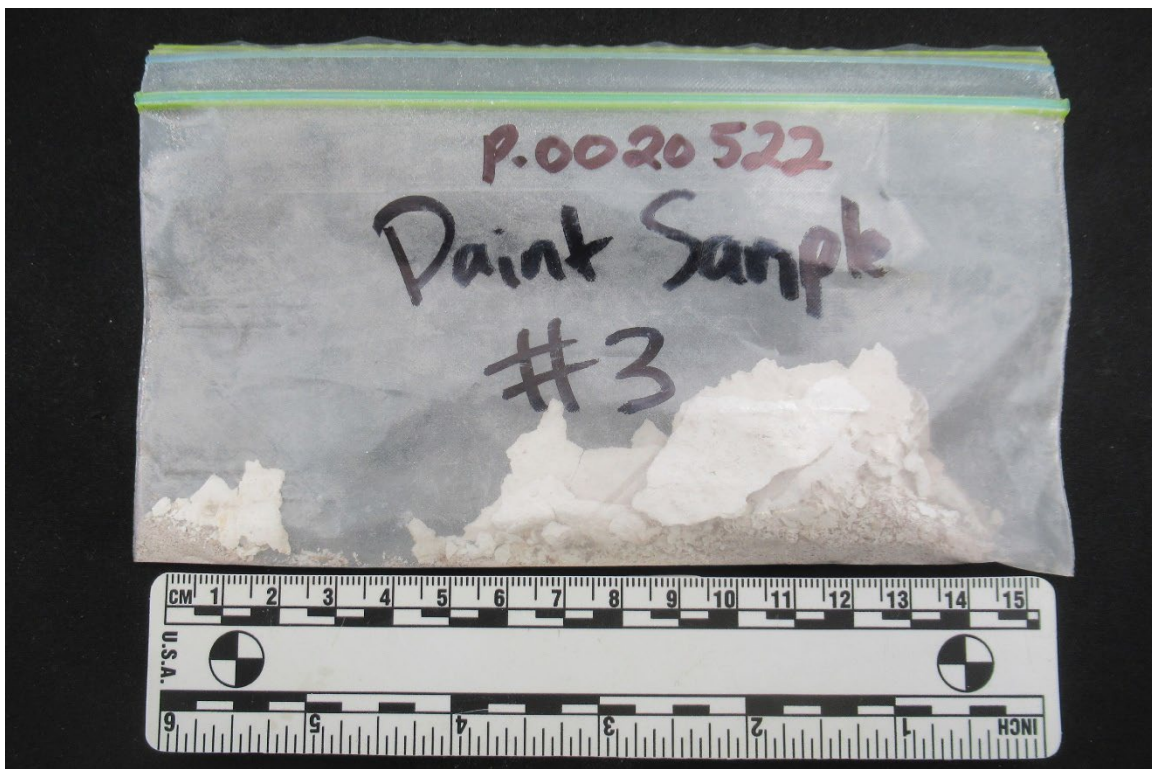
Description: Overall view of the paint sample as received.

Photo: 17



Sample ID: Paint Sample #2 **Description:** Overall view of the paint sample as received.

Photo: 18



Sample ID: Paint Sample #3 **Description:** Overall view of the paint sample as received.

Photo: 19



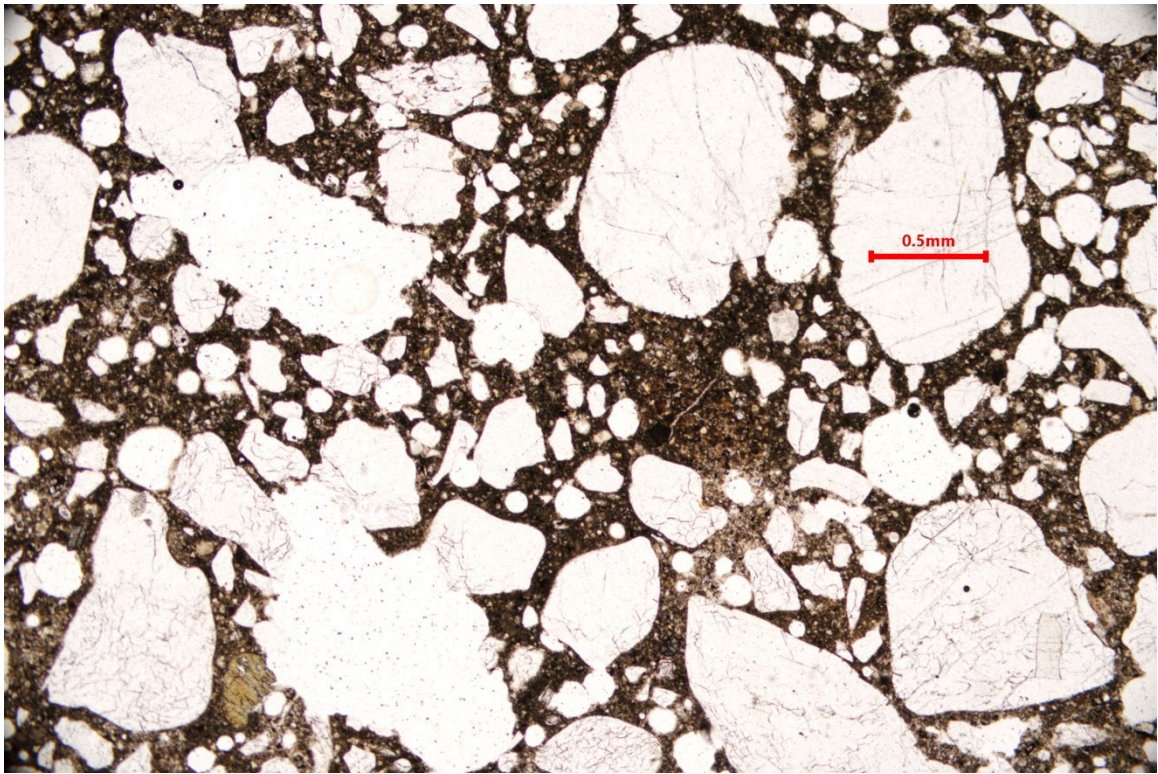
Sample ID: Exterior Cladding
Mag: Sample 7x
Description: Lapped surface of the stucco after epoxy stabilization, viewed at low magnification. Note up to four applications or layers were applied to the outer surface (parge coat, primer, and paint).

Photo: 20



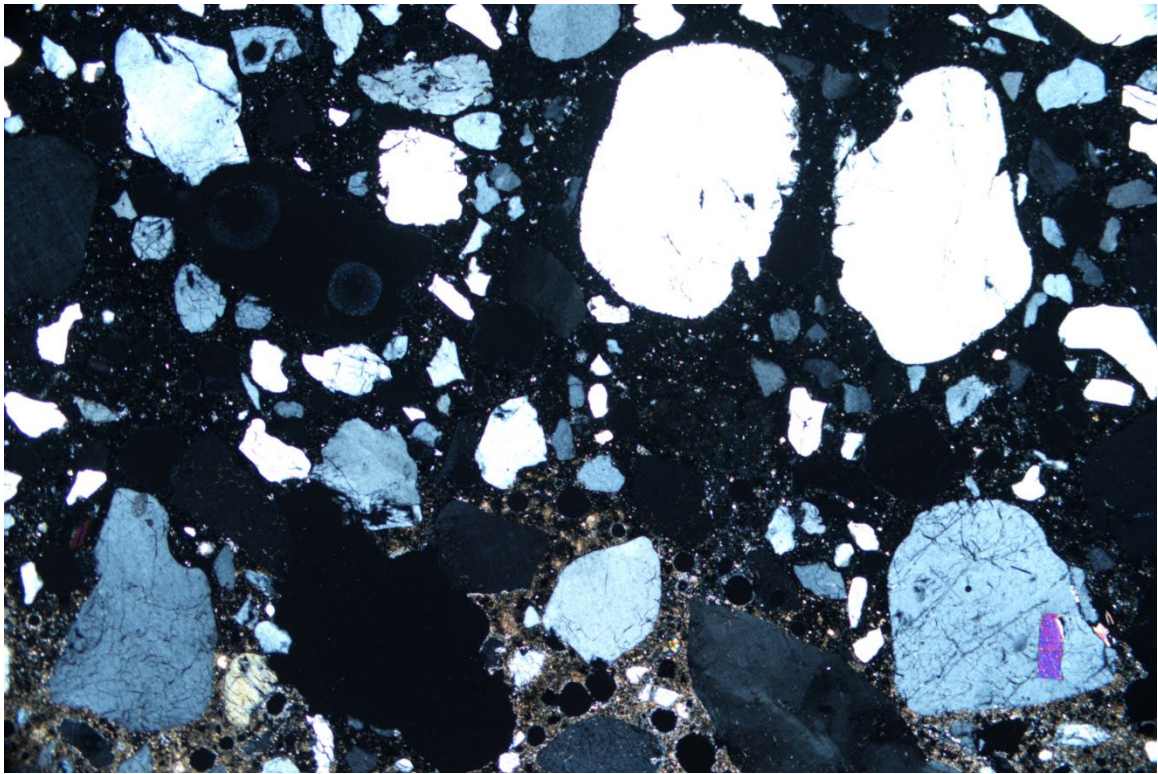
Sample ID: Mortar Sample #8
Mag: 7x
Description: Lapped surface of the mortar after epoxy stabilization, viewed at low magnification.

Photo: 21



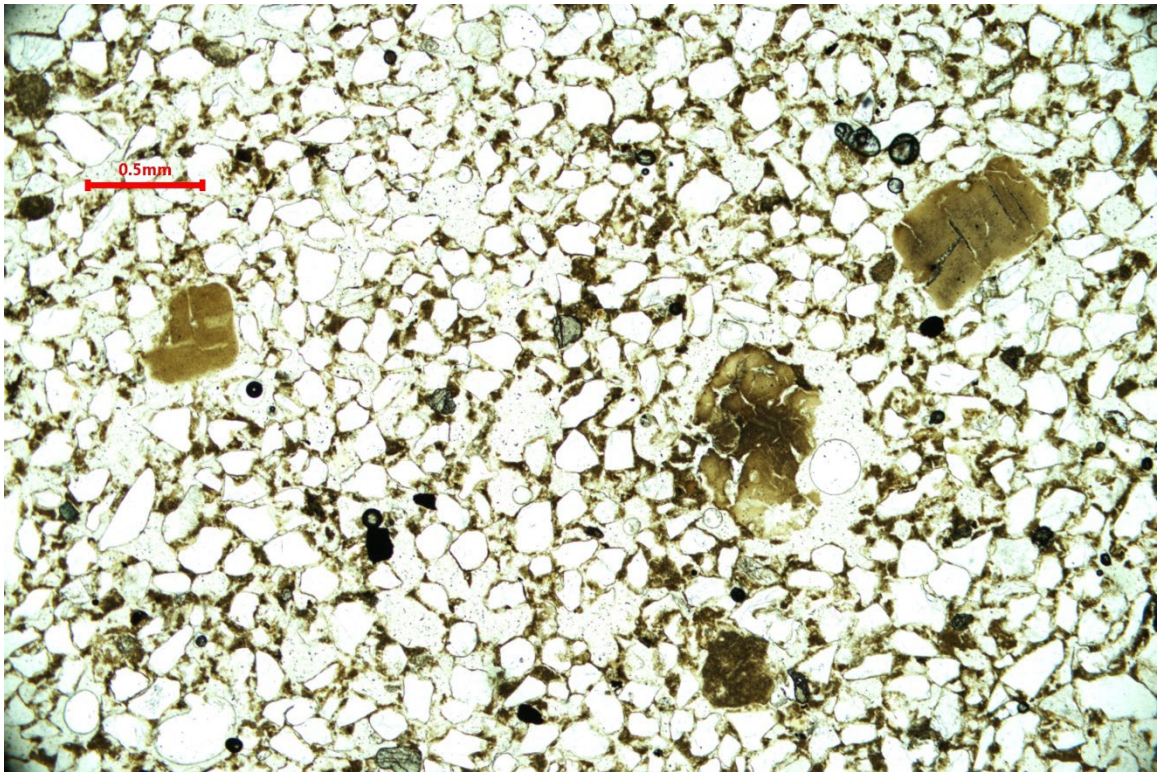
Sample ID: Exterior Cladding Sample
Mag: 40x
Description: Overall view of stucco in thin section under transmitted plane polarized light.

Photo: 22



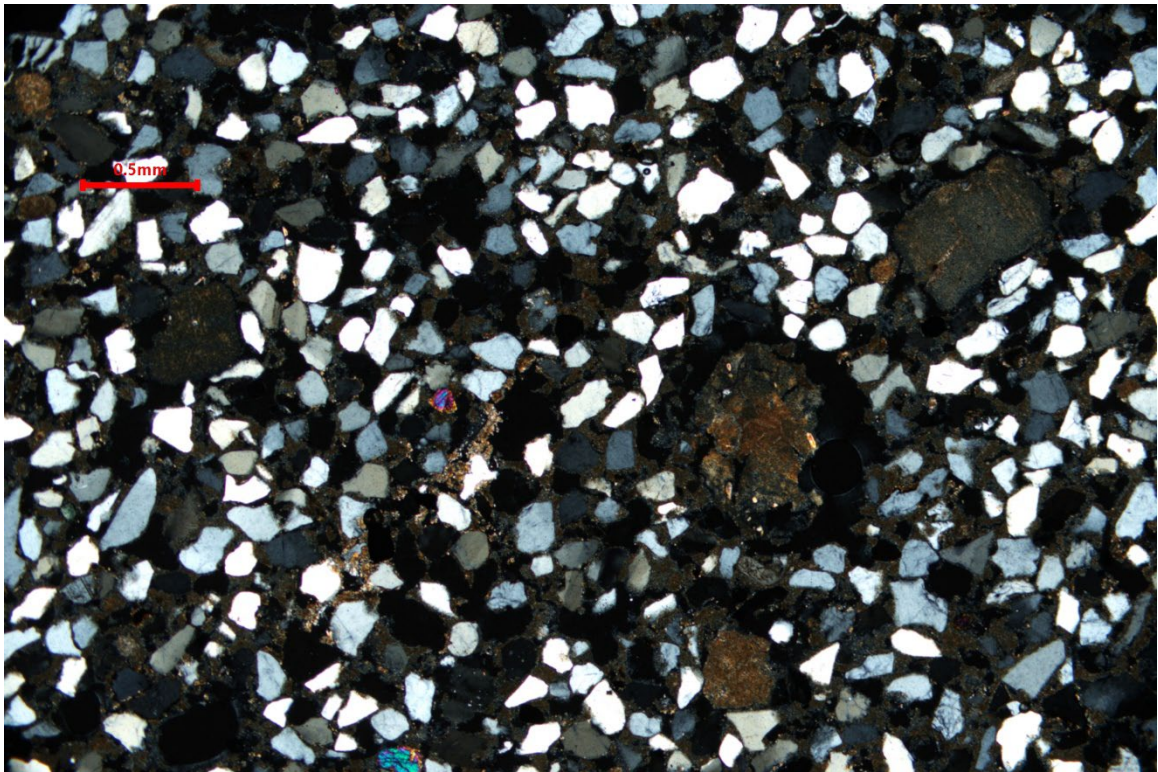
Sample ID: Exterior Cladding Sample
Mag: 40x
Description: Same view as above under transmitted cross polarized light.

Photo: 23



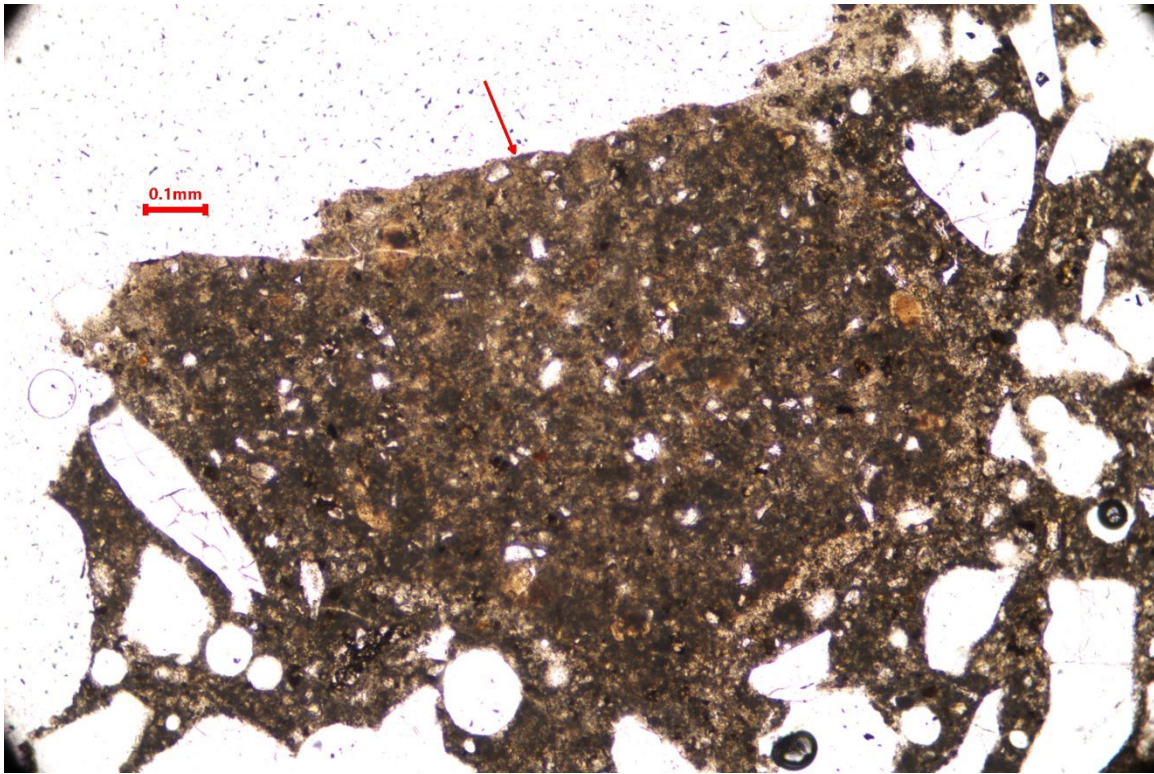
Sample ID: Mortar Sample #8 **Description:** Overall view of mortar in thin section under transmitted plane polarized light.
Mag: 40x

Photo: 24



Sample ID: Mortar Sample #8 **Description:** Same view as above under transmitted cross polarized light.
Mag: 40x

Photo: 25



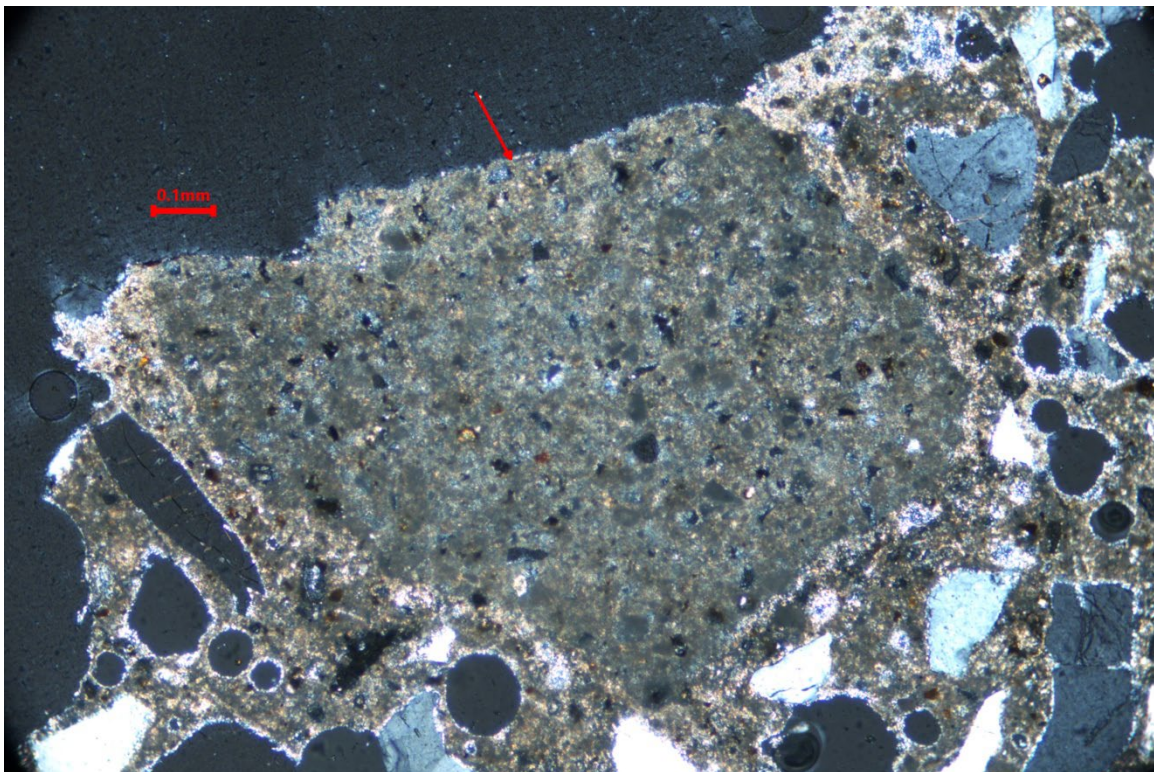
Sample ID:

Exterior Cladding
Sample
100x

Description: Sand to pebble sized paste agglomeration (red arrow) containing abundant residual cement particles, as viewed in thin section of stucco with transmitted plane polarized light.

Mag:

Photo: 26



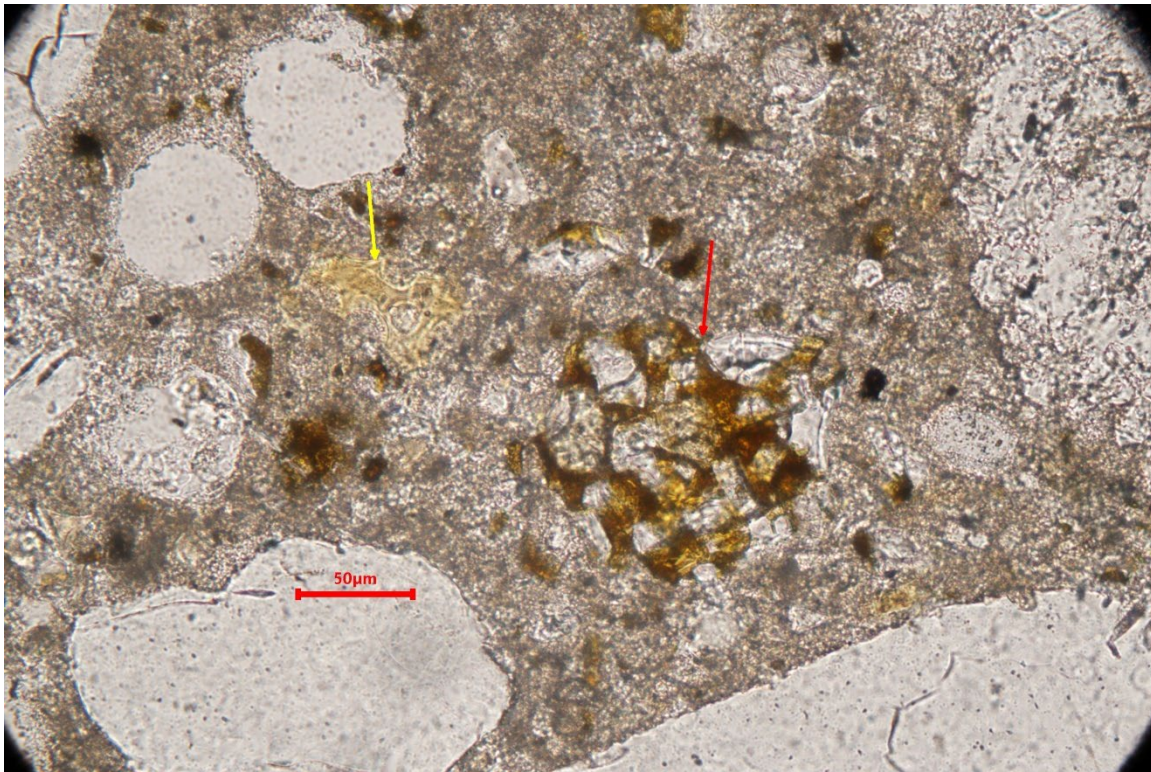
Sample ID:

Exterior Cladding
Sample
100x

Description: Same view as above with transmitted cross polarized light.

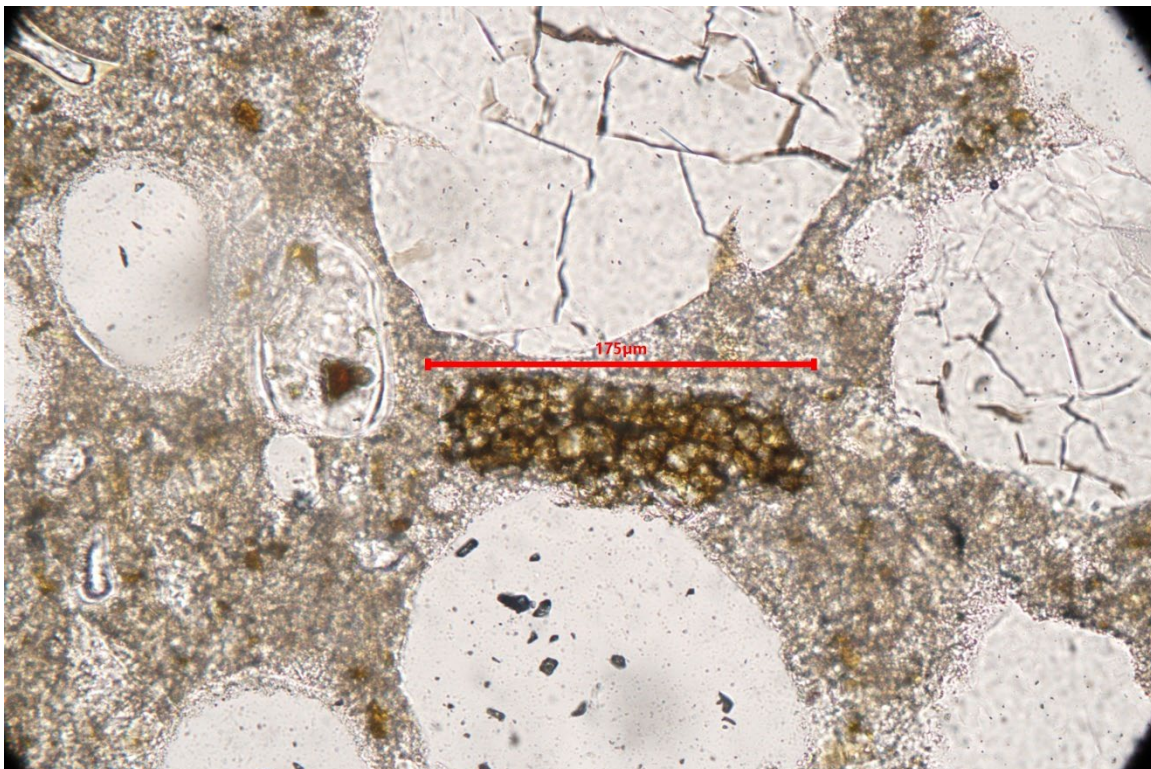
Mag:

Photo: 27



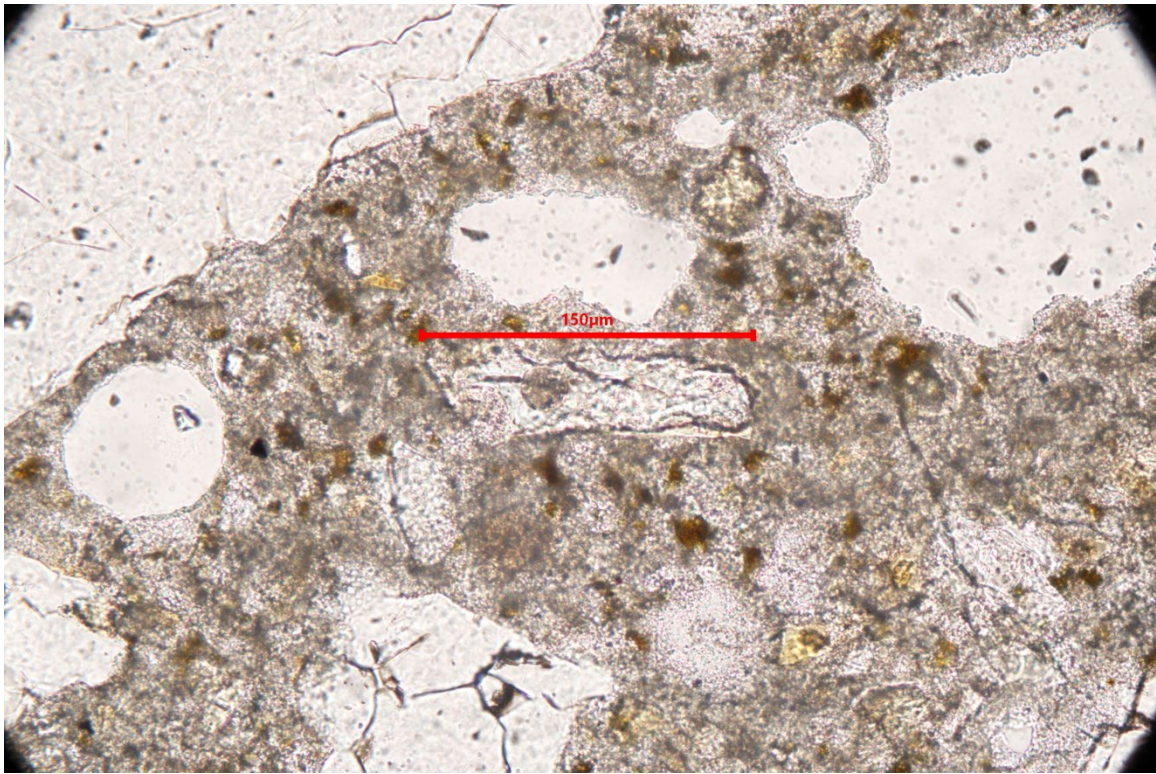
Sample ID: Exterior Cladding
Mag: Sample 400x
Description: Residual portland cement clinker particle (red arrow) and residual slag cement particle with characteristic yellow hydration rim (yellow arrow). Viewed in thin section of stucco with transmitted plane polarized light.

Photo: 28



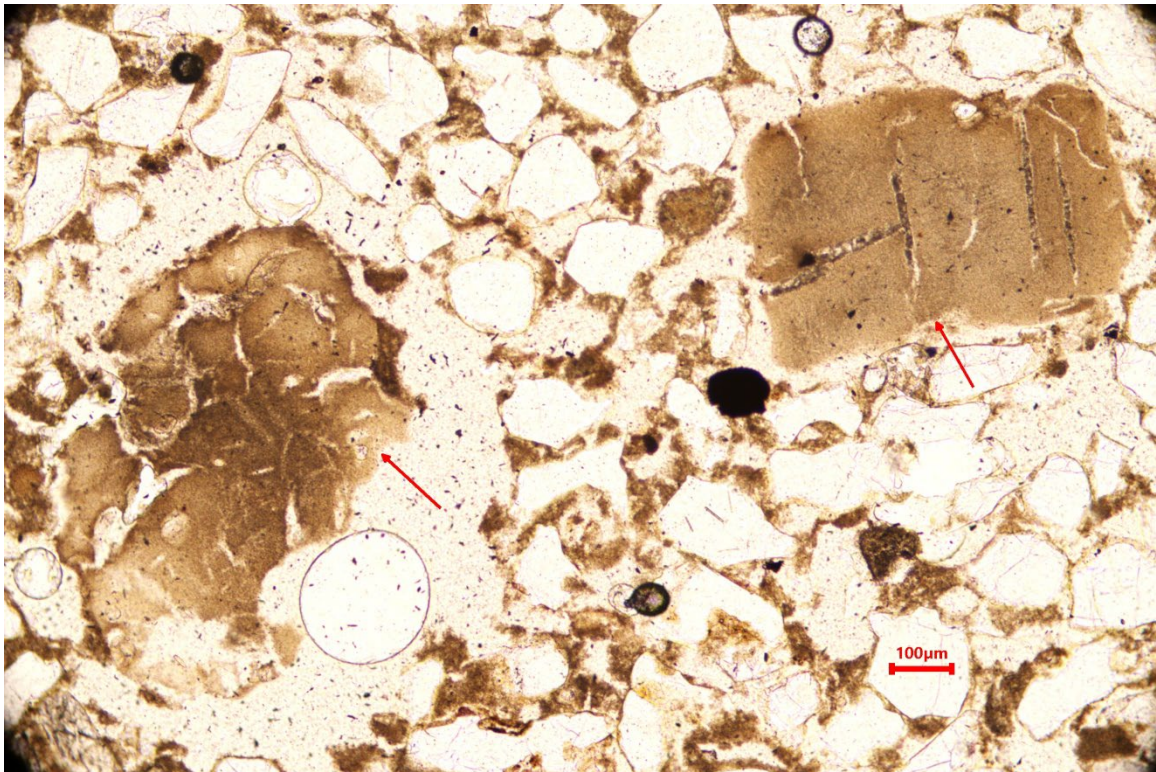
Sample ID: Exterior Cladding
Mag: Sample 400x
Description: Largest documented portland cement clinker particle, measuring roughly 175 microns in its largest dimension. Viewed in thin section of stucco with transmitted plane polarized light.

Photo: 29



Sample ID: Exterior Cladding
Mag: Sample 400x
Description: Largest documented slag cement particle, measuring roughly 150 microns in its largest dimension. Viewed in thin section of stucco with transmitted plane polarized light.

Photo: 30



Sample ID: Mortar Sample #8
Mag: 100x
Description: Sand-sized lime nodules/agglomerations (red arrows) within mortar binder, viewed in thin section with transmitted plane polarized light.



REPORT OF BRICK TESTS, ASTM C67-21

PROJECT:

AMELIA ISLAND LIGHTHOUSE
CONSULTING

AET PROJECT: P-0020522

REPORTED TO:

WALKER CONSULTANTS
10375 Parke Meadows Drive, Suite 425
Lone Tree, CO, 80124
ATTN: Sara Holcomb

DATE: March 20, 2023

Brick Description: Brick Masonry Units

SAMPLE ID: N/A

Tests were performed in accordance with test procedures in ASTM C67-21, Standard Test Methods for Sampling and Testing Brick and Structural Clay Tile".

Conformance: For informational use only. The test method specifies 5 samples to be used for compressive strength, absorption, and IRA Suction testing. Only 4 total samples were made available for testing.

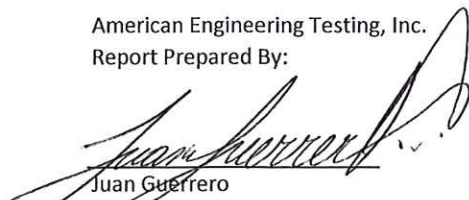
**Brick Requirements
ASTM C216-22**

Sample No.	1	2	3	4	Avg.	Avg.	Individual
Compressive Strength, psi.	22,280	8,590	6,590	7,760	11,305	Min. 3000	Min. 2500
Absorption:							
24 Hr, %:		10.92	2.66		6.79		
5 Hr Boil, %		11.64	3.69		7.66	Max. 17.0	Max. 20.0
Saturation Coefficient:		0.94	0.72		0.83	Max. 0.78	Max. 0.80
IRA Suction (g/min/30 in2)		16.26	9.76		13.01		
Unit Weight, lb/ft3:	126.90	122.51	140.34	117.22	126.74		

Sample No.	1	2	3	4
Width, in	3.20	3.63	3.66	3.77
Height, in	2.16	2.13	2.01	2.12
Length, in	7.56	7.31	7.44	4.01

Remarks: The samples have been consumed in the process of testing. For further information, please contact us at the number listed below.

American Engineering Testing, Inc.
Report Prepared By:


Juan Guerrero
Laboratory Supervisor
651-2199249

Report Reviewed By:


David G. Wirth
Manager, Construction Services
651-6591373

PICTURES OF BRICK TESTS, ASTM C67-21

PROJECT:

AMELIA ISLAND LIGHTHOUSE
CONSULTING

AET PROJECT: P-0020522

REPORTED TO:

WALKER CONSULTANTS
10375 Parke Meadows Drive, Suite 425
Lone Tree, CO, 80124
ATTN: Sara Holcomb

DATE: March 20, 2023



Samples cleaning and preparing for Tests.

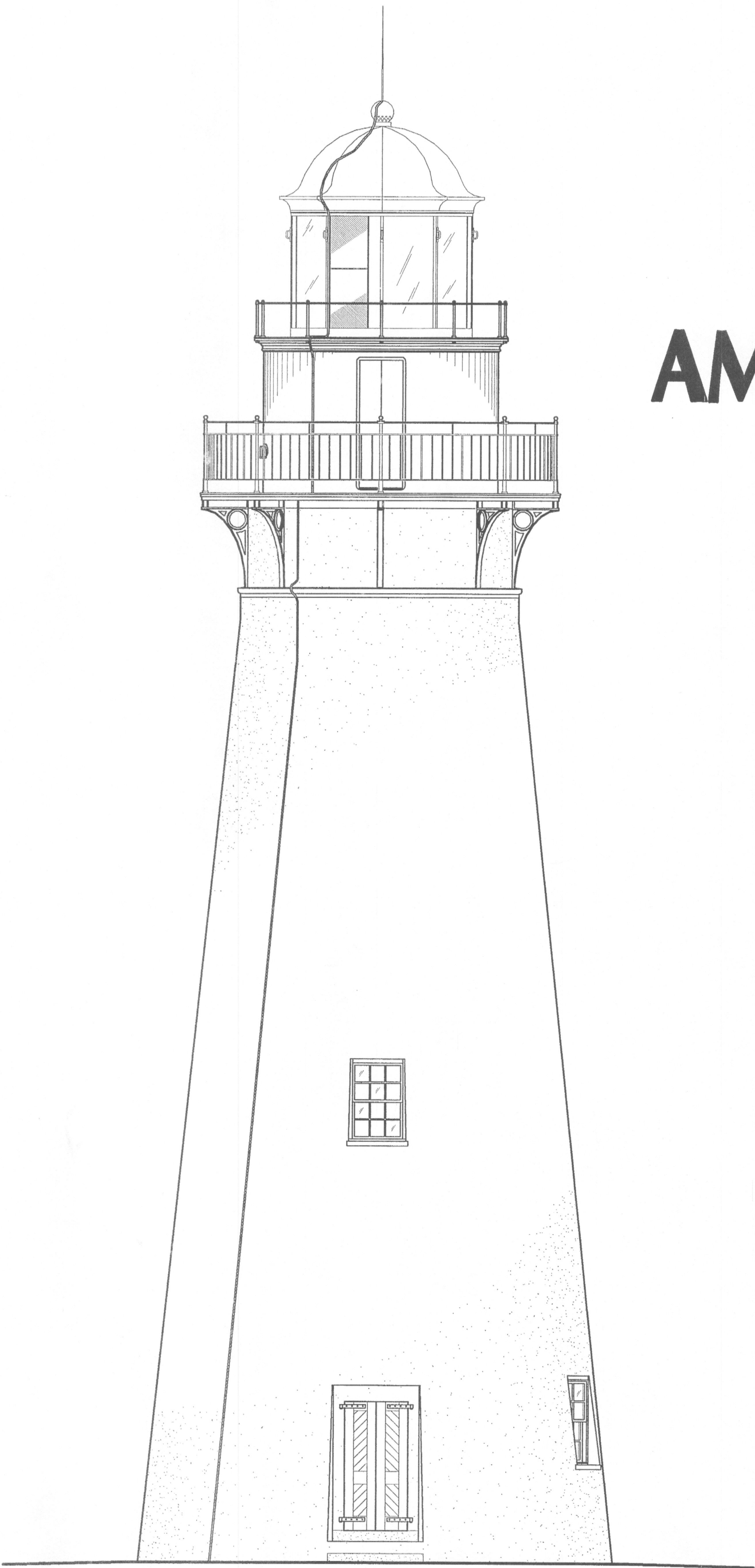


Samples for compression Test.

INDEX OF DRAWINGS

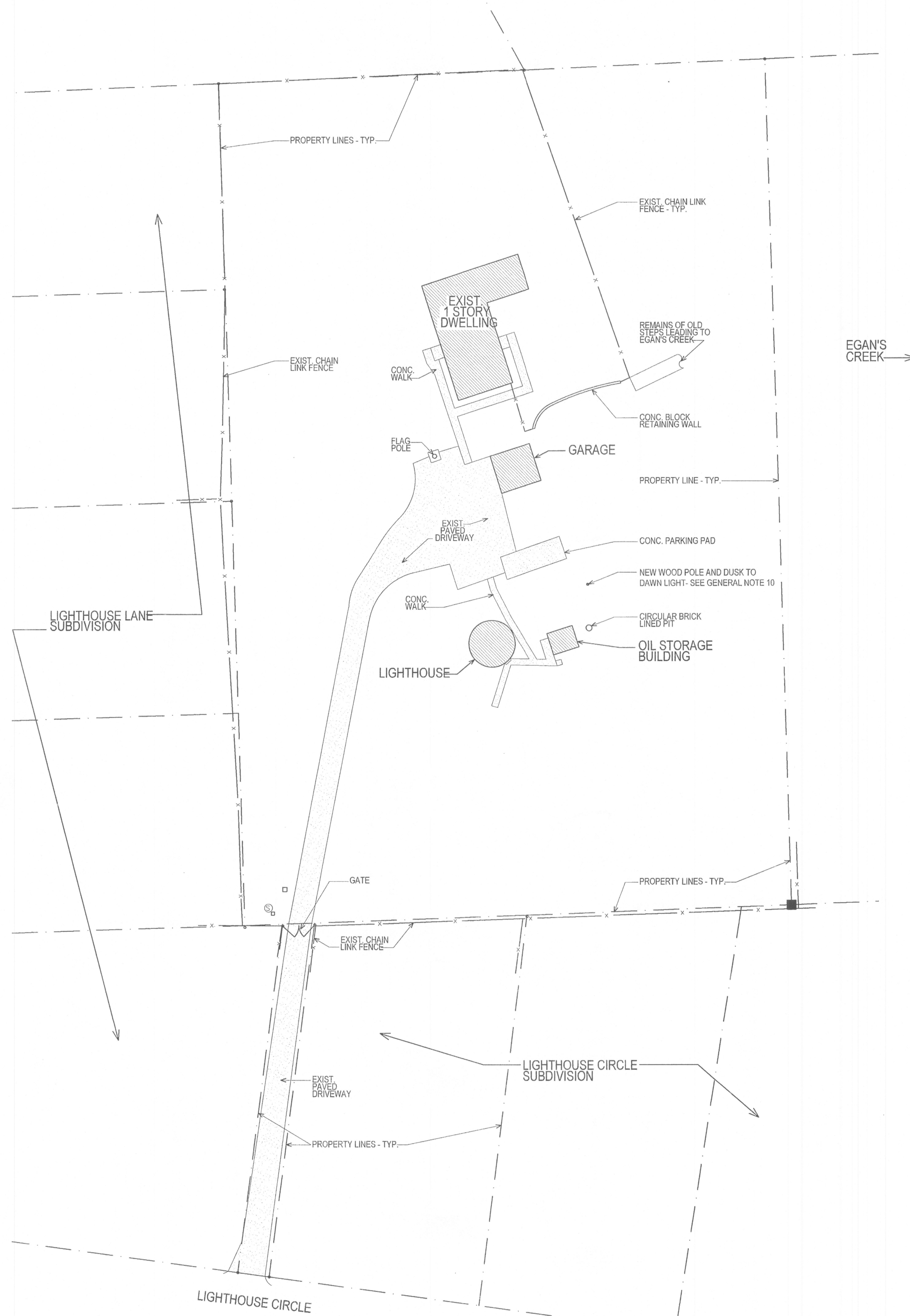
ARCHITECTURAL

- S-1 SITE AND LOCATION PLANS
- A-1 LIGHTHOUSE FLOOR PLANS
- A-2 LIGHTHOUSE EXTERIOR ELEVATIONS
- A-3 LIGHTHOUSE SECTION AND DETAILS
- A-4 DOOR SCHEDULES AND DETAILS
- A-5 OIL STORAGE BUILDING PLAN,
ELEVATIONS AND DETAILS



**AMELIA ISLAND LIGHTHOUSE RESTORATION
PHASE II**
FERNANDINA BEACH, FLORIDA
FOR THE CITY OF FERNANDINA BEACH

KENNETH SMITH ARCHITECTS, INC.
ARCHITECTS



SITE PLAN

THIS DRAWING WAS PREPARED BASED UPON A SITE SURVEY COMPLETED BY MARZIE AND DRAKE LAND SURVEYING ON 05-02-01

1" = 30'-0"

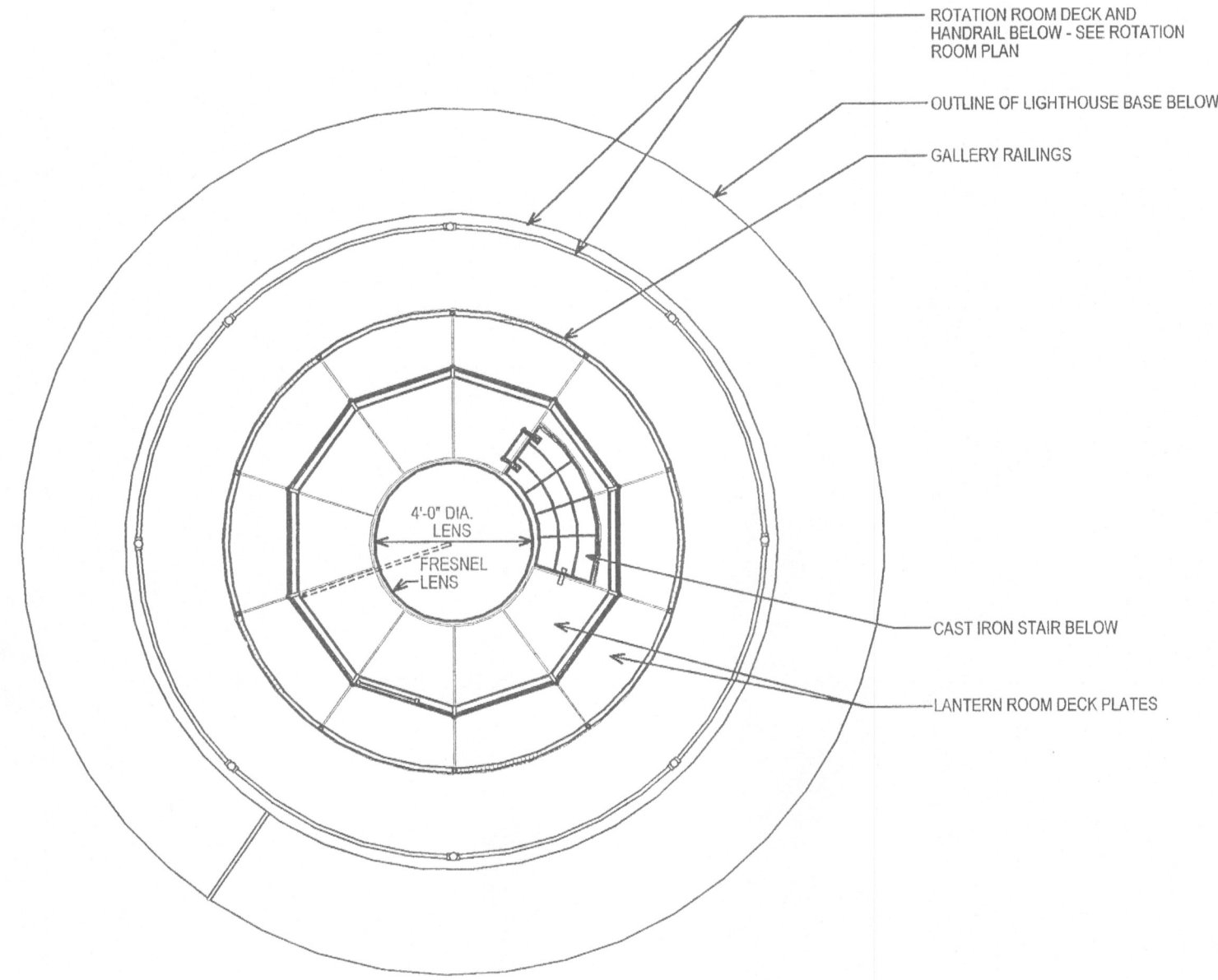
GENERAL NOTES

- GENERAL:** IN ALL CASES, LOCAL BUILDING CODES AND ORDINANCES SHALL GOVERN THE SPECIFIC DESIGNS AND WORK SUBJECT THERETO. ALL WORK SHALL BE IN CONFORMANCE WITH THE BEST PRACTICES OF THE TRADE INVOLVED. ALL WORK SHALL BE ACCOMPLISHED IN STRICT COMPLIANCE WITH MATERIAL AND PRODUCT MANUFACTURER'S PRINTED DIRECTIONS AND INSTRUCTIONS.
- CODES:** COMPLY WITH ALL APPLICABLE BUILDING CODES AND ORDINANCES INCLUDING THE FLORIDA BUILDING CODE, LIFE SAFETY CODE, NATIONAL ELECTRIC CODE, AND THE FLORIDA FIRE PREVENTION CODE AS ADOPTED BY THE LOCAL BUILDING DEPT.
- CLEAN UP:** THE CONTRACTOR SHALL AT ALL TIMES KEEP THE LIGHTHOUSE AND WORK AREA FREE FROM ACCUMULATION OF WASTE MATERIALS AND RUBBISH CAUSED BY THE RESTORATION OPERATIONS.
- HISTORICAL MATERIALS:** SALVAGE ALL HISTORICAL MATERIALS AND ARTIFACTS DISCOVERED AND ALL COMPONENTS REMOVED FROM THE BUILDING AND NOT REUSED IN THE RESTORATION FOR REVIEW BY THE OWNER. TURN OVER ALL OWNER SELECTED ITEMS TO THE OWNER AND LEGALLY DISPOSE OF SALVAGED ITEMS OF NO VALUE TO THE OWNER OFF SITE.
- SALVAGE:** ITEMS INDICATED TO BE SALVAGED FOR REUSE SHALL BE CAREFULLY REMOVED AND STORED ON SITE.
- DEMOLISHED MATERIALS** SHALL BE REMOVED AND LEGALLY DISPOSED OF OFF-SITE. THE CONTRACTOR SHALL PAY ALL DISPOSAL FEES.
- THE CONTRACTOR SHALL PROTECT ALL LANDSCAPING, WALKS, DRIVES AND OTHER SITE IMPROVEMENTS FROM ANY INCIDENTAL OR OTHER DAMAGE TO THE CONDITION EXISTING PRIOR TO THE START OF THE WORK AT NO ADDITIONAL EXPENSE TO THE CITY.
- PROTECT SOIL AND LANDSCAPING FROM DISTURBANCE BY EQUIPMENT AND SCAFFOLDING. INSTALL MINIMUM 3/4" PLYWOOD OR 1 x WOOD PLANKS BELOW ALL SCAFFOLDING (MINIMUM 24" SQUARE) AND ALL EQUIPMENT SUCH AS HIGH LIFT EQUIPMENT.
- HIGH LIFT EQUIPMENT SHALL BE USED AS REQUIRED FOR CONSTRUCTION ACCESS. PROTECT SOILS BELOW LIFT EQUIPMENT AS PER NOTE 8 ABOVE.
- PROVIDE NEW 8" CORED AND TAPERED WOOD LIGHT POLE MOUNTED 5' IN GROUND WITH CONCRETE FILL SURROUND AND EXTENDING 20' ABOVE GRADE. INSTALL NEW LITHONIA LIGHT FIXTURE # CHM 250M DLG TBS LPI PER PEU - W/ AMAWT20 US2-S SA AND MOUNTING ARM ON POLE. PROVIDE LIGHT HEAD AND MOUNTING ARM FOR MOUNTING WITH ALL REQUIRED ACCESSORIES. PROVIDE BUILT-IN PHOTOELECTRIC CELL ON LIGHT FOR OPERATION. PROVIDE UNDERGROUND ELEC. PVC CONDUIT AND COPPER LEADERS FOR LIGHT TO EXISTING ELECTRICAL PANEL IN OIL STORAGE BUILDING AS REQUIRED FOR LIGHT. PROVIDE NEW BREAKER IN PANEL. ENTIRE LIGHT AND POLE ASSEMBLY SHALL COMPLY WITH 120 MPH WINDBORNE DEBRIS AREA.



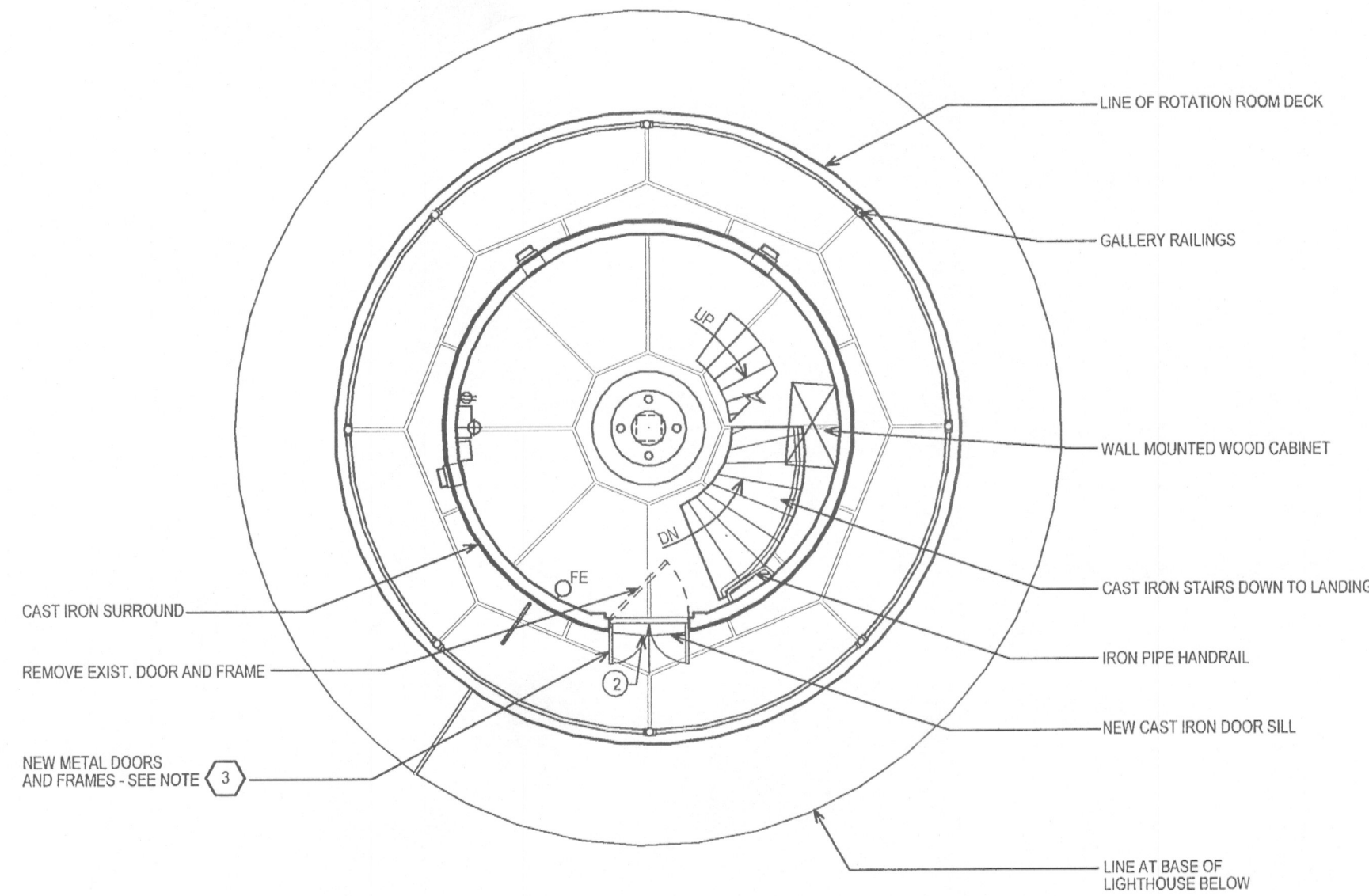
SITE LOCATION MAP

N.T.S.



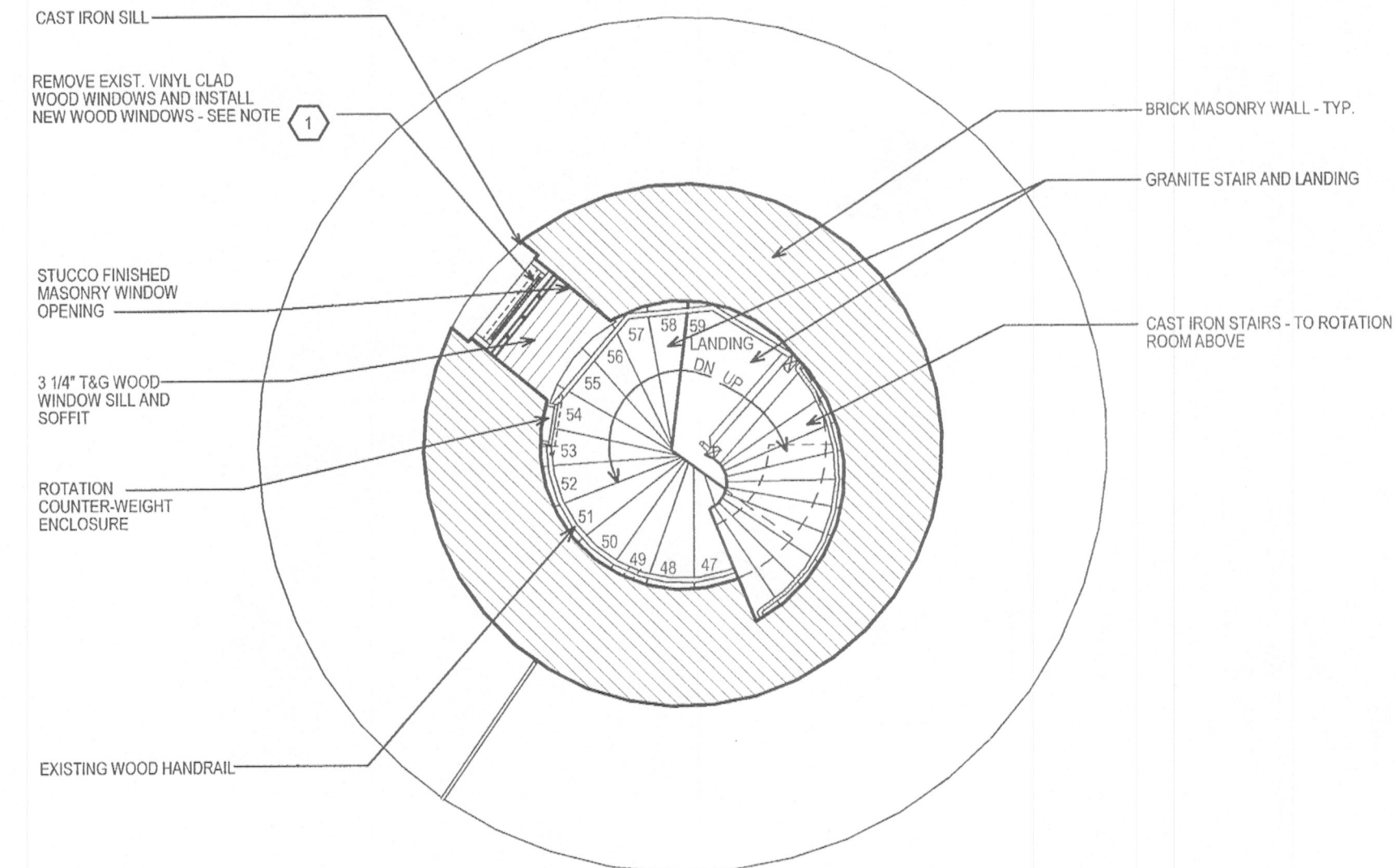
LANTERN ROOM PLAN
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



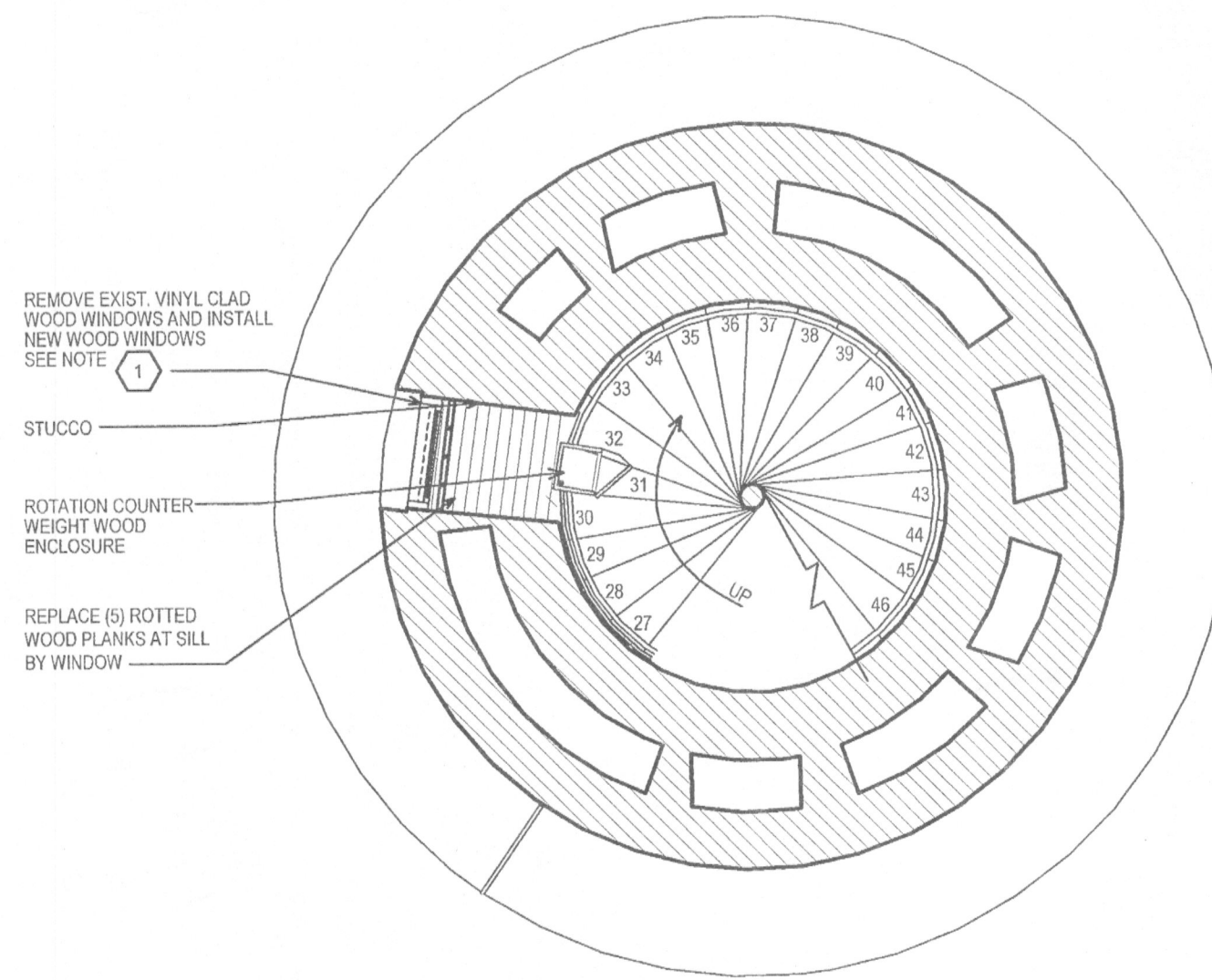
ROTATION ROOM PLAN
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



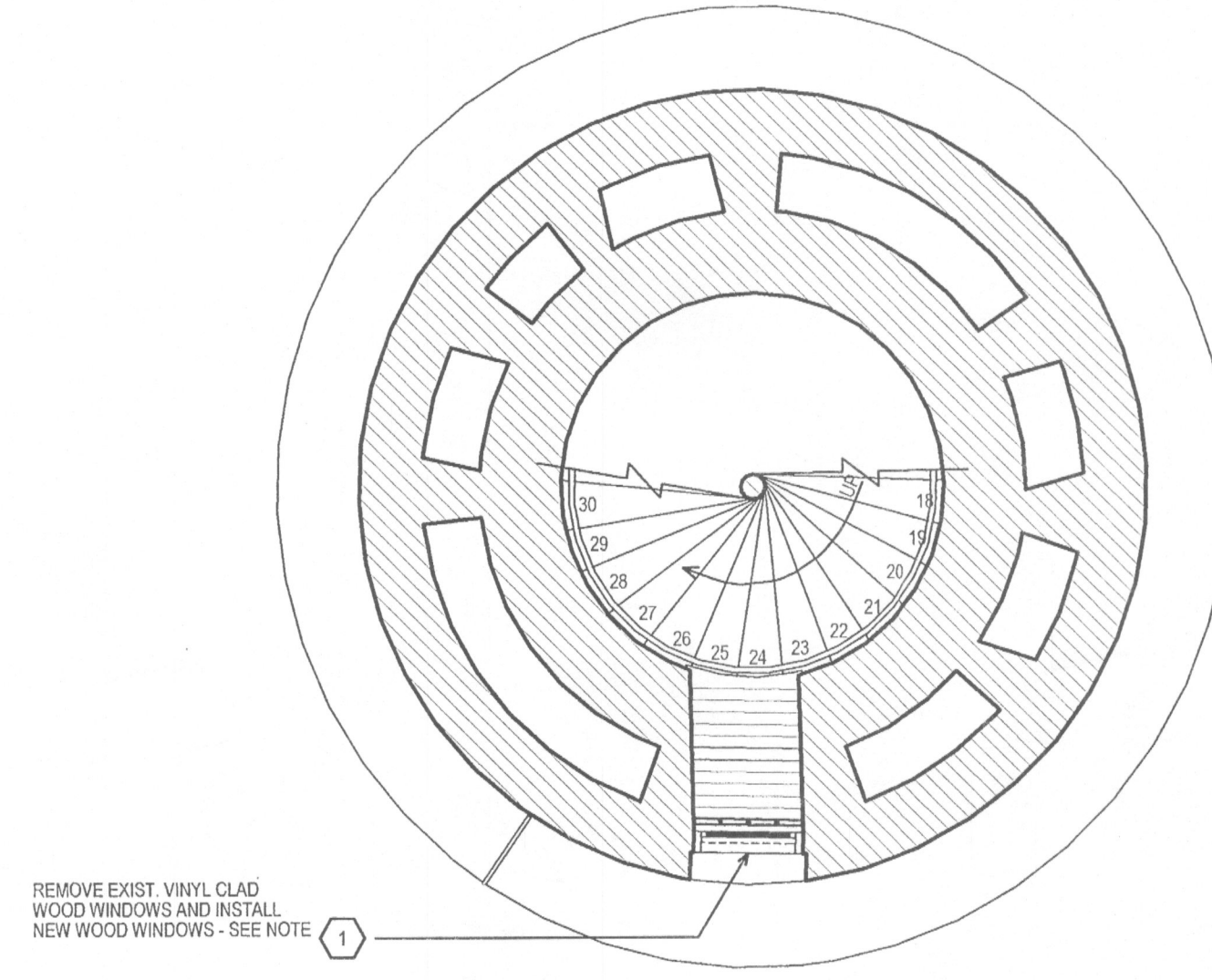
PLAN AT SIXTH WINDOW
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



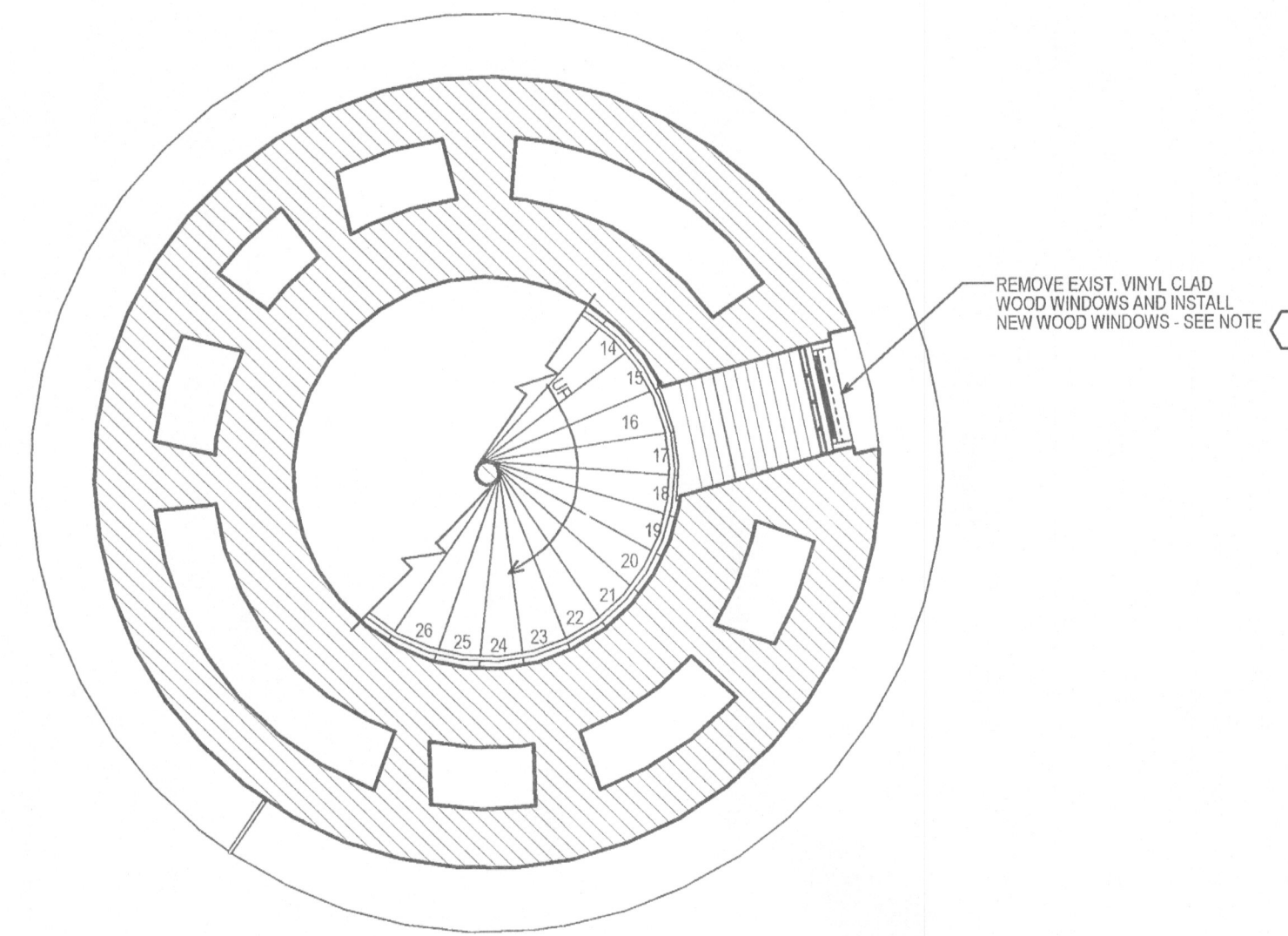
PLAN AT FIFTH WINDOW
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



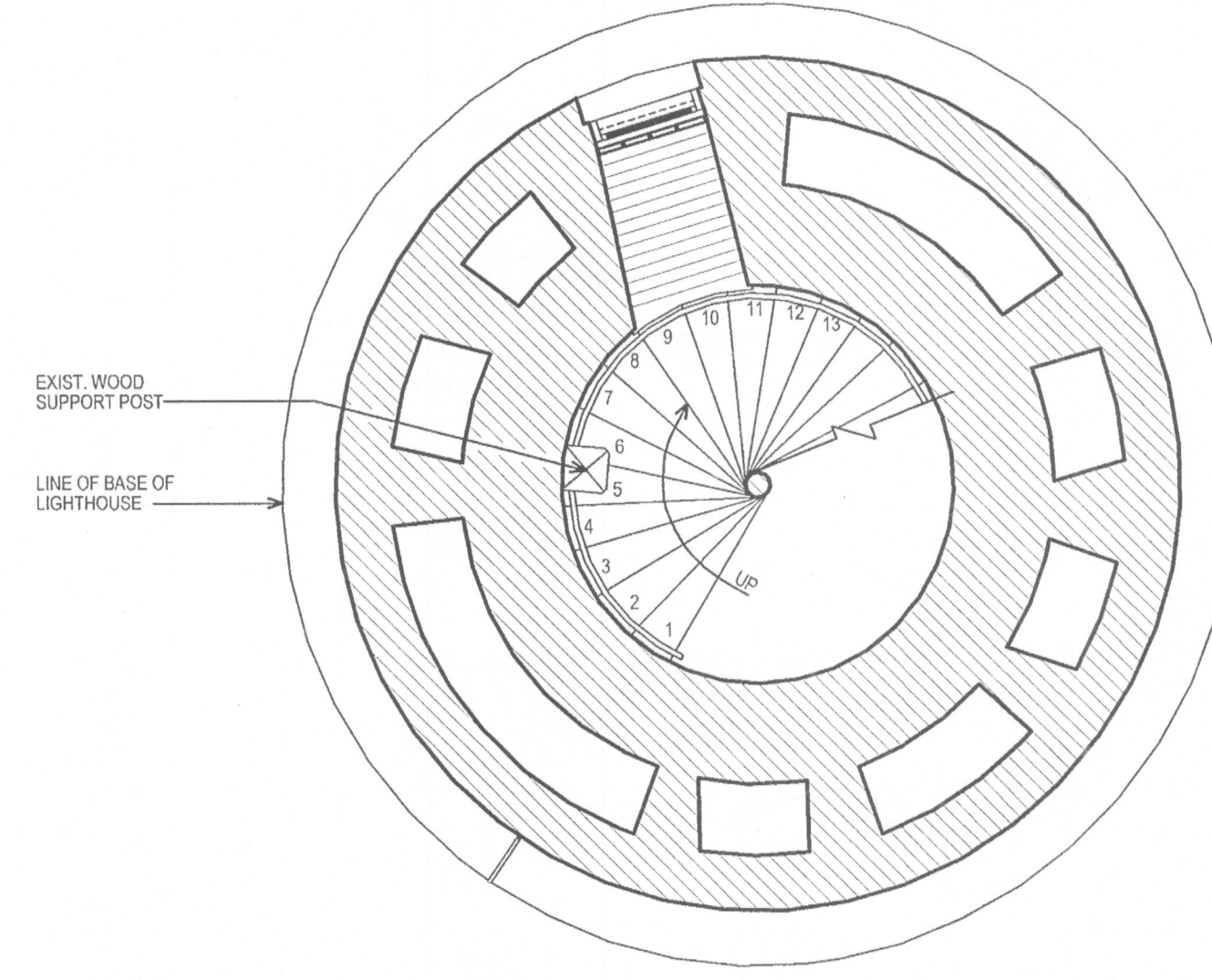
PLAN AT FOURTH WINDOW
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



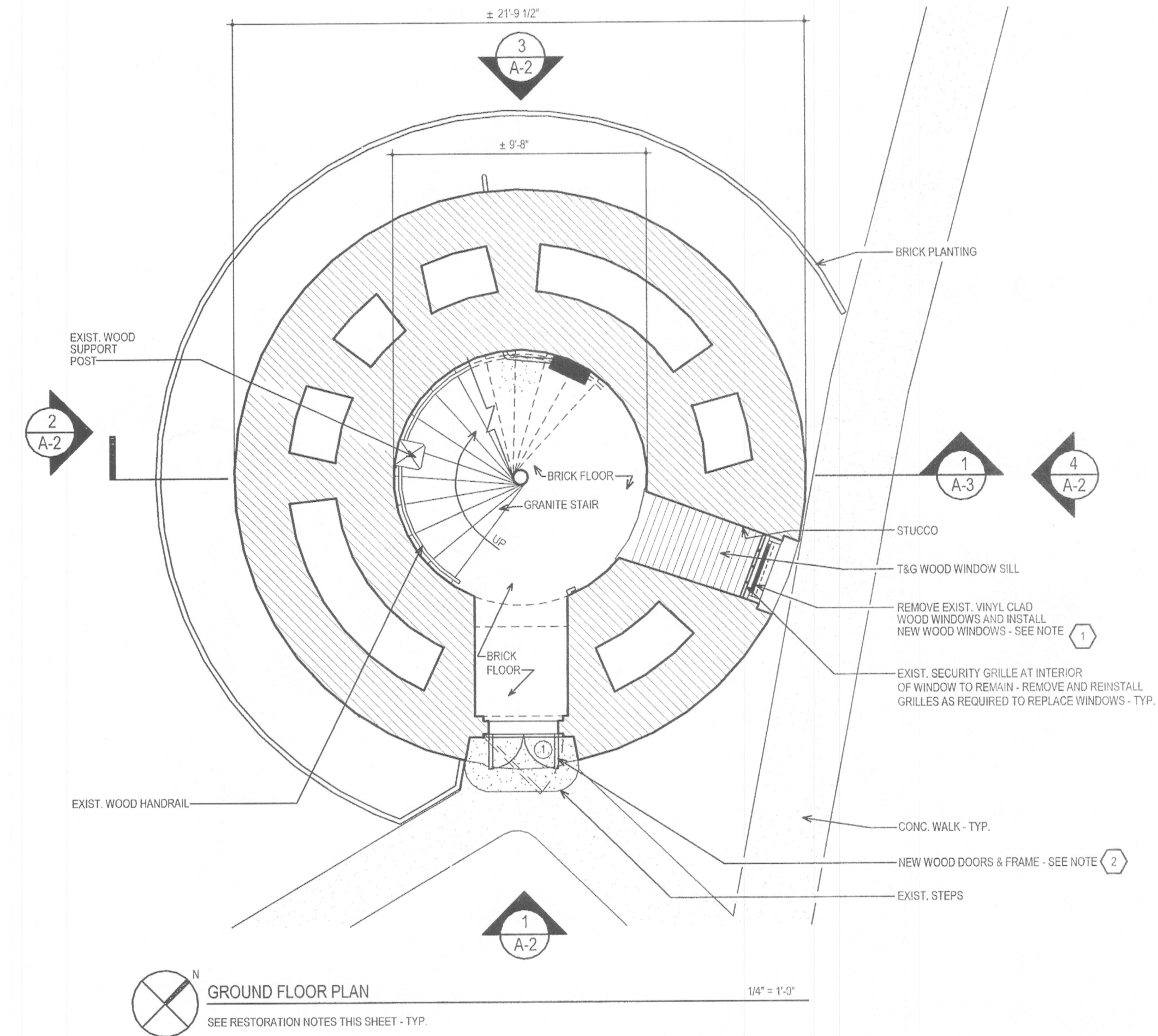
PLAN AT THIRD WINDOW
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



PLAN AT SECOND WINDOW
SEE TYPICAL NOTES AT OTHER PLAN DRAWINGS

1/4" = 1'-0"



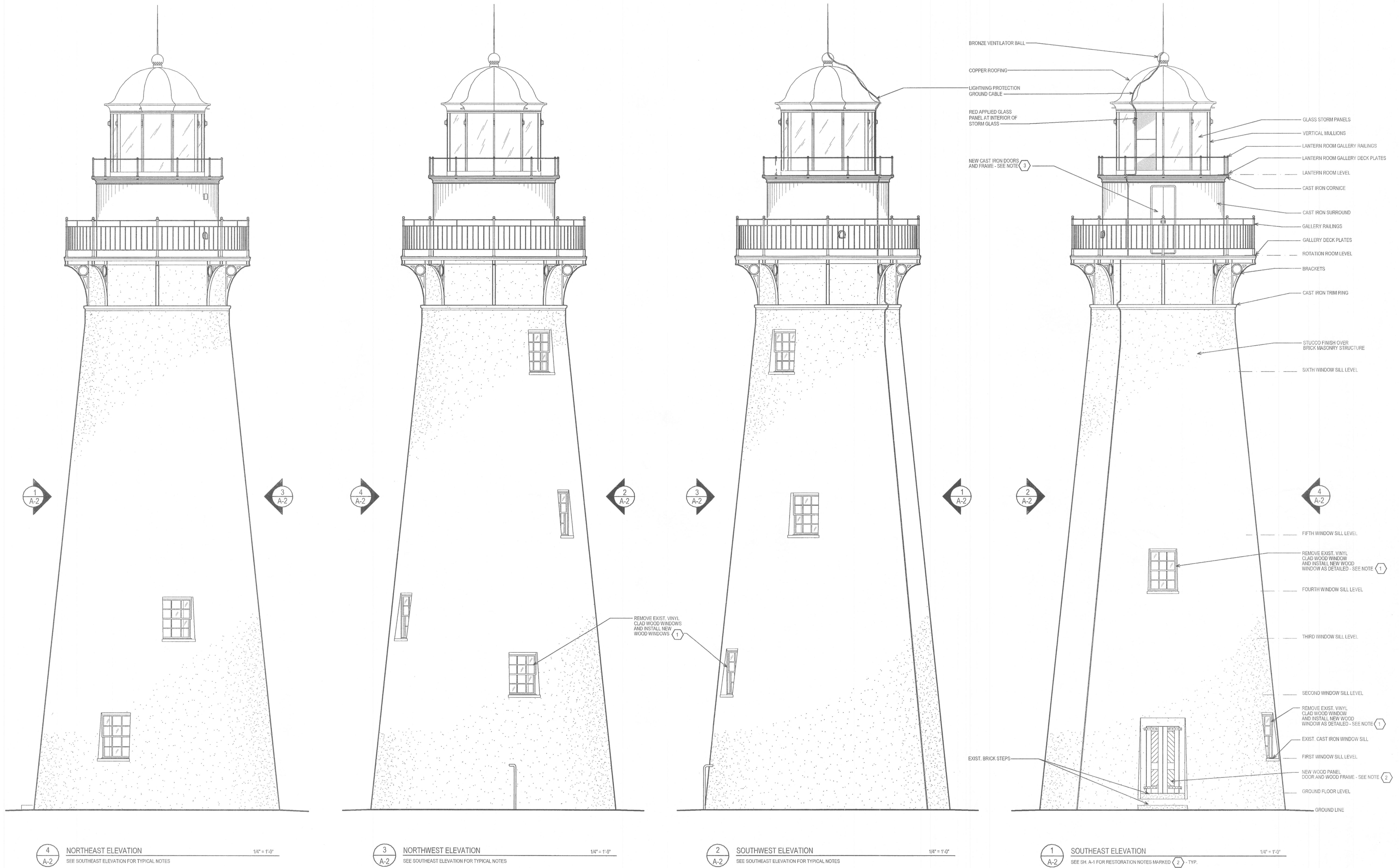
GROUND FLOOR PLAN
SEE RESTORATION NOTES THIS SHEET - TYP.

1/4" = 1'-0"

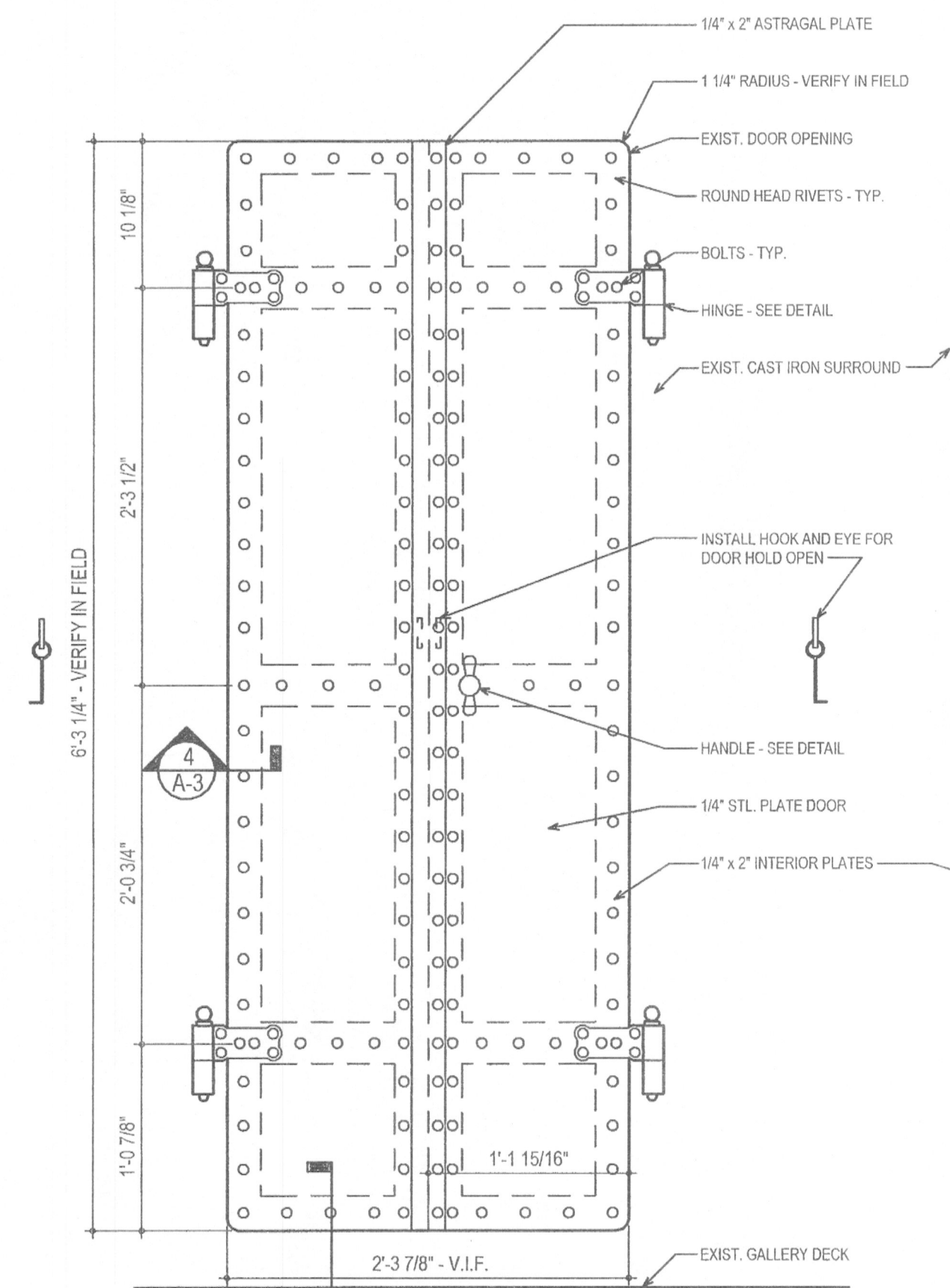
RESTORATION NOTES:

1. WINDOWS - REMOVE VINYL CLAD WOOD WINDOW UNITS AND INSTALL NEW CUSTOM FABRICATED WOOD WINDOW UNITS AS DETAILED ON SH. A-4. PRIME PAINT NEW WINDOW UNITS PRIOR TO INSTALLATION. REMOVE AND REPLACE STUCCO AND BRICK MASONRY AROUND WINDOWS AS REQUIRED FOR REPLACEMENT. SEAL PERIMETER OF INTERIOR AND EXTERIOR OF NEW OR EXISTING WINDOWS WITH SEALANT. PAINT NEW WINDOWS AND DISTURBED STUCCO AT WINDOW RETURNS. WINDOW SIZES ARE APPROX. ± 2'-7" WIDE x ± 5'-11" HIGH. FIELD VERIFY OPENING SIZES AFTER EXISTING WINDOWS HAVE BEEN REMOVED. REINSTALL EXISTING WINDOWS OR PLYWOOD CLOSURES IN OPENINGS WHILE NEW WINDOWS ARE BEING FABRICATED. REMOVE AND REINSTALL INTERIOR METAL SECURITY GRILLES AS REQUIRED TO REPLACE WINDOWS. REPAIR GRILLES.
2. ENTRY DOOR - REMOVE EXISTING H. M. DOOR AND FRAME AND INSTALL NEW CUSTOM FABRICATED WOOD DOORS AND FRAME AS DETAILED. PRIME PAINT UNITS PRIOR TO INSTALLATION. REMOVE AND REPLACE STUCCO AND BRICK MASONRY AROUND DOOR FRAME AS REQUIRED FOR REPLACEMENT. SEAL PERIMETER OF INTERIOR AND EXTERIOR OF NEW DOOR FRAME WITH SEALANT. PAINT ALL DOOR AND FRAME SURFACES AND EXISTING AREAS DISTURBED BY NEW WORK.
PROVIDE CUSTOM FABRICATED (2 RIGHT AND 2 LEFT) CAST IRON HINGE UNITS SIMILAR TO HINGE UNITS DETAILED AT 1 & 6/A-4. HINGE UNITS SHALL BE SUPPORTED ON EXIST. HINGE PINS SET IN MASONRY. SUBMIT SKETCHES OF HINGE UNITS TO ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO FABRICATION.
3. NEW METAL DOORS AND FRAME - REMOVE EXIST. MODERN METAL DOOR AND WOOD FRAME AND INSTALL NEW CUSTOM BUILT STEEL DOORS AND FRAME AS PER DETAILS 2 & 3/A-3. PAINT NEW DOORS AND FRAME. REPAIR ANY DAMAGES TO ADJACENT SURFACES RESULTING FROM NEW DOOR INSTALLATION AND PAINT DOOR SURROUNDS.
4. PROTECT EXISTING SURFACES TO REMAIN FROM CONSTRUCTION DAMAGE. REPAIR DAMAGE - TYP.

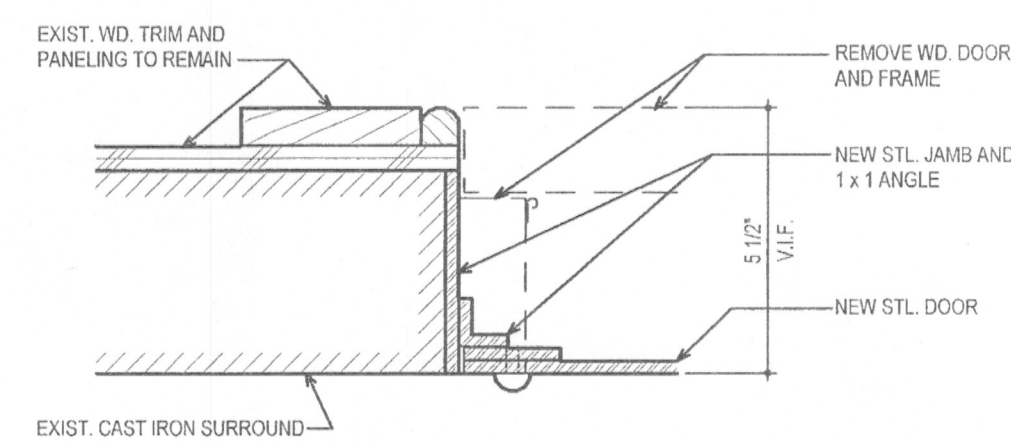
NOTE:
KEEP CONSTRUCTION PERSONNEL OUT OF LANTERN ROOM AREA AT ALL TIMES.



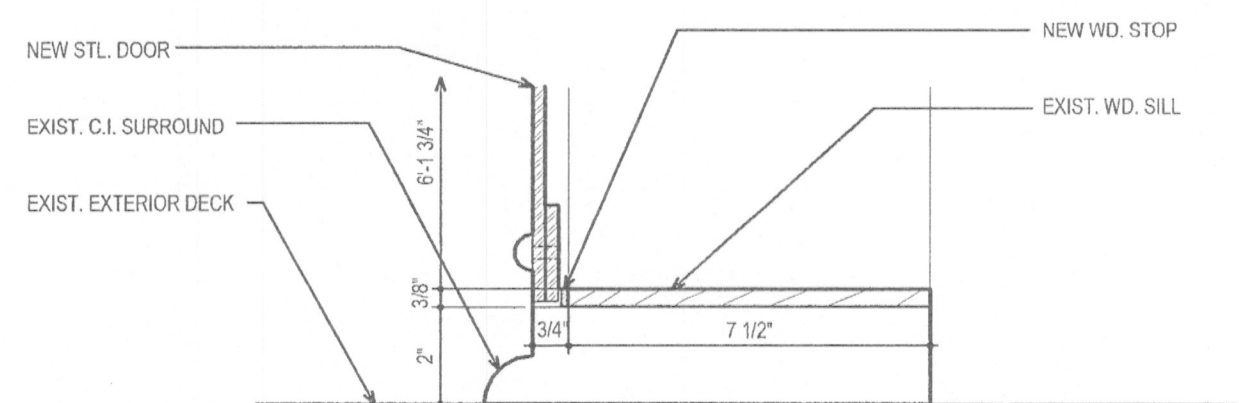
© 2007 THIS DRAWING IS THE INSTRUMENT OF SERVICE AND PROPERTY OF KENNETH SMITH ARCHITECTS INC. ANY USE OR REPRODUCTION WITHOUT THE EXPRESSED WRITTEN PERMISSION OF THIS CORPORATION IS PROHIBITED. ALL RIGHTS OF DESIGN AND INVENTION ARE EXPRESSLY RESERVED.



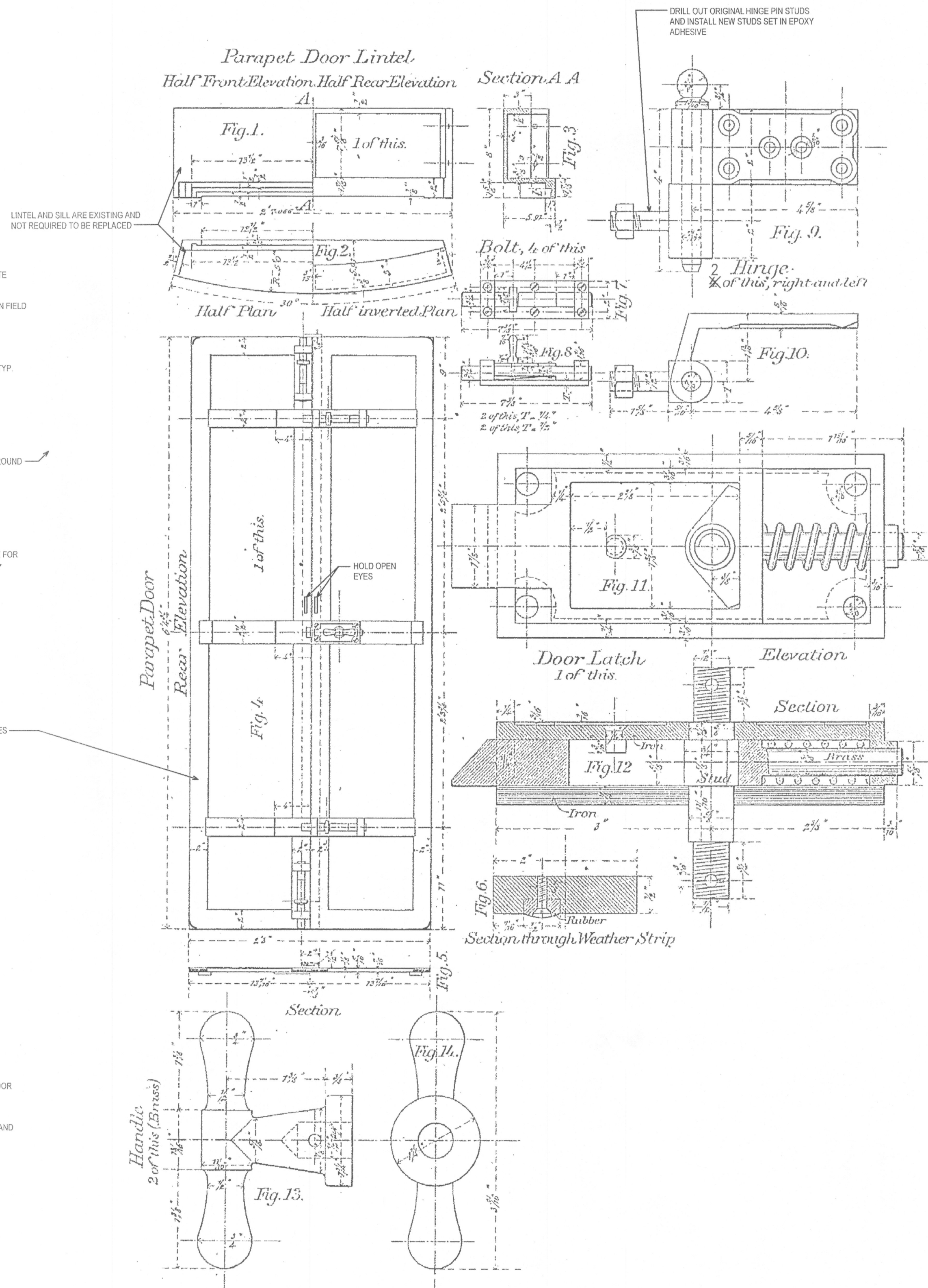
3 EXTERIOR ELEVATION N.T.S.



4 DETAIL AT PARAPET DOOR JAMB 1/2 FULL SCALE

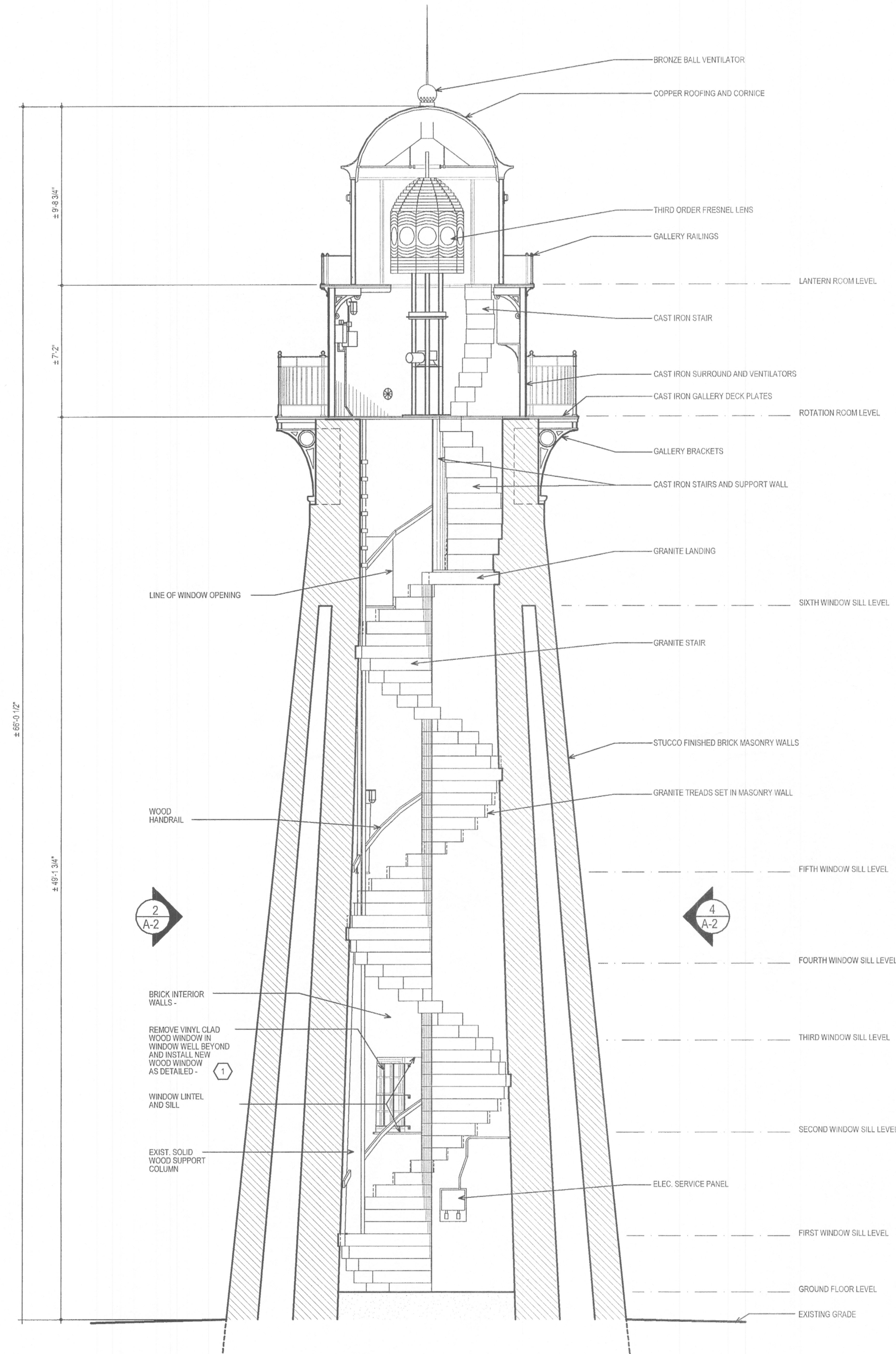


5 DETAIL AT PARAPET DOOR SILL (HEAD SIMILAR) 1/2 FULL SCALE



2 ROTATION ROOM DOOR DETAILS
NOTE: VERIFY CAST IRON OPENING DIMENSIONS AND REMAINING PIN HINGE LOCATIONS AND CONSULT WITH ARCHITECT PRIOR TO PROCEEDING WITH DOOR FABRICATION AND INSTALLATION. EXISTING DOOR OPENING IS 2' 3 7/8" WIDE x 6' 3 1/4" HIGH - FIELD VERIFY.

N.T.S.



1 LIGHTHOUSE SECTION
SEE SH. A-1 FOR RESTORATION NOTES MARKED 2 - TYP.

AMELIA ISLAND LIGHTHOUSE RESTORATION - PHASE II
215 1/2 LIGHTHOUSE CIRCLE FOR
THE CITY OF FERNANDINA BEACH, FLORIDA

LIGHTHOUSE SECTION AND DETAILS

DATE 1/2/08
DRAWN BY MTO/JMK
CHECKED BY KRS
JOB NO. #0113
REVISIONS
FERNANDINA 0113CDPLN.DCS
SHEET NO.

A-3

OF

KENNETH SMITH ARCHITECTS INC.
8301 CYPRESS PLAZA DRIVE SUITE 203 JACKSONVILLE, FLORIDA 32256 (904) 281-0002

EXIST. BRICK WALL

WOOD FRAME - NAIL TO NEW WD. PLUGS IN MASONRY WALL

METAL CLAD WD. DOOR - SEE DOOR TYPE 'C' BELOW AND 10/A-4

3/8" x 2 1/2" H.D.G. CARRIAGE BOLTS W/ NUTS AND WASHERS

NEW MTL. STRAP HINGE - SEE 9/A-4

1 1/2"

5/8"

150"

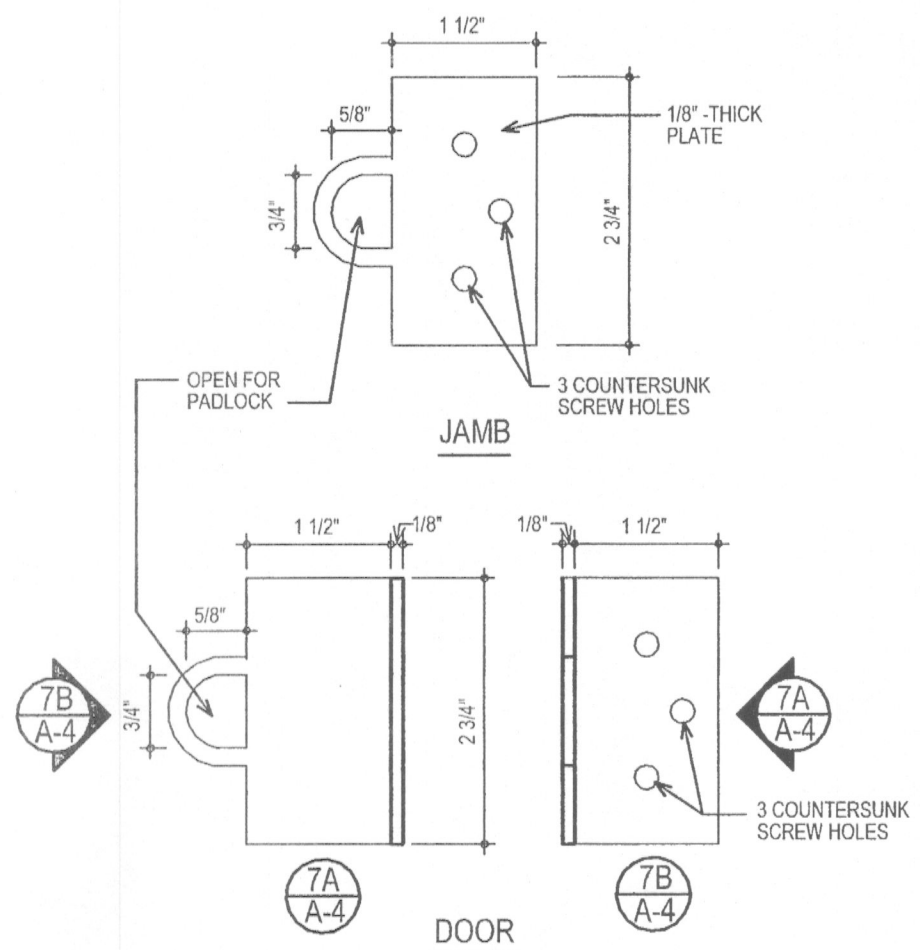
± 1 1/2"

± 1 1/4"

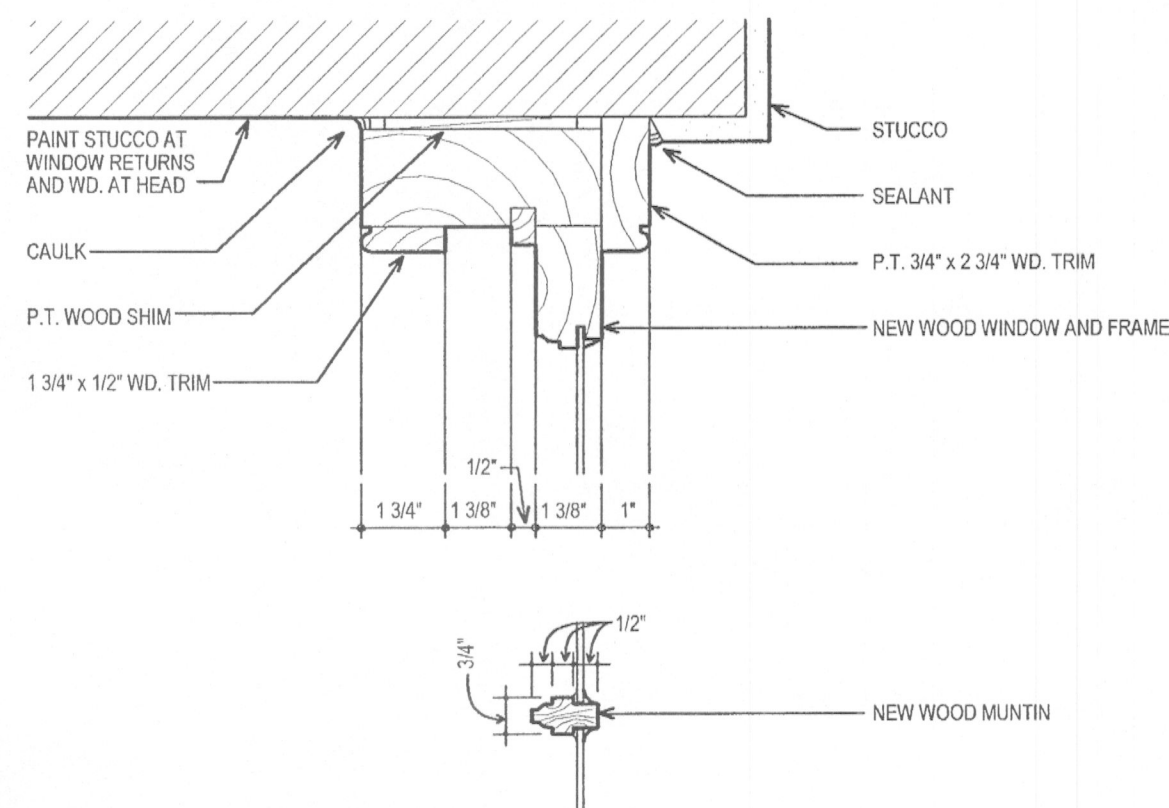
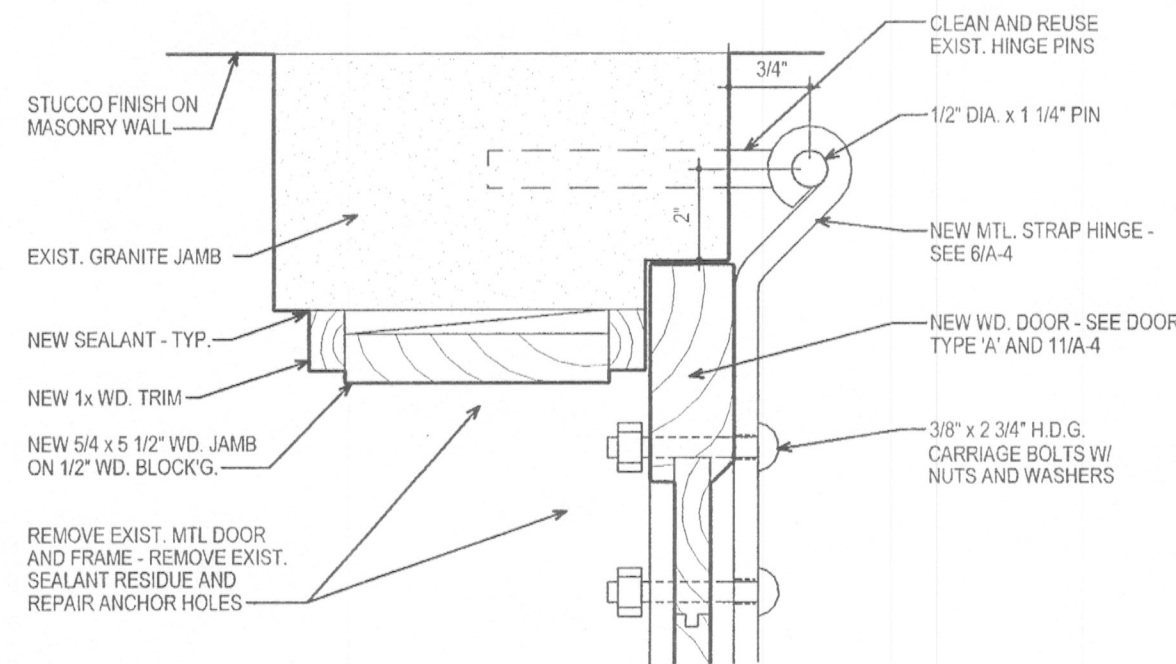
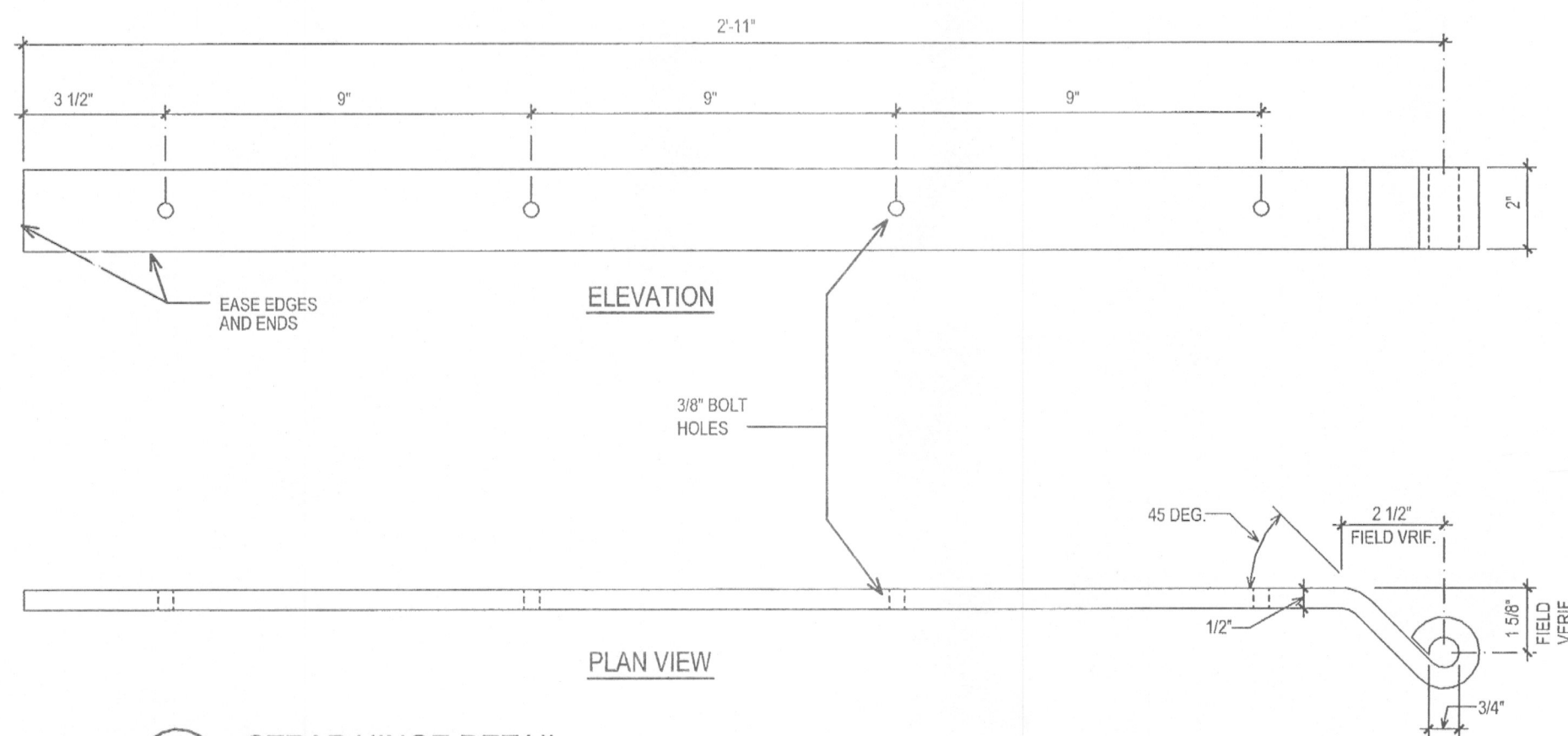
EXIST. IRON PLATE/PIN HINGE UNIT

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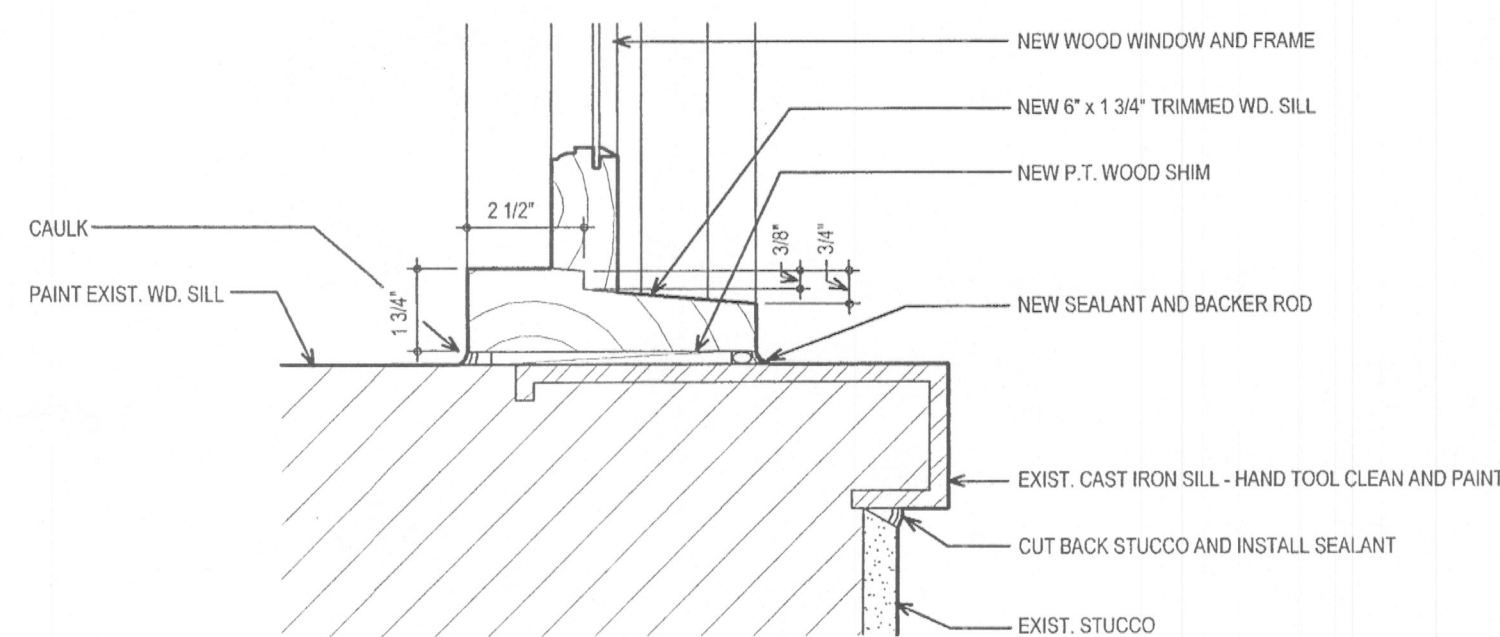
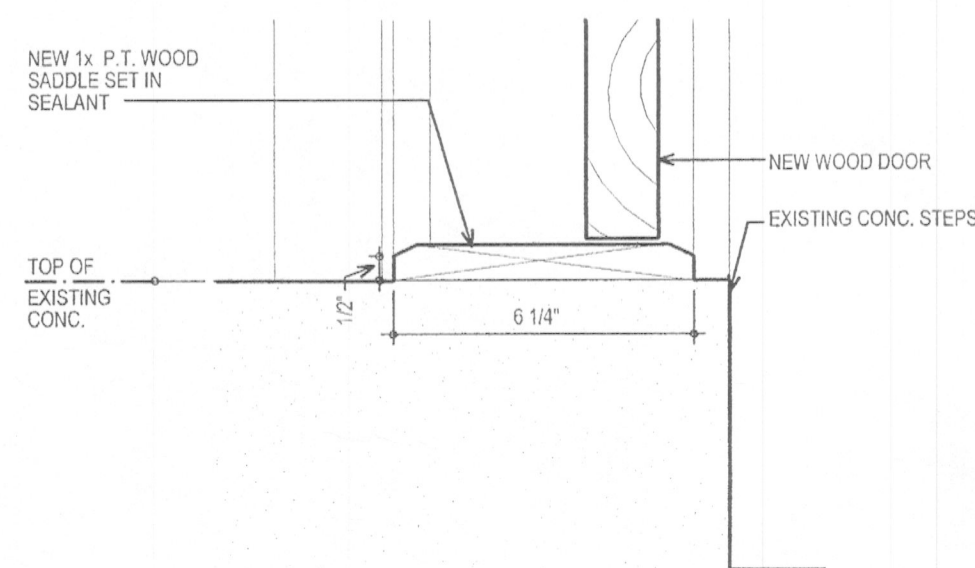
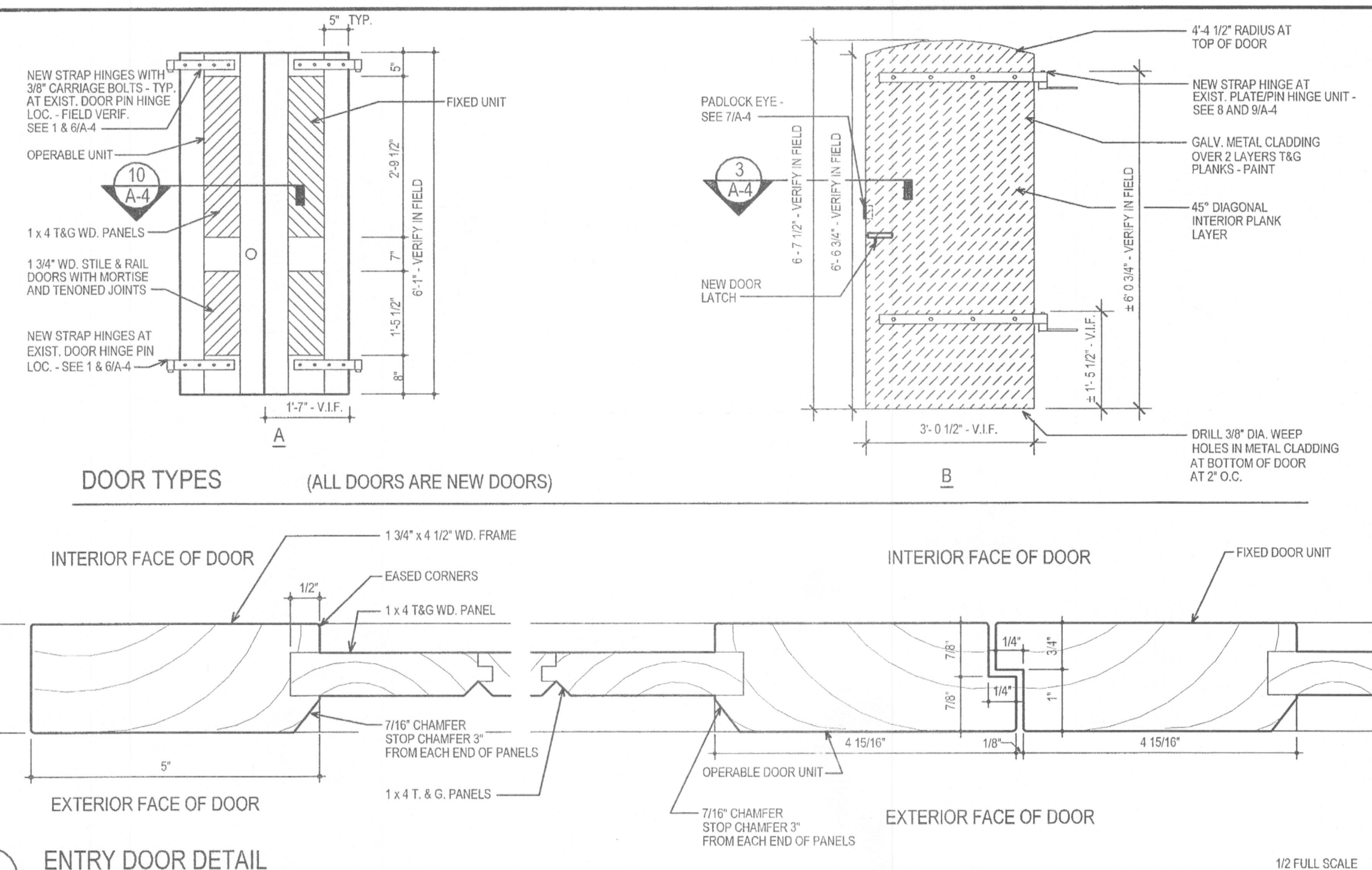
NOTE: VERIFY MASONRY OPENING AND REMAINING IRON PLATE LOCATIONS AND CONSULT WITH ARCHITECT PRIOR TO PROCEEDING WITH DOOR AND FRAME FABRICATION AND INSTALLATION

$$3^{\circ} = 1^{\circ} - 0^{\circ}$$


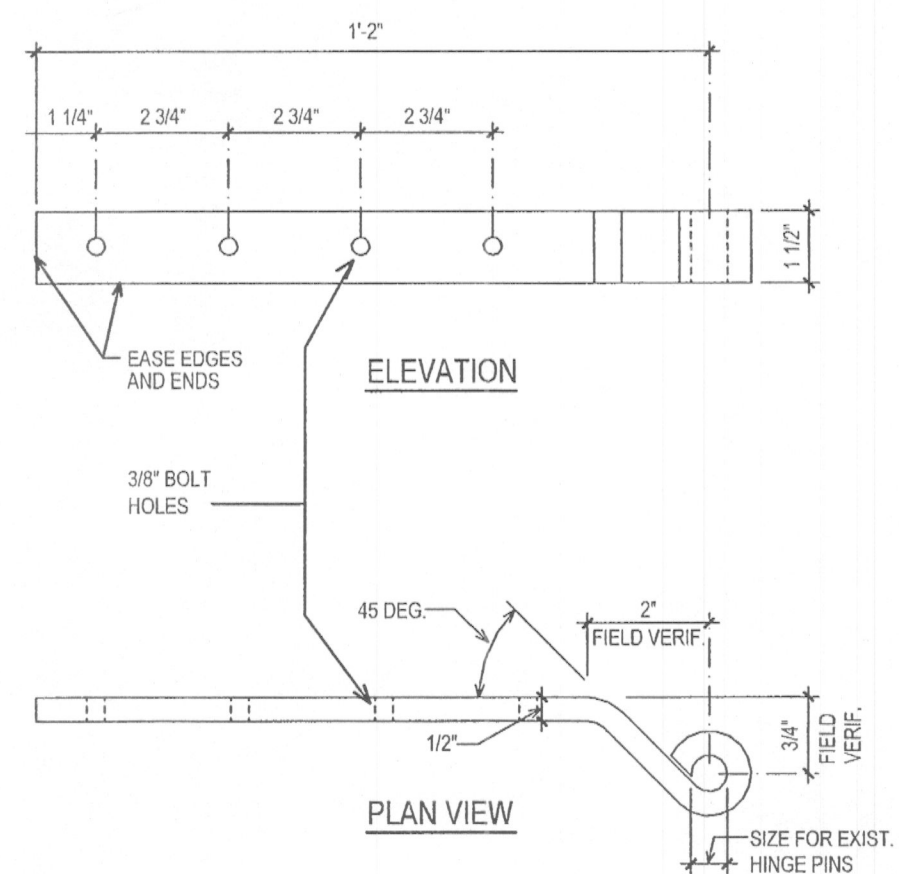
1/2 FULL SCALE


$$3 = 1.0$$

$$3'' = 1'-0''$$

$$3^{\circ} = 1^{\circ} 0'$$

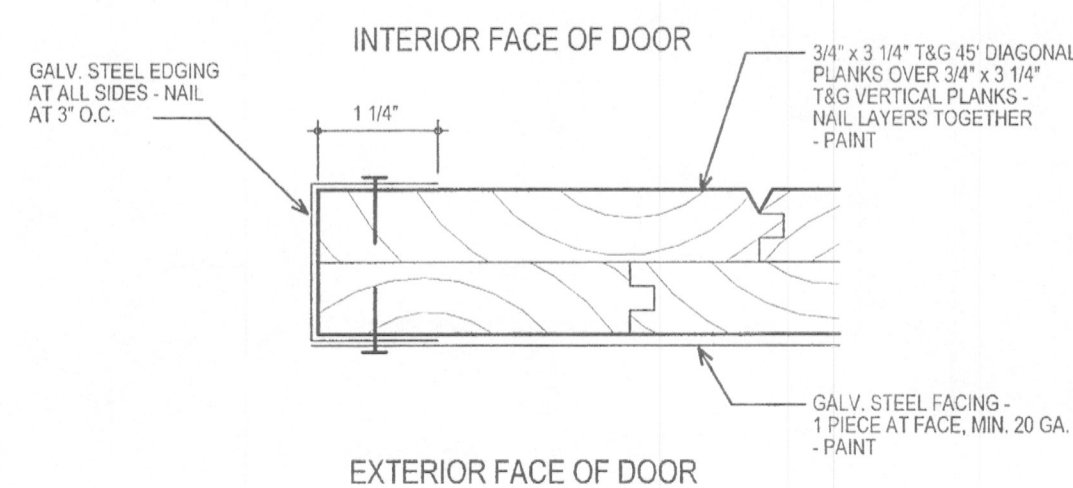
STRAP HINGE DETAIL:
(2) REQUIRED - FABRICATE FROM STEEL, HOT DIP GALVANIZE AND PAINT


$$3^{\circ} = 1^{\circ} - 0^{\circ}$$

$$3^* = 1^* \cdot 0^*$$


1/2 FULL SCALE

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STRAP HINGE DETAIL:
(4) REQUIRED - FABRICATE FROM STEEL, HOT DIP GALVANIZE AND PAINT

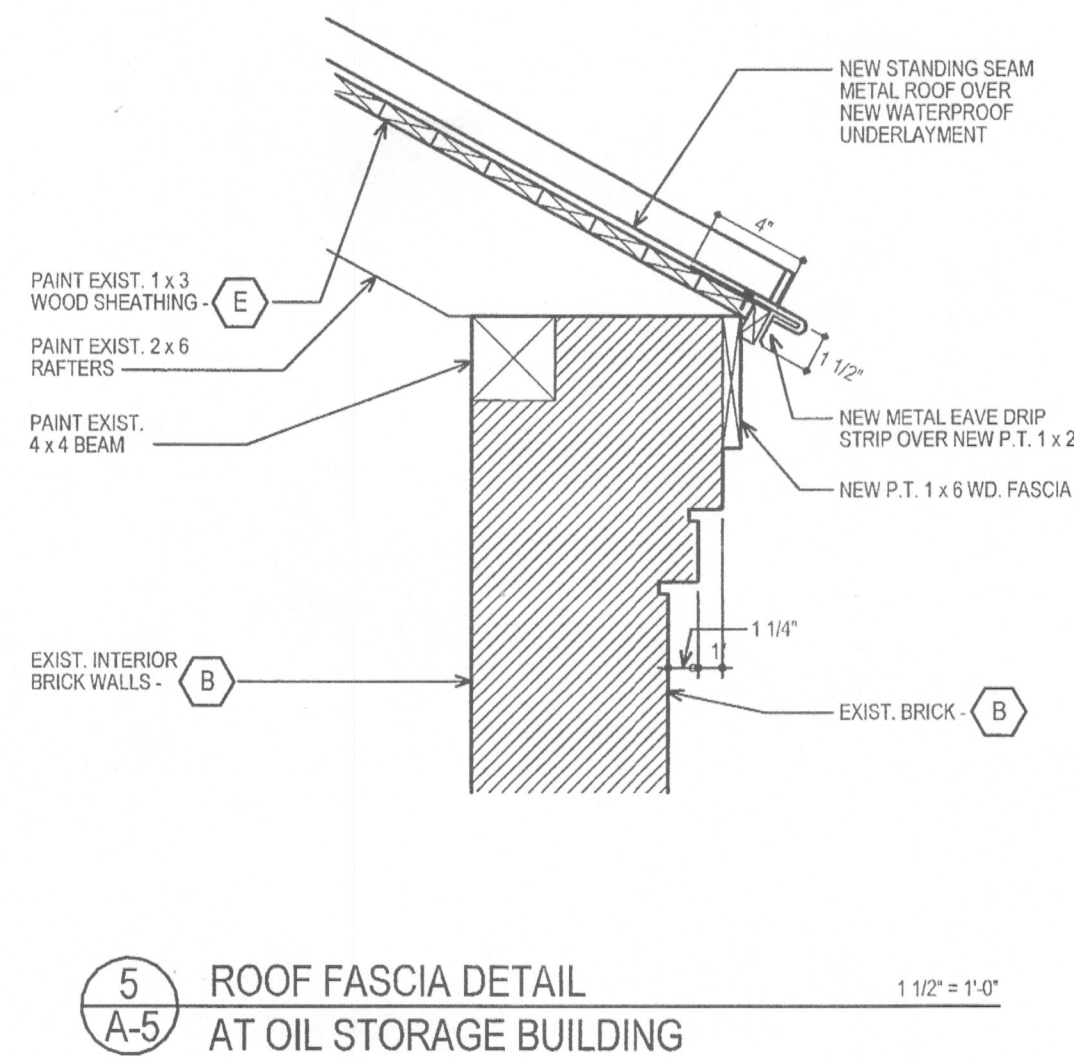
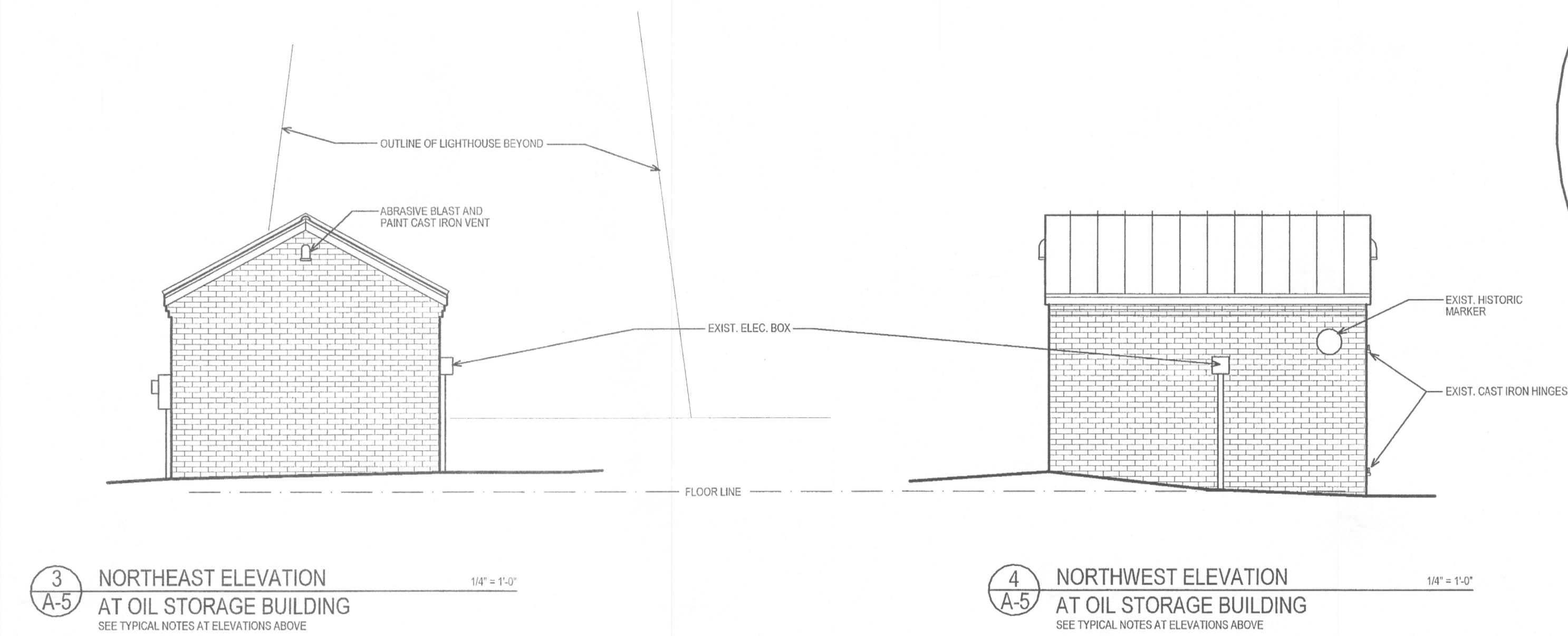
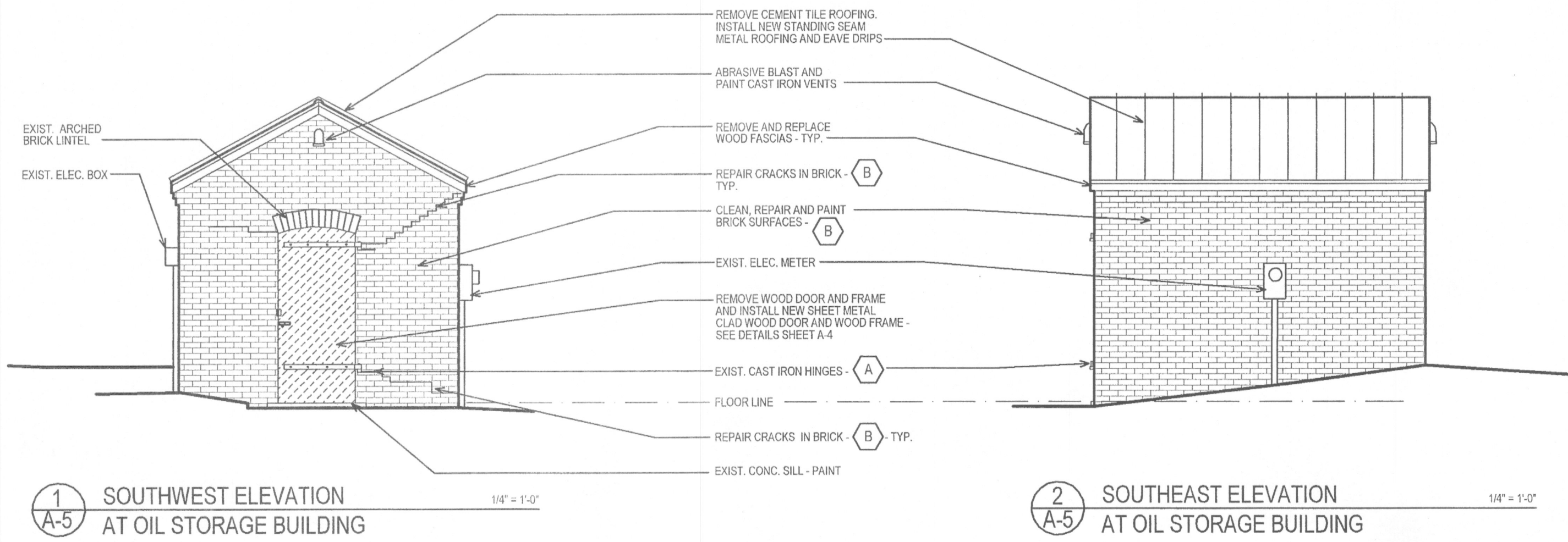


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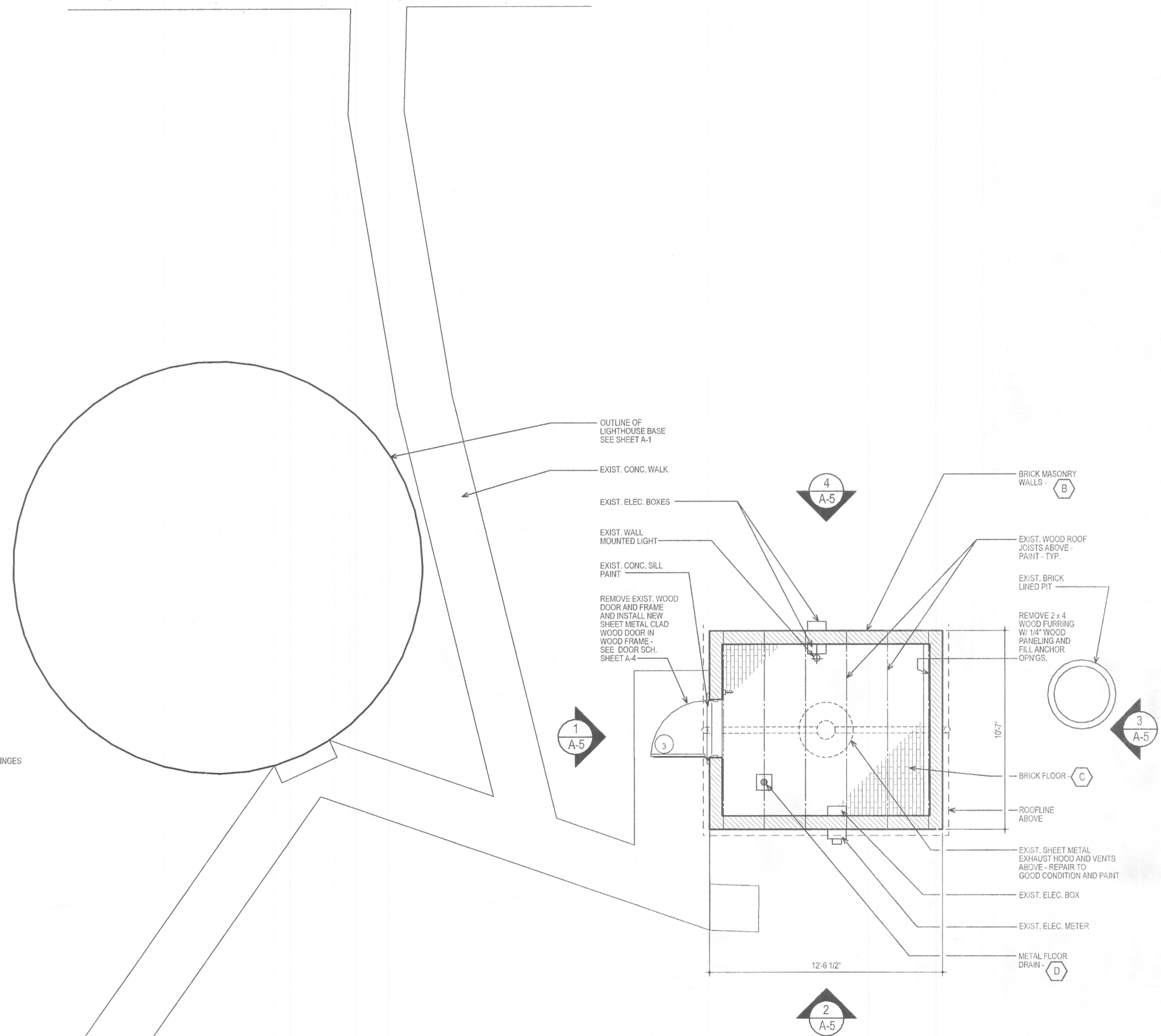


OIL STORAGE BUILDING FLOOR PLAN

NOTE: EXISTING SALVAGED MATERIAL STORED IN THE OIL STORAGE BUILDING WILL BE REMOVED BY THE CITY.

OIL STORAGE BUILDING REPAIR NOTES:

- A HINGE UNITS - REMOVE BRICK AS REQUIRED TO REMOVE HINGE UNITS. ABRASIVE BLAST AND PAINT UNITS AS PER NOTE 2, SHEET A-1. RESET RESTORED HINGE UNITS IN BRICK MASONRY WALLS TO SUPPORT NEW DOOR.
- B INTERIOR AND EXTERIOR BRICK WALLS - PRESSURE WASH TO REMOVE ALL LOOSE PAINT AND COATINGS. CUT OUT AND RESET BRICK UNITS AT CRACKED JOINTS AS REQUIRED TO RETURN WALLS TO SOUND CONDITION. REPOINT LOOSE, MISSING OR OTHERWISE DEFECTIVE MORTAR JOINTS. RESET ALL LOOSE BRICK AND PAINT BRICK SURFACES.
- C BRICK FLOOR - CLEAN BRICK FLOORING AND REMOVE LOOSE PAINT. REPOINT AND FILL VOIDS IN BRICKWORK. PAINT FLOORING.
- D FLOOR DRAIN - REMOVE FLOOR DRAIN COVER. ABRASIVE BLAST AND PAINT METAL SURFACES AS PER NOTE 2, SHEET A-1. ROD OUT DRAIN LINE AND REINSTALL COVER.
- E INTERIOR WOOD ROOF SHEATHING - VERIFY ALL NAILS EXTENDING THRU THE UNDERSIDE OF THE ROOF SHEATHING HAVE BEEN REMOVED BY THE REROOFING AND REMOVE ANY REMAINING NAILS. FILL REMAINING NAIL HOLES WITH EPOXY WOOD FILLER.



DS BOX #



C0011919663

DS FILE #



9663C0FB007

OTHER 1

OTHER 2

TR FILE #

RESOLUTION 2023-74

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FERNANDINA BEACH, FLORIDA, AUTHORIZING THE SUBMITTAL OF A FLORIDA DEPARTMENT OF STATE, DIVISION OF HISTORIC RESOURCES, SPECIAL CATEGORY GRANT APPLICATION FOR \$500,000 TOWARD THE COST OF REPAIRING THE AMELIA ISLAND LIGHTHOUSE, A BUILDING LISTED ON THE NATIONAL REGISTER OF HISTORIC PLACES; AUTHORIZING THE SUBMITTAL OF A FLORIDA LIGHTHOUSE ASSOCIATION GRANT FOR \$125,000 TOWARD THE COST OF REPAIRING THE AMELIA ISLAND LIGHTHOUSE; AUTHORIZING EXECUTION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the 67-foot-tall Amelia Island Lighthouse, built in 1839, stands at the highest point on Amelia Island, is the oldest operational lighthouse in the State of Florida, and is the westernmost lighthouse on the East Coast of the United States; and

WHEREAS, in FY 2001/2002, ownership of the Amelia Lighthouse was transferred to the City of Fernandina Beach with terms that stipulated that the City would maintain the property; and in 2003, the Amelia Island Lighthouse was listed in the National Register of Historic Places to ensure protection of the structure for future generations, and

WHEREAS, the City staff, in conjunction with an engineering structural assessment, has identified a phased maintenance plan for the repairs and preservation of the Amelia Island Lighthouse; and

WHEREAS, the State FY 2024/2025 Florida Department of State, Division of Historic Resources, Special Category Grant could, if awarded, provide \$500,000 in grant funding for preservation efforts; and

WHEREAS, the City of Fernandina Beach is requesting authorization to submit a FY 2024/2025 Historic Preservation Special Category Grant application to the Florida Department of State, Division of Historical Resources for \$500,000 to be used for necessary repairs to the Amelia Island Lighthouse with an additional \$125,000 in matching funds required by the project; and

WHEREAS, the Florida Lighthouse Association has grant funds available that could be applied for to offset or satisfy the City's \$125,000 matching fund requirement of the FY 2024/2025 Historic Preservation Special Category Grant application.

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

SECTION 1. The City Commission of the City of Fernandina Beach authorizes the submittal of a FY 2024/2025 Historic Preservation Special Category Grant application to the Florida Department of State for \$625,000, of which \$500,000 will be grant funds and \$125,000 will be City matching funds to be used for repair of the Amelia Island Lighthouse.

SECTION 2. The City Commission of the City of Fernandina Beach authorizes the submittal of a grant application to the Florida Lighthouse Association for up to \$125,000 to provide supplemental matching funds required by the 2024/2025 Historic Preservation Special Category Grant.

SECTION 3. Funds for the grant and matching funds cost of the project will be budgeted in, the Capital Improvements Fund, Recreation Improvements account, 3007200 56300 in the City's FY2023/2024 Budget.

SECTION 4. If awarded Historic Preservation Special Category Grant funds and/or Florida Lighthouse Association grant(s) for Amelia Island Lighthouse repairs, the Interim City Manager and the City Clerk are hereby authorized to execute all documentation required to implement the grant(s), upon review and approval of the City Attorney.

SECTION 5. This Resolution shall take effect immediately upon passage.

ADOPTED this 16th day of May, 2023.

CITY OF FERNANDINA BEACH



BRADLEY M. BEAN

Commissioner – Mayor

ATTEST:

APPROVED AS TO FORM & LEGALITY:



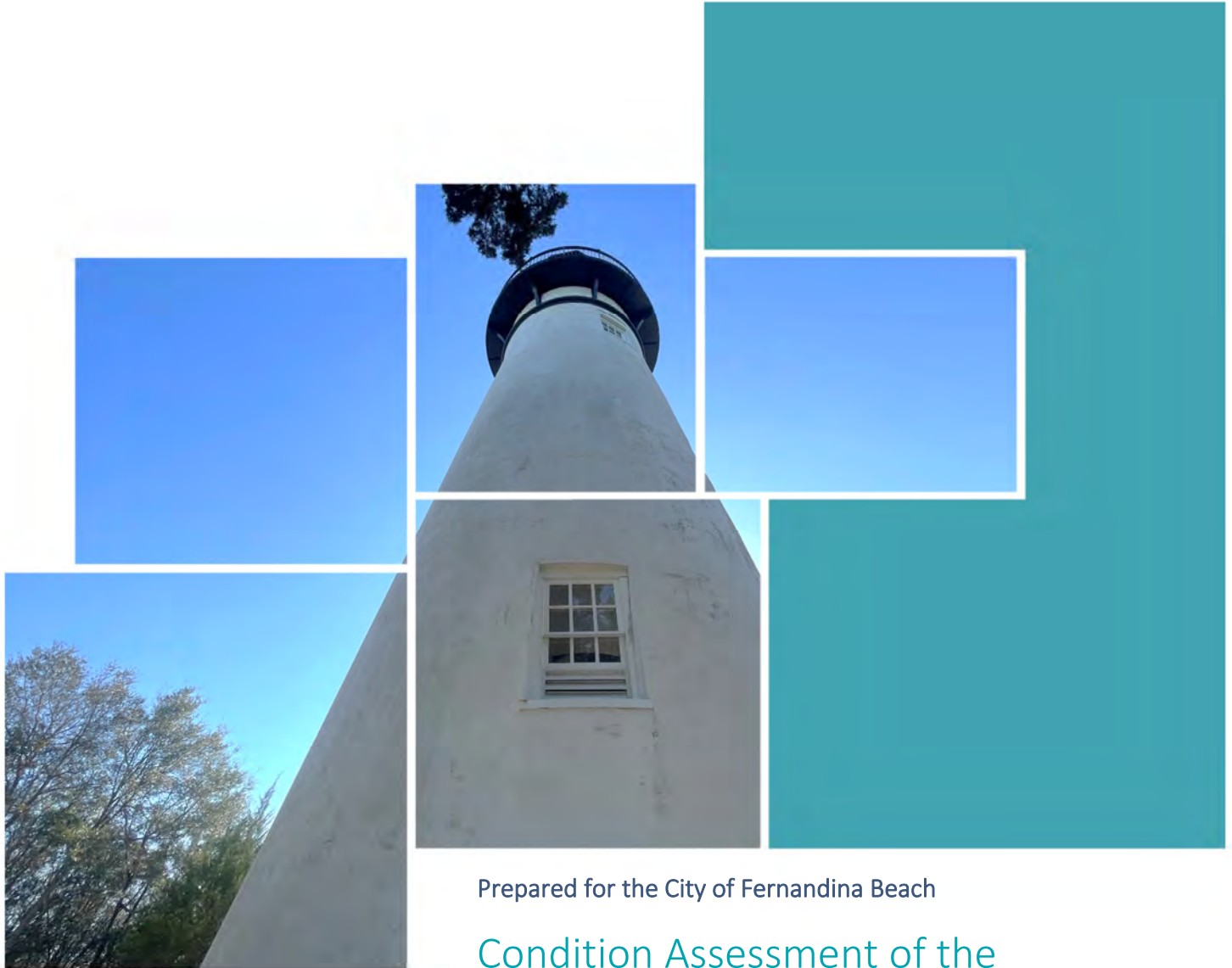
CAROLINE BEST

City Clerk



TAMMI E. BACH

City Attorney



Prepared for the City of Fernandina Beach

Condition Assessment of the Amelia Island Lighthouse

April 19th, 2023



WALKER
CONSULTANTS

April 19, 2023

Jeremiah Glisson
Public Works – Operations Director
City of Fernandina Beach (Client)
1017 South 5th Street
Fernandina Beach, FL 32034

Re: **Report for Structural & Enclosure Condition Assessment**
Historic Amelia Island Lighthouse
215 O'Hagan Lane, Fernandina Beach, Florida
Walker Consultants Project No. 15-002681.00

Dear Mr. Glisson:

Walker Consultants is pleased to submit for your review this report summarizing our structural and enclosure condition assessment of the Amelia Island Lighthouse.

Introduction

The 67-foot-tall historic Amelia Island Lighthouse, which stands at the highest point on Amelia Island, along the northern Atlantic shore of Florida, was originally constructed from bricks re-used from the Cumberland Island (GA) Lighthouse in 1839. The building comprises mass (multi-wythe) brick masonry walls, which range from four feet thick at the base to two feet thick at the top, and which are encased by an exterior, white-painted mortar finish. The lighthouse is the oldest operational lighthouse in the State of Florida and is the westernmost lighthouse on the East Coast of the United States. It is classified as one of "Florida's Historic Lighthouses" and is listed on the National Historic Register. On-site personnel reported that the brick masonry at the top 8 feet of the structure was rebuilt in early 1881; at that time, a new watch room, cast iron stairway, and lantern were also installed.

Because the lighthouse is listed on the National Historic Register, any repair project would be subject to applicable sections of the *Secretary of the Interior's Standards for the Treatment of Historic Properties* ("Standards") with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings, as documented by the U.S. Department of the Interior National Park Service Technical Preservation Services. These



Photo 1: Overview, from ground level, of the Amelia Island historic lighthouse, in Fernandina Beach, Florida.

Standards apply to all grants-in-aid projects assisted through the Historic Preservation Fund (which are authorized by the National Historic Preservation Act). The treatment Standards, developed in 1992, were most recently revised in 2017. Please note that the requirements of the standards may vary depending upon the finalized selections for the scope of work and treatment approach selected, as described in the Discussion section of this report.

Walker has also referenced the United States Department of the Interior, National Park Service, National Register of Historic Places (NRHP) Multiple Property Documentation Form prepared for “Florida’s Historic Lighthouses”, dated 2003, and the *Historic Lighthouse Preservation Handbook* (“Handbook”) throughout this report, where applicable to the structural and enclosure conditions of the historic Amelia Island lighthouse.

During our assessment, Walker obtained brick, mortar, and stucco material samples from the subject building for laboratory analysis and incorporation of the test results into project record documentation. Testing included ASTM C67 compressive strength testing on brick units, as well as ASTM C1324 petrographic mortar analysis to determine material composition of both the brick mortar and exterior “stucco” samples. Material test reports, as provided by American Engineering Testing, are attached to this report as Appendix B, and are discussed herein.

Executive Summary

The Amelia Island Lighthouse consists of a mass, multi-wythe masonry structure, set on top of masonry below-grade foundations. Although 184 years have passed since original construction, the structure has been maintained in overall fair to good condition. Walker generally observed various indications of stucco and brick masonry distress at exterior walls, which are considered consistent with similar historic structures within the Atlantic coastal environment. Based on our observations, the lighthouse is considered safe to use and continue to serve as a historic landmark for local visitors. However, Walker recommends that local operations and maintenance personnel continue to monitor the existing structure for signs or symptoms of worsening defects or deterioration, as brittle, historic materials of this type may be more susceptible to damage during prolonged or catastrophic weather events (such as hurricanes, high winds, or floods).

Typically, masonry deterioration on historic buildings of this type will occur due to a combination of structural and environmental factors, including settlement, differential movement, material aging, exposure to moisture, wind and storm events, and coastal salt water infiltration. Cracks in the stucco and erosion of the mortar joints allow moisture infiltration, which exacerbates brick and mortar deterioration throughout the assemblies. Continued masonry deterioration can impact the overall water resistance of the lighthouse exterior wall and, if left uncorrected, will continue to compromise the integrity of the structure.



THE HISTORIC BRICK LIGHTHOUSES OF FLORIDA POSSESS POTENTIAL
SIGNIFICANCE IN THE AREAS OF ARCHITECTURE, COMMERCE,
ENGINEERING, EXPLORATION/SETTLEMENT, INVENTION, MARITIME
HISTORY, MILITARY, POLITICS/GOVERNMENT, AND
TRANSPORTATION UNDER NRHP CRITERIA A AND C.

Excerpt from NRHP “Florida’s Historic Lighthouses” Description

Material Test Results

Testing in accordance with ASTM C67, *Standard Test Method for Sampling and Testing Brick and Structural Clay Tile*, indicated that the average brick masonry unit strength was approximately **11,000 psi**; however, the two samples with the lowest strength measured 6,590 and 7,760 psi, well above the minimum ASTM standard of 3,000 psi.

Mortar test results, in accordance with ASTM C1324, *Standard Test Method for Examination and Analysis of Hardened Masonry Mortar*, indicated that the selected sample collected from interior brick masonry joints (classified as mortar sample #8 from Walker's field specimens) was a relatively soft and well consolidated "**lime mortar**", consisting of 1 part hydrated lime to 3 parts locally sourced "beach" sand, which is consistent with the age and construction of the lighthouse.

The exterior cladding layer of the lighthouse consisted of a total of ¾-inch thick material, which appeared similar in composition to a stucco or mortar and was analyzed in accordance with ASTM C1324, *Standard Test Method for Examination and Analysis of Hardened Masonry Mortar*. According to material analysis results, the existing cladding material approximately dated to post-1950's era composition. Cladding material test results indicated a composite



Photo 2: Exterior cladding sample collected by Walker and sent for material petrographic analysis.

section of two distinct material applications, which included an outermost, well consolidated, and air-entrained mixture of Portland cement, slag cement, and a naturally occurring sand. The laboratory indicated that evidence of hand-tooled stucco application (i.e. evidence of notched trowel use or other voids) was not observed within the reviewed sample; therefore, a machine application (i.e. spray-application) of the material could not be ruled out. The exterior cladding material also included up to four thin external applications of coating materials, which included a lime parge coat, a red-colored primer, and a white-colored exterior paint. Walker notes that lighthouses of this age and type were often coated with a lime wash or stucco cladding to protect the enclosed brick masonry wall construction; however, the exact age and installation methods for the existing cladding

(or any associated extensive repairs, replacement, or re-coating) were unknown. Walker also notes that as our cladding sample was taken from the base of the lighthouse (near ground level), it is likely that the thickness of the outermost cladding layer varies depending on location on the building.

It was noted that the existing stucco was likely not original, which also corresponded with laboratory petrographic and visual analysis, which dated the exterior cladding material to a "post-1950's"-era composition. Rehabilitation projects completed on similar, historic lighthouses have required the removal of exterior cladding materials determined to consist of shotcrete, although Walker notes that shotcrete typically consists of a mixture of both fine and course aggregates, as well as a mix ratio of 1 part cement to 4 parts aggregate (depending on dry-mix or wet-mix method), and the analyzed exterior cladding sample included volumetric proportions of 1 part cement (with 0.2 additional slag cement) to 3 parts sand. Due to their similar compositions, both shotcrete and stucco materials can be spray-applied to exterior walls. Additional petrographic or microscopic analysis may provide further

information on the material characteristics of the cladding sample to further inform a historic treatment approach, if requested by the Client or the State.

Select, additional material samples were collected and are being stored by Walker in the event that additional testing verification is requested or required by the Client or State as a part of future repair project efforts.

Historic Treatment Approach

Walker's recommendations will adhere to the recommended preservation, rehabilitation, and restoration project practices, as described in the referenced *Standards*, as well as similar preservation treatments described in the *Handbook*, which specifically outlines recommended procedures for historic lighthouse masonry structures of this type. Walker recommends prioritization of the following repair items related to planning a recommended **preservation** project program at the Amelia Island Lighthouse:

- Interior Brick Masonry Cleaning & Existing Coating Stripping
- Granite Stair Repairs & Consolidation Treatment
- Exterior Stucco Repairs & Mineral Silicate Coating Application
- Selective Cladding Repairs at Exterior Corroded Cast Iron Connections
- Interior Brick Masonry Re-pointing & Selective Brick Replacement
- Interior Brick Masonry Consolidation Treatment

A historic preservation project scope of work will typically include an intensive restoration pre-construction mock-up and contractor repair demonstration process, to be reviewed by the State and directed/documented by the Designer of Record, including:

- Contractor demonstrations of brick masonry replacement, mortar joint re-pointing, stucco repair, and masonry cleaning methods, to ensure that actual means and methods are employed to minimize damage to all historic material substrates;
- Multiple Contractor mock-ups of new stucco and masonry/granite coating and consolidant application, to allow for review of final finish and color selection, and to ensure final watertightness of the complete coating and consolidant systems.

Opinion of Probable Repair Costs

Walker's opinion of probable cost for the recommended, 4-year phased preservation project is shown below.

- Year 1 - Limited Interior Masonry Preservation & Repairs: \$131,250
- Year 2 - Exterior Lighthouse Cladding Preservation, Selective Repairs & Coating: \$625,000
- Year 3 – Comprehensive Interior Masonry Re-pointing: \$625,000
- Year 4 – Selective Interior Masonry Repairs & Consolidant Application: \$625,000

A detailed description, including breakdown of probable project repair costs and other allowances (including consultant fees) is presented in the attached, detailed Appendix A table.

Observations

Brick Masonry and Mortar

Walker observed brick deterioration, including flaking and spalling, of the interior face of exposed brick units. The worst brick and mortar conditions were at the bottom of the lighthouse, progressively becoming less deteriorated moving up the tower. Efflorescence was noted in numerous locations which is indicative of continuous moisture intrusion in the brick wall assembly and may also indicate some degree of “rising damp” occurring at the base of the structure. A significant crack in the brick and mortar was observed within the weight box located at the top of the spiral stairs, which may be attributable to differential movement. Brick samples from this area were obtained and tested. The results of the brick testing are provided in Appendix B.



Photo 3: Typical condition of an original lime mortar joint, with some mortar erosion visible, observed at interior wall.

Deterioration of the outer ½-inch layer of mortar was observed throughout the interior. The most deteriorated brick mortar was the consistency of sand and was easily able to be scraped out of the joints by hand. The results of the mortar testing are provided in Appendix B.

Mortar repairs were observed in select locations, containing what appeared to be a more solid, or firmer, mortar than that the existing surrounding mortars. These materials were more than likely installed during the previous restoration projects that have been completed on the structure, although exact ages of observed repair mortars were not verified through laboratory testing as it was determined to not be relevant for a preservation or restoration program.



Photo 4, 5 and 6 (Left to Right): Typical spalled brick condition and efflorescence near base of lighthouse interior; previously repointed mortar joint with newer mortar material; vertical crack within weight box at interior masonry wall.

Interior Paint

The interior masonry walls of the lighthouse were covered in white paint, which was mostly delaminated and/or severely deteriorated. Approximately 50% of the interior brick walls were missing paint, as the existing material appears to have peeled off the brick surfaces over the years. The paint that remained on the walls was not adhered to the masonry substrate in most areas and was typically able to be removed by hand. The condition of the brick where the paint remained intact was not observed; although Walker was able to note several locations where water, efflorescence or rust stains had penetrated through the existing paint material.



Photo 7: Interior view of painted brick masonry surfaces, looking up the lighthouse staircase.

Photo 8: Up-close view of deteriorated, previously existing masonry coating at interior wall surface, with rust staining present.

Exterior Stucco and Coatings

Widespread cracks within the exterior stucco were observed on all sides of the lighthouse from the ground level. Cracks typically extended from window corners or from the base of the lighthouse. Step cracks, potentially in line with the brick structure behind it, were also observed. A sample of the exterior stucco was obtained and sent to a lab for materials testing. The results of the stucco testing are provided in Appendix B.

The white coating (exterior finish) of the exterior stucco was in a deteriorated condition. The coating was peeling and eroded or weathered throughout the observed exterior wall surfaces.



Wood Windows and Finishes

The wood-framed window units, which reportedly replaced previously existing metal units as a part of the 2004 restoration, were in good condition. Also included within the previous restoration project, louvers were installed beneath all but one of the windows and always remain open to provide ventilation. The windows cannot be opened as they have been sealed shut.

The window openings interior sills and soffits were clad in lock-and-groove wood paneling. The window sills were observed to be sagging, indicating the supporting framing structure within is likely damaged or deteriorated due to long-term moisture exposure. Moisture and corrosion stains were observed on the surface of the window sills. The interior wall surface at each window well was clad in stucco, which was in good condition.



Clockwise from Far Left

Photo 9: Up-close view of existing stucco crack width, measuring 1/8-inch.

Photos 10 and 11: Two examples of widespread exterior stucco cracks and surface (coating) deterioration, which emanate from window corners.

Photo 12 (Inset): Up-close view of deteriorated stucco coating (white surface layer of material).

Photo 13: Interior view of wood-framed window assembly, with stucco jamb separations visible at each side.

Granite Stairs

The spiral stairs of the lighthouse were made of solid granite sections set into the brick walls and were integrally constructed with and supported on a central “column” in the center of the spiral. These were reportedly the original stairs, and they were in fair condition, with noted edge deterioration and/or erosion present.



Previous mortar or epoxy repairs appeared to have been made to the underside of the stairs, between each step; however, although some patch materials appeared unsightly, these repairs were typically observed to be bonded to the substrate and were in fair condition. Misalignment of the center support (granite central bearing “column”) was also observed; although, no significant cracks or spalls were observed. The spiral stairs had a wooden railing fastened to the brick walls by wood blocking, both of which were in poor condition. Supplemental metal connections had been installed between wood railing sections in some locations.



Clockwise from Top Left -

Photo 14: Interior view of stairwell railing configuration at masonry wall and window well interface.

Photo 15: Granite stair, viewed from the underside, with previous repair patches and spalled/missing material.

Photo 16: Up-close view of granite stair tread surfaces with surface deterioration.

Cast Iron

The exterior of the rotation and lantern rooms, as well as the gallery railings, walking surface and support brackets, were comprised of painted cast iron, which was in good condition. The cast iron was fully encapsulated by a paint/coating system, which was in good condition. Small, isolated areas of corrosion stains could be observed at cast iron connection points near the top of the exterior wall (highly visible on bright white stucco surfaces).

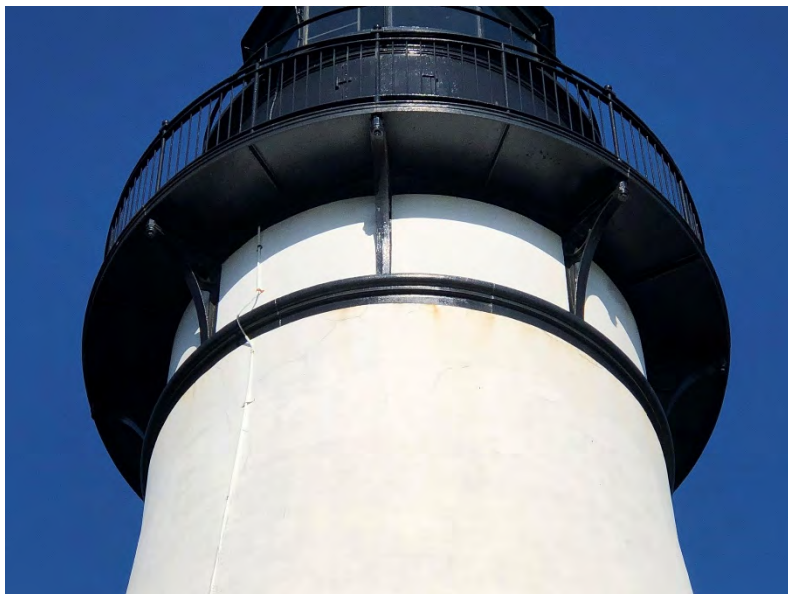


Photo 17 (Left): View of cast iron elements crowning the historic lighthouse structure. Minor, isolated corrosion stains were observed at the top, near cast iron structural supports.

Photo 18 (Right): Overview of coated cast iron elements, including the walking deck and railings.

A DISTINCTIVE TYPE OF ARCHITECTURE DEVELOPED DURING A DEFINED PERIOD OF HISTORY, BRICK LIGHTHOUSES EMPLOY AN UNUSUAL METHOD OF CONSTRUCTION INTENDED FOR A SPECIFIC PURPOSE.

Excerpt from NRHP "Florida's Historic Lighthouses" Description

Discussion & Recommendations

Historic Lighthouse Treatment Approach

Walker understands that the Amelia Island Lighthouse is listed on the National Register of Historic Places. The principles documented within the *Standards* apply as regulations to each of the four distinct historic treatment approaches for all projects on historic properties planning to submit for federal grant-in-aid funding and are summarized below. The choice of an appropriate treatment may depend on a variety of factors, including a property's historic significance, physical condition, proposed use, and intended interpretation.

- **Preservation** – defined as the process of applying measures necessary to sustain the existing form, integrity, and materials of a historic property. Work typically includes **stabilization** and focuses on **on-going maintenance** and **repairs** to existing, historic materials, rather than extensive replacement and new construction. Preservation may be considered as a treatment when the properties distinctive materials, features, and spaces are essentially intact and thus convey the historic significance without extensive repair or replacement; when depiction at a particular period is not appropriate; and when a continuing or new use does not require additions or extensive alterations.
- **Rehabilitation** – defined as the process of making possible a compatible use for a property through **repair, alterations, and additions** while **preserving** those portions or features which convey its historical, cultural, or architectural values.
- **Restoration** – defined as the process of accurately depicting the form, features, and character of a property as it appeared **at a particular period** by means of the **removal of features from other periods** in its history and reconstruction of missing features from the restoration period.
- **Reconstruction** – defined as the process of depicting, by means of **new construction**, the form, features, and detailing of a non-surviving site, landscape, building, structure, or object for the purpose of replicating its appearance at a specific period of time and in its historic location.
- **Monitoring** – *although not specifically included within the Standards as a Treatment approach*, monitoring of historic lighthouses and significant structures of this type is always recommended in the event that a proposed construction project needs to be delayed or deferred for any reason. Monitoring may include additional visual assessments at regular intervals, as well as other measures to determine and quantify the extent of progressing deterioration or worsening damage to the structure or historic features of the property.



Photo 19: Historic photo of the Amelia Island Lighthouse, courtesy of Chris Belcher.

Walker's recommendations have been developed in conjunction with the following key priorities for the subject property, as related to implementation of a selected treatment strategy, and in accordance with the principles as described within the lighthouse-specific *Handbook*:

- ❖ Identification and documentation of character-defining features
- ❖ Visual observation and determination of conditions
- ❖ Prioritization of maintenance and repairs
- ❖ Development of a historic treatment approach for an upcoming maintenance project, including monitoring plan
- ❖ Determination of quantities of existing materials for an upcoming maintenance project

Brick Masonry and Mortar

The Amelia Island lighthouse consists of varying thickness of multi-wythe, or “mass”, brick masonry wall assemblies which comprise the primary structure of the building, including an interior wall and exterior wall, which appeared to be connected by various perpendicular wall assemblies. The overall mass wall thickness decreases moving up the height of the lighthouse structure.

Water infiltration through the exterior “stucco”, brick and mortar joints combined with non-breathable coating has caused deterioration of the brick masonry and mortar. Non-breathable coatings applied to the masonry will trap moisture and humidity within the mass wall assembly (including at exterior cladding) surfaces leading to further deterioration of the masonry wall assembly.



Photo 20: View, from interior, of exterior wall (at right) and interior wall (at left), connected by perpendicular brick masonry wall (at center).

The existing mass masonry lighthouse was constructed in 1839, in a period when masonry wall evaporative drying was expected to occur naturally and slowly over time. Each of the typical mass wall components represent typical building materials of the period, including wood-framed windows which were restored in 2004, and numerous wythes of fired clay brick masonry, which would typically absorb and allow moisture evaporation to both the exterior and interior. Walker noted that the historic lighthouse structure is not conditioned and environmental thermal cycles and relative humidity extremes throughout the year in the coastal Florida climate can directly influence the behavior of the moisture absorption and evaporation cycles of the masonry wall as well as impact the performance of the coating finish materials.

Interior paint finishes appeared to include an extensively deteriorated and delaminated white coating material (identified as BASF Acryl 60 according to previous project documentation). Typically, damaged or deteriorated coating materials should be removed only to the next sound layer, using the least invasive or gentlest means possible (such as hand removal or hand scraping) before recoating. It is not typically recommended to remove any

coating that is firmly adhering to, and thus protecting, masonry surfaces. However, based on the observed conditions at interior brick masonry walls, complete removal of the non-breathable, existing deteriorated interior coating materials is recommended.

Extensive repointing and selective brick replacement (to address areas of cracked or spalled brick masonry units) are typically required to address deteriorated masonry wall conditions. Based on observed conditions, Walker recommends 100% repointing at lighthouse interior masonry wall surfaces and selective replacement of damaged or deteriorated brick masonry units. Deteriorated mortar should be removed by hand, when possible, to avoid damage to the brick masonry. Mechanical removal of existing mortar may be permitted in certain cases where an intensive mock-up and construction practice approval process is directed and documented by the designer of record. Based on our observations, repointing of all interior masonry mortar joints will likely be required, after completion of removal of the existing coating. Repointing at the historic lighthouse should be performed using lime-based mortar selected to match the existing mortar properties and suitable for historic projects of this type. Modern repointing mortars, which contain Portland cement, should be avoided, and removed, where existing.



Photo 21: Panoramic view from the top of the lighthouse, looking east toward the Atlantic Ocean.

THE LIGHT-HOUSE OF FERNANDINA, EXCEPTIONALLY
SITUATED, A MILE FROM THE SEA, ON A STEEP
EMINENCE WITH A MOST PICTURESQUE GROVE OF
ANCIENT OAKS...

Excerpt from NRHP "Florida's Historic Lighthouses" Description

Exterior Stucco and Coatings

Exterior stucco finishes at the lighthouse were measured at 3/4-inch thick, were directly applied to the brick masonry structure, and included isolated cracks, with measured widths ranging from hundredths of an inch to 1/8th of an inch in width. Walker notes that only cracks accessible from ground level were able to be measured. An unknown type of white, exterior coating material was applied directly to the stucco exterior surfaces, which included widespread evidence of continuous weathering.

The outermost layers of the existing exterior stucco material consisted, according to the results of our material testing analysis, of a lime parge coat, a red-colored primer, and a white-colored paint.

Typically, the exterior stucco plaster used on coastal structures of this type is considered nonstructural and is intended to serve as a sacrificial, protective outer coating, to protect the internal masonry structure. Direct-applied stucco cladding of this type consists of a three-layer mortar and sand barrier that bonds to the masonry to prevent water from penetrating to the brick masonry layer. Stucco is typically made up of an aggregate (such as sand, crushed shells, or stone) and a binder (such as lime, gypsum, or natural and manmade cements). Traditionally, frequent re-application of lime mortar washes (lime, water, and sand, applied as a coating), whitewashes (lime and water only), or other types of exterior-grade coatings, was common on coastal lighthouses. According to the *Handbook*, the earliest stuccoes used on lighthouse exteriors often featured lime as a binder. By the middle of the 19th century stucco included imported natural cement. Gray Portland cement stucco (harder and denser than earlier stuccoes) appeared in the 1880s, and white Portland cement was introduced in the early 20th century.

In accordance with the best practices indicated in the *Handbook*, Walker does not recommend stucco removal, as it is understood that the lighthouse historically featured a stucco finish. Areas of delaminated stucco should be verified by sounding, and both cracks and delaminated stucco areas should be repaired by removing the select areas of damaged materials, keying in new patch material, and patching with new stucco material that mimics the original material in strength, composition, color, and texture. Generally, it is preferred to avoid complete removal of sound stucco, provide selective patches, where required, and to avoid using new stucco material which is stronger or denser than the historic material. Cracks should not be “routed and sealed” as with more modern assemblies, as this type of repair would be highly visible and would weather differently than the surrounding materials. Sealants at cracks, where existing, should be removed, and the underlying substrate patched. Each layer of the stucco should be patched separately as shown in the excerpted *Handbook* diagram.

Exterior cladding removal (whether stucco or shotcrete) may prove extremely difficult and labor-intensive and cause damage to the underlying masonry, due to the combination of the well-adhered external materials and the brittle nature of the embedded brick masonry structure with comparatively softer lime mortar

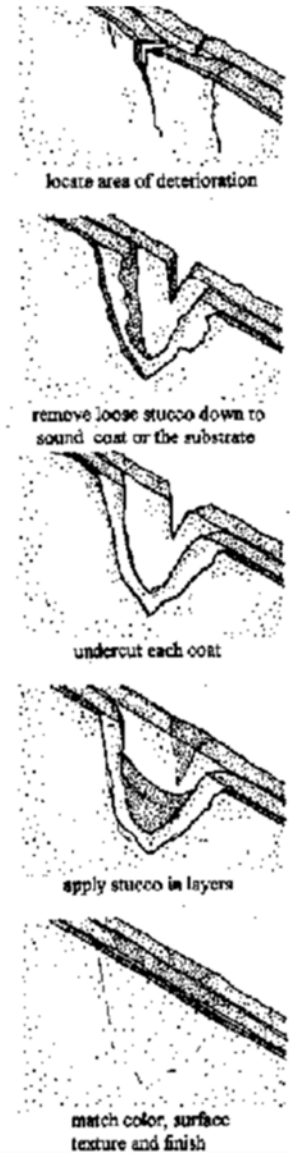


Photo 22. Excerpted Stucco repair diagram showing crack repair technique, from NPS Drawing, included within the *Historic Lighthouse Preservation Handbook*, page 22.

joints. Mechanical removal of the select areas of deteriorated exterior cladding material will require slow and methodical processes to ensure preservation of the embedded materials. Re-application of a direct-applied, three-coat stucco finish system with a breathable mineral silicate coating would be performed after the Project Team ensures that the masonry structure is fully stabilized, repaired, and repointed, as necessary.

New coatings applied to both brick masonry and stucco masonry surfaces should provide adequate permeability to allow for moisture evaporation and should allow the existing masonry material to “breathe”. Walker typically recommends mineral silicate coatings for this application; these products provide the dual benefits of permeability and integrally (both mechanically and chemically) bonding to the brick or stucco masonry substrate. Mineral silicate coatings provide both resistance to severe coastal environmental exposures and high-performance water repellency, lasting 20 years or more when proper installation procedures are followed. Additionally, the Client may wish to consider either leaving all restored interior brick finishes fully exposed or applying a breathable, water repellent sealer and brick masonry consolidant product. Masonry sealer/consolidant technology is typically breathable and durable (when selected from applicable manufacturers) and will protect the masonry surfaces without altering the appearance. All masonry surface treatments specified as a part of a preservation or restoration project scope of work should mandate minimum Contractor mock-up requirements for Design Team, Client, and State review.

Wood Windows and Finishes

Wood-framed windows and glazing panes were generally in good condition. Tongue and groove wood window sill & soffit finishes were generally in poor condition, and deteriorated wood framing was observed.

Walker recommends selective replacement any deteriorated or damaged interior finishes, and re-painting of existing finished areas, as a part of any proposed preservation project. Selective replacement may include portions of the wood sill, soffit, and railing components.

Walker also noted several electrical components, including light fixtures, junction boxes, and outlets, which were deteriorated and corroded and should be replaced as a part of an overall preservation project; however, a comprehensive review of existing lighting, mechanical or electrical systems was considered outside the scope of our assessment.

Granite Stairs

Granite stair treads included varying degrees of stone material deterioration and/or erosion on all exposed stone surfaces (top, sides, and undersides), and mortar joints between stairs ranged in condition from good (sound) to poor (debonded or delaminated).

Deteriorated, spalled, or cracked stone surfaces should be repaired with specialty stone epoxies and repair mortars selected to match the existing granite properties and restore the stone step profiles. Walker also recommends application of a stone consolidant on the existing stair surfaces, to preserve and protect the intact natural stone materials and to provide additional durability and water repellency to prevent continued water-related deterioration.

Cast Iron

Painted cast iron components at the lighthouse were generally in good condition, and extensive re-painting was performed most recently as a part of the 2004 restoration.

Walker notes that any cast iron components that are exposed to contact with masonry may experience accelerated deterioration and resultant corrosion due to moisture or salt water (chloride) infiltration within the masonry assembly. Typically, rust streaks will be visible on the masonry surfaces below the deteriorated components. Masonry repairs, in locations where cast iron structural framing tie-ins occur, should accommodate both fully re-coating and re-pointing the mortar joints in these areas, providing high-performance finishes on the cast iron, and installing a sealant joint to accommodate incidental movement of these elements.

Conclusions

It is our opinion that the existing, Amelia Island lighthouse is considered safe to use and access in its current and continuous function as a historic local landmark, which typically accommodates relatively low levels of visitors throughout the year and operations personnel access for maintenance and monitoring. The structure is exhibiting typical evidence of masonry deterioration and material weathering, which require a combination of repairs and ordinary maintenance, and which are consistent with the building's proximity to the Atlantic coastal environment and Florida climate exposure.

Walker did not observe any unsafe conditions, such as overhead debris hazards or out-of-plane building movement, at the time of our assessment; however, we recommend that continued, active monitoring be continued by on-site personnel, to ensure that any exacerbated defects or deficiencies are observed and addressed immediately, to protect human health and safety and to ensure longevity of the landmark.

Consistent with the standard of care for this type of structure, an engineering condition assessment should be conducted, at a minimum, every five years, to review and monitor the condition of the historic masonry lighthouse. However, Walker also notes that, due to the nature of this type of multi-wythe wall construction, a façade inspection is not considered a guarantee that all unsafe conditions will be identified.

Walker also recommends budgeting for an exterior preservation project within the next two to three years, to provide overall durability of the historic fabric of the existing lighthouse and, where present, to repair identified deficiencies or defects identified within this report. Walker recommends consideration of a single project approach, due to the specialized nature of this unique, historic preservation project. The Client should consider the following contributing factors to overall project cost:

- Several critical design factors will directly impact both cost and schedule for an exterior wall repair project, including both material product selection and availability, Client-permitted contractor schedule, access, and site logistics, and total quantity of materials ordered. Walker's estimated cost information is informed by recently completed projects performed on similarly complex historic structures.
- The project will most likely require a specialty historic restoration contractor to install enclosed, pipe-frame scaffolding at the lighthouse interior and exterior for various durations, dependent upon project phasing.

Walker recommends prioritization of the following repairs as a part of a comprehensive, phased **preservation** project program at the Amelia Island Lighthouse:

- Interior Brick Masonry Cleaning & Existing Coating Stripping
- Granite Stair Repairs & Consolidation Treatment
- Exterior Stucco Repairs & Mineral Silicate Coating Application
- Selective Cladding Repairs at Corroded Cast Iron Exterior Connections
- Interior Brick Masonry Re-pointing & Selective Brick Replacement
- Interior Brick Masonry Consolidation Treatment

The above identified scope of work will need to be incorporated into complete construction documents, including technical specifications and repair drawings, prepared by a qualified design team approved the Client and applicable State review board. Construction documents should include historic material test reports, building elevation and plan drawings, as well as repair details for project-specific conditions. Technical specifications should incorporate consideration of the applicable *Standards* referenced herein, as well as specific Contractor mock-up requirements for all phases of the work (repointing, brick replacement, consolidant and coating application, etc.).

Closing

The Amelia Island Lighthouse is the oldest, operational lighthouse in the State of Florida and is the westernmost lighthouse on the east coast of the United States. Walker is proud to present the City of Fernandina Beach with the observations and recommendations presented in this report and would be pleased to be given the opportunity to continue to work to preserve the legacy of this Florida landmark.

This report contains the professional observations and opinions of Walker Consultants within a reasonable degree of engineering certainty based on the conditions visually observed as of the date of our site visit, the information available in the public domain, the information made available at the time of our evaluation, our education, training, and experience with similar projects. The information presented in this report represents a summary of results of our limited visual investigation to date. Should additional information become available, we request that it be brought to our attention as soon as possible so that we may fully address it, if related to the content of this report.

Further information is necessary to develop the scope of a historic preservation project, in accordance with the applicable historic *Standards*, as described in this preliminary letter report. This report was created for the exclusive use of the Client and may not be assigned without written consent from Walker Consultants. Use of this report by others shall be at their own risk.

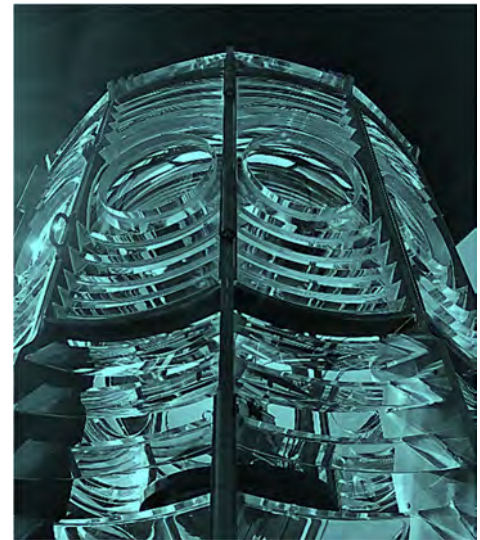


Photo 23. Light at the top of the structure includes a third order Fresnel Lens fabricated in Paris, which is reportedly visible for up to 15 miles, according to the historic plaque at the site.

Walker Consultants appreciates the opportunity to continue to assist the City of Fernandina Beach and the preservation team at the Amelia Island Lighthouse and be a part of future preservation efforts. If there are any questions regarding the findings, recommendations, and/or opinion of probable costs outlined in this report, please do not hesitate to contact us.

Sincerely,

WALKER CONSULTANTS



Sara Holcomb, P.E. (FL)
Senior Restoration Consultant



Jordan Albert, E.I.T. (CO)
Restoration Consultant II

Enclosures Limitations
Appendix A – Opinion of Probable Costs
Appendix B – Historic Material Test Reports

Limitations

This report contains the professional opinions of Walker Consultants based on the conditions observed as of the date of our site visit and documents made available to us by Client's Name (Client). This report is believed to be accurate within the limitations of the stated methods for obtaining information.

We have provided our opinion of probable costs from visual observations, limited testing, and field survey work. The opinion of probable repair costs is based on available information at the time of our assessment and from our experience with similar projects. There is no warranty to the accuracy of such cost opinions as compared to bids or actual costs. This condition appraisal and the recommendations therein are to be used by Client with additional fiscal and technical judgment.

It should be noted that our recommendations are conceptual in nature and do not represent changes to the original design intent of the structure. As a result, this report does not provide specific repair details or methods, construction contract documents, material specifications, or details to develop the construction cost from a contractor.

Based on the agreed scope of services, the assessment was based on certain assumptions made on the existing conditions. Some of these assumptions cannot be verified without expanding the scope of services or performing more invasive procedures on the structure. More detailed and invasive testing may be provided by Walker Consultants as an additional service upon written request from Client.

The recommended repair concepts outlined represents current generally accepted technology. This report does not provide any kind of guarantee or warranty on our findings and recommendations. Our assessment was based on and limited to the agreed scope of work. We do not intend to suggest or imply that our observation has discovered or disclosed latent conditions or has considered all possible improvement or repair concepts.

A review of the facility for Building Code compliance and compliance with the Americans with Disabilities Act (ADA) requirements was not part of the scope of this project. However, it should be noted that whenever significant repair, rehabilitation or restoration is undertaken in an existing structure, ADA design requirements may become applicable if there are currently unmet ADA requirements.

Similarly, we have not reviewed or evaluated the presence of, or the subsequent mitigation of, hazardous materials including, but not limited to, asbestos and PCB.

This report was created for the use of Client and may not be assigned without written consent from Walker Consultants. Use of this report by others is at their own risk. Failure to make repairs recommended in this report in a timely manner using appropriate measures for safety of workers and persons using the facility could increase the risks to users of the facility. Client assumes all liability for personal injury and property damage caused by current conditions in the facility or by construction, means, methods and safety measures implemented during facility repairs. Client shall indemnify or hold Walker Consultants harmless from liability and expense including reasonable attorney's fees, incurred by Walker Consultants as a result of Client's failure to implement repairs or to conduct repairs in a safe and prudent manner.

Appendix A: Opinion of Probable Costs

Repair Item	Estimated Repair Quantity	Unit	Estimated Unit Price	Total
Year 1: Limited Interior Masonry Preservation & Repairs				
Masonry Cleaning & Paint Stripping (Interior Walls Only)	3,000	SF	\$ 25.00	\$ 75,000.00
Construction Subtotal Year 1				\$ 75,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 15,000.00
Project Contingency (~15%)				\$ 11,250.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 30,000.00
Total Estimated Year 1 Project Cost				\$ 131,250.00
Year 2: Exterior Lighthouse Cladding Preservation, Selective Repairs & Coating				
Exterior Stucco Patch Repairs, Cleaning & Mineral Coat Application	1	LS	\$ 400,000.00	\$ 400,000.00
Granite Stair Tread Consolidation	1,500	SF	\$ 20.00	\$ 30,000.00
Construction Subtotal Year 2				\$ 430,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 86,000.00
Project Contingency (~15%)				\$ 64,500.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 44,500.00
Total Estimated Year 2 Project Cost				\$ 625,000.00
Year 3: Comprehensive Interior Masonry Re-pointing				
100% Masonry Joint Re-Pointing	3000	SF	\$ 140.00	\$ 420,000.00
Construction Subtotal Year 3				\$ 420,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 84,000.00
Project Contingency (~15%)				\$ 63,000.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 58,000.00
Total Estimated Year 3 Project Cost				\$ 625,000.00
Year 4: Selective Interior Masonry Repairs & Consolidant Application				
Application of Breathable Brick Masonry Consolidant (Clear, Interior Walls Only)	3000	SF	\$ 20.00	\$ 60,000.00
Selective Brick Masonry Replacement	1,500	SF	\$ 250.00	\$ 375,000.00
Construction Subtotal Year 4				\$ 435,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 87,000.00
Project Contingency (~15%)				\$ 65,250.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 37,750.00
Total Estimated Year 4 Project Cost				\$ 625,000.00

Please note that for estimating purposes, all numbers in the above table have been rounded to the nearest \$1,000.

* Project phased breakdown includes “Contractor General Conditions and Mobilization”, estimated at 20% of the project contract total. This line item is intended to capture miscellaneous and currently unknown costs associated with construction escalation (increases in labor or materials), inflation, contractor access – such as custom scaffolding - and mobilization logistics (which may vary for each project and year based on site conditions, safety regulations, weather, and other client-mandated requirements). These numbers do not include estimates for

performance and payment bonds or taxes. *If engaged for design services, Walker can assist in providing annual cost estimate updates each year, based on Client-approved project phasing and State-approved funding requirements.*

** Walker has provided fee estimates for our design and project management services associated with a 4-year phased preservation project approach. Walker will develop a proposal for each project year and provide a more accurate fee once the scope has been identified in each project year. Our Year 1 fee estimate includes initial development of lighthouse elevation and plan drawings and front end specifications to be adapted for all four year's projects. Each project's consultant fee estimate represents the development of construction documents suitable for submission to the State to secure grant funding for each phase of the work, bidding assistance, and construction project management, including critical mock-up and submittal reviews, and periodic site visits to inspect the work, ensuring compliance with applicable historic standards throughout the projects.

Appendix B: Historic Material Test Reports



REPORT OF MORTAR AND STUCCO ANALYSIS

Project:

Amelia Island Lighthouse Consulting
Walker Project No.: 15-002681.00

Reported To:

Walker Consultants
10375 Park Meadows Drive, Suite 425
Lone Tree, CO 80124

AET Project No.: P-0020522

Attn: Sara Holcomb

Date: March 20, 2023

INTRODUCTION

This report presents the results of laboratory work performed by our firm on one of nine mortar samples and one exterior cladding (stucco) sample submitted by you on February 17, 2023. The mortar and stucco samples were reportedly procured from the lighthouse on Amelia Island, Florida. Information obtained online indicates the lighthouse was established in its current location circa 1838 and has undergone several alterations since its inception. The age of the mortar and stucco samples is unknown to us and is in question. The scope of our work was confined to performing petrographic and chemical analysis on the mortar sample #8 and the exterior cladding sample, per ASTM C1324 "Examination and Analysis of Hardened Masonry Mortar" to document the condition, composition, and proportions of the mortar and stucco sample; and if possible, provide comments on their age, depth of carbonation, and cement morphology. Three paint samples and four brick samples were also received for analysis and their results are reported separately.

CONCLUSIONS

Based on our observations and testing, we believe:

1. The following table outlines the volumetric proportions of ingredients documented in the submitted samples:

<u>Sample ID</u>	<u>Portland Cement</u>	<u>Slag Cement</u>	<u>Sand</u>
Exterior Cladding	1	0.2	3.0

<u>Sample ID</u>	<u>Hydrated Lime</u>	<u>Sand</u>
Mortar Sample #8	1	3.0

550 Cleveland Avenue North | Saint Paul, MN 55114

Phone (651) 659-9001 | (800) 972-6364 | Fax (651) 659-1379 | teamAET.com | AA/EEO

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2. Mortar sample #8 was composed of a fairly well consolidated mixture of hydrated lime and a naturally occurring sand. The mortar paste was soft (Mohs $\approx$ 2.5) and ranged from pale yellowish brown to dark yellowish orange in coloration (Munsell® 10YR 6/2 to 10YR 6/6). The lime observed in the mortar consisted of fine sand to silt-sized agglomerations that appeared bright white in hand sample. The binder was fully carbonated and contained many autogenous shrinkage microcracks – typical of those that form during the drying and curing of lime-based materials. The mortar was not air entrained.
3. The exterior cladding sample was a composite section of two distinct stucco applications, and our analysis was focused on the outermost/exterior stucco layer. The analyzed layer was composed of a well consolidated mixture of portland cement, slag cement, and a naturally occurring sand. The stucco paste was soft (Mohs $\approx$ 2.5) and ranged from similar to yellowish gray to light olive gray (Munsell® 5Y 8/1 to 5Y 6/1). Several sand to pebble-sized paste nodules or agglomerations were documented throughout the stucco binder which contained abundant residual cement particles. The stucco was air entrained and contained an estimated 4 to 6% air void content. The binder was carbonated through a depth of 4 mm (5/32") to 5 mm (3/16") from the outer surface and exhibited partial carbonation throughout the remainder of the thickness. The exterior surface of the stucco was coated with up to four thin (< 1 mm each) applications of material which appeared to be: a lime parge coat, a red-colored primer, and white-colored paint. The underlying stucco layer contained portland cement and abundant carbonate fines and was consistent with masonry cement composition.
4. The fine aggregate in mortar sample #8 was a natural quartz and feldspar sand. The sand within the mortar was very uniformly graded with a very consistent particle size throughout the mortar. The individual grains were mostly sub-angular to sub-round with a few angular particles also observed. The mortar fine aggregate was consistent with a locally sourced 'beach sand'.
5. The fine aggregate in the stucco was a naturally occurring quartz and carbonate sand. The sand within the stucco was well graded, with a wide range of particle sized present. The individual grains were mostly sub-angular to sub-round with a few angular particles also observed.

SAMPLE IDENTIFICATION

Sample Type: Hardened Masonry Mortar

<u>Sample ID</u>	<u>Sample Size</u>
Mortar Sample #1	Powder ~ 14 grams
Mortar Sample #2	Powder ~ 29 grams
Mortar Sample #3	Powder ~ 36 grams
Mortar Sample #4	Powder ~ 30 grams
Mortar Sample #5	Powder ~ 19 grams
Mortar Sample #6	Several Fragments ~ 190 grams
Mortar Sample #7	Powder ~ 177 grams

<u>Sample ID</u>	<u>Sample Size</u>
Mortar Sample #8	Several Fragments ~ 170 grams
Stair Mortar Sample	Several Fragments ~ 100 grams

Sample Type: Hardened Stucco Section

<u>Sample ID</u>	<u>Length</u>	<u>Width</u>	<u>Height</u>
Exterior Cladding	64 mm (2-1/2")	64 mm (2-1/2")	25 mm (1")

DISCUSSION

The composition of the analyzed mortar sample was consistent with originating from historic masonry construction and was likely from the original construction. According to the U.S. National Archives¹, "Stucco was applied to the exterior walls about 1890", however, the submitted stucco sample composition was not consistent with masonry construction of that time. The residual portland cement clinker within the stucco binder was much finer than would be expected of portland cement of that age. Portland cement did not realize widespread use in the United States until around the 1880s. Early portland cements were coarsely ground, resulting in fine to coarse sand-sized clinker particles. The clinker particles observed within the stucco were consistent with a more recent (late 20th century) portland cement and reached up to 175 microns in diameter. The techniques and equipment required to grind portland cement to the size observed in the stucco would not have been available in 1890. The presence of slag cement within the binder is also suggestive of non-historic construction. Additionally, the analyzed stucco overlaid a separate stucco placement that contained a masonry cement binder. Masonry cement mortars were not implemented until the late 1920s. Furthermore, the depth of carbonation is shallower than would be expected of a stucco placed in the late 19th century. No alterations to the stucco exterior of the lighthouse during the 20th century were documented within the referenced National Register document.

¹National Register of Historic Places Registration Form, U.S. Department of the Interior

TEST PROCEDURES

Laboratory testing was performed on February 20, 2023, and subsequent dates. Our procedures were as follows:

1.0 Chemistry

Chemical Analysis was performed following procedures in ASTM C1324-latest revision, Standard Test Method for Examination and Analysis of Hardened Masonry Mortar. The test method is used for providing the proportion of the components in some masonry mortars. The petrographic findings suggest this method is applicable for this sample to provide the raw data that is used for estimating the mortar composition.

Dry Loss and Loss on ignition data at 105°, 550° and 950°C was measured following ASTM C1324-10, "Standard Test Method for Examination and Analysis of Hardened Masonry Mortar," Section 9.5. Insoluble residue was determined following ASTM C1324 Section 9.4. Siliceous aggregate content was calculated from the insoluble residue. Silicon and calcium content was measured, when applicable, according to ASTM C1324, "Standard Test Method for Examination and Analysis of Hardened Masonry Mortar." Slag is not a component of proportion based mortars and is not addressed in ASTM C1324. Slag content is estimated using the raw chemistry determinations.

2.0 Petrography

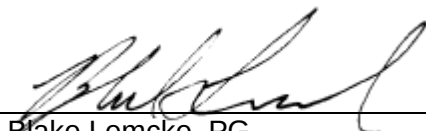
Petrographic observations were performed in accordance with Standard Operating Procedure 24 LAB 005, "Examination and Analysis of Hardened Masonry Mortar," ASTM C1324 - Section 8 Petrographic Examination. The hand sample was viewed under an Olympus SZX12 stereo-zoom microscope with magnification up to 100x. Thin section analysis was performed in accordance with Standard Operating Procedure 24 LAB 012, "Preparation of Thin Sections for Petrographic Analysis, AET Method". The samples are first epoxy-impregnated, highly polished, then epoxied to a glass slide. The excess sample is cut from the glass and the slide is polished until the material reaches 25 microns or less in thickness. The resulting sample is reviewed under a Nikon E600 petrographic microscope at magnifications up to 600x. Thin section analysis is used to identify various cementitious and non-cementitious portions of the mortar.

REMARKS

The remaining portions of the sample will be retained for a period of sixty days from the date of this report. Unless further instructions are received by that time, the samples may be discarded. The services for this project have been conducted in a manner consistent with that level of care and skill exercised by members of the profession currently practicing in this area under similar budget and time constraints. The results relate only to the sample analyzed. No warranty, expressed or implied, is made.

We appreciate the opportunity to have been of service to you on this project. If you have any questions regarding the information presented in this report or if we can be of additional assistance, please contact us.

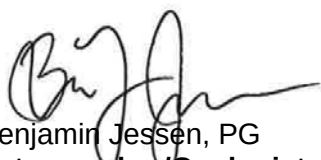
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CHEMICAL RESULTS

Chemical results and calculations are below. Table IA reports the measured chemical composition of the mortar sample following ASTM C 1324. Table IIA reports the calculated values. The calculated volumetric ratio of portland cement to slag cement to sand is presented in Table IIIA.

Table IA: Measured Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Loss @ 105 ° C	4.63
Loss @ 550 ° C	2.37
Loss @ 950 ° C	5.24
% Soluble Silica	5.42
% Insoluble Residue	65.2

Table IIA: Calculated Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Siliceous Sand %	65.2
Portland Cement %	25.7
Slag Cement %	2.0

Table IIIA: Calculated Volumetric Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Portland Cement content	1
Slag Cement content	0.2
Sand content	3.0
Portland Cement to Slag Cement to Sand	1 : 0.2 : 3.0

Chemical results and calculations are below. Table IB reports the measured chemical composition of the mortar sample following ASTM C 1324. Table IIB reports the calculated values. The calculated volumetric ratio of hydrated lime to sand is presented in Table IIIB.

Table IB: Measured Composition of Mortar Sample

<u>Client ID</u>	<u>Mortar Sample #8</u>
Loss @ 105 ° C	4.43
Loss @ 550 ° C	1.17
Loss @ 950 ° C	7.99
% Soluble Silica	0.63
% Calcium Oxide	
% Insoluble Residue	78.4

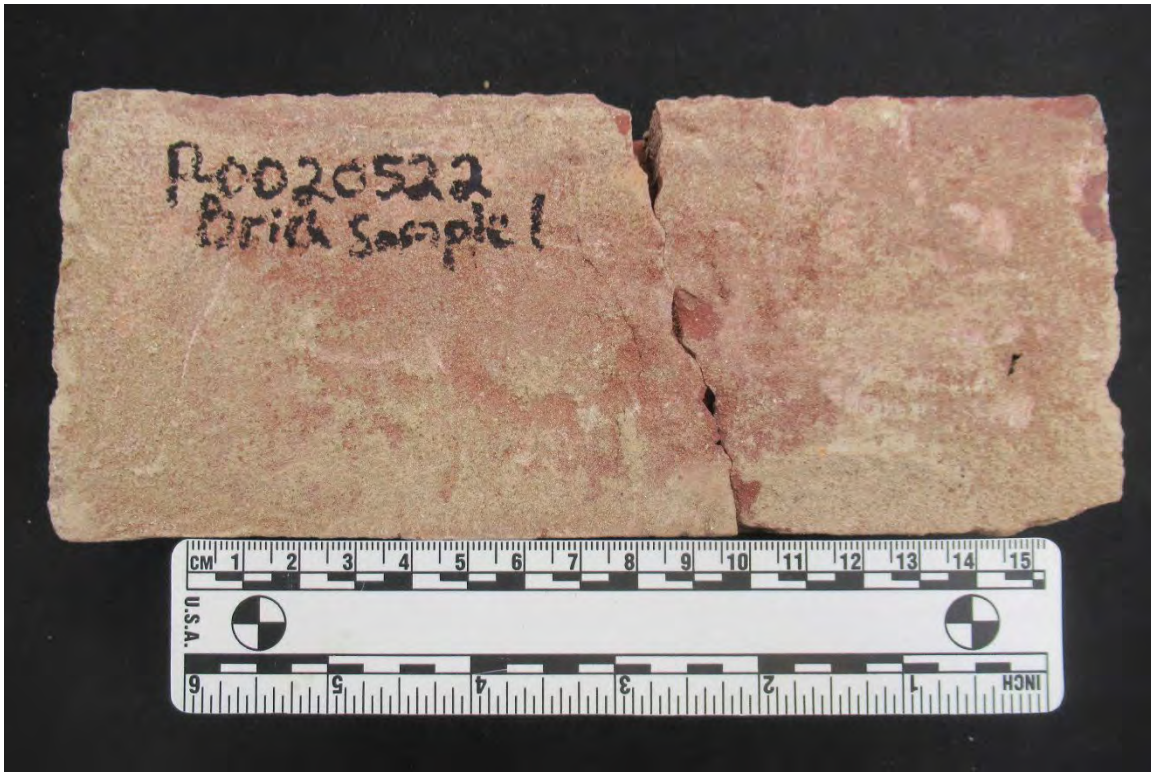
Table IIB: Calculated Composition of Mortar Sample

<u>Client ID</u>	<u>Mortar Sample #8</u>
Siliceous Sand %	78.4
Hydrated Lime %	12.9

Table IIIB: Calculated Volumetric Composition of Mortar Sample

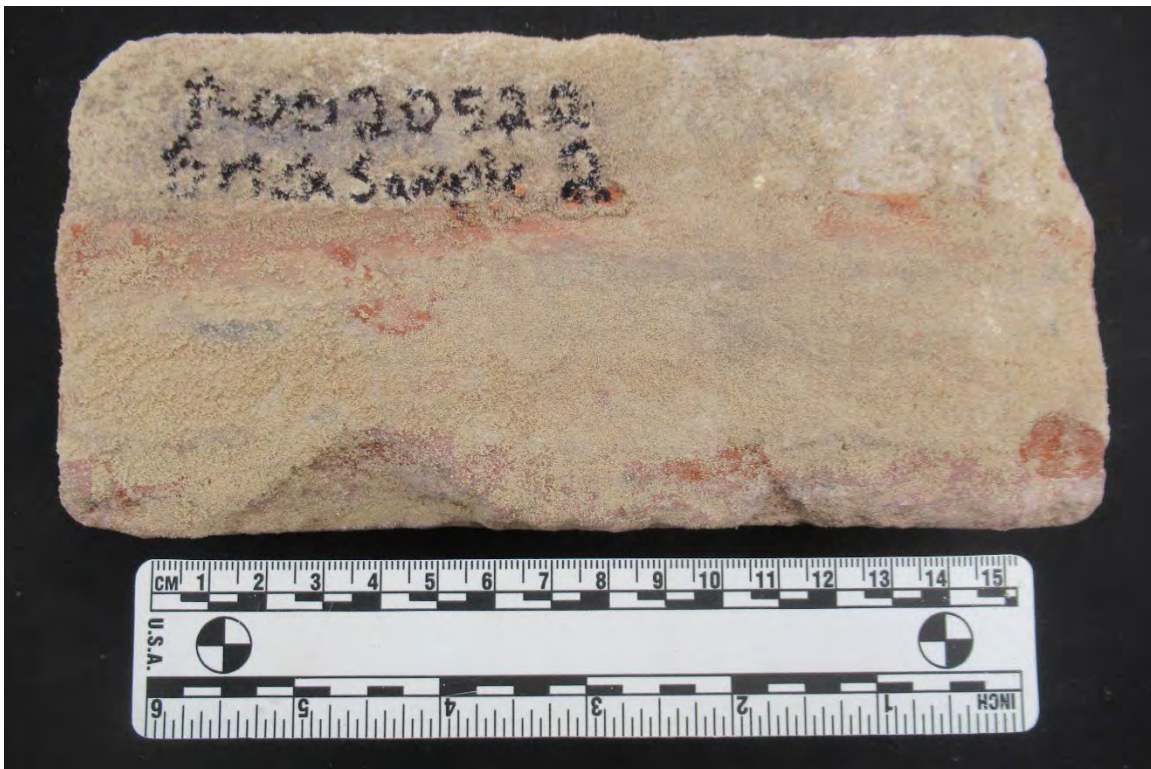
<u>Client ID</u>	<u>Mortar Sample #8</u>
Lime content	1
Sand content	3.0
Lime to Sand	1 : 3.0

Photo: 1



Sample ID: Brick Sample #1 **Description:** Profile of the brick sample as received.

Photo: 2



Sample ID: Brick Sample #2 **Description:** Profile of the brick sample as received.

Photo: 3



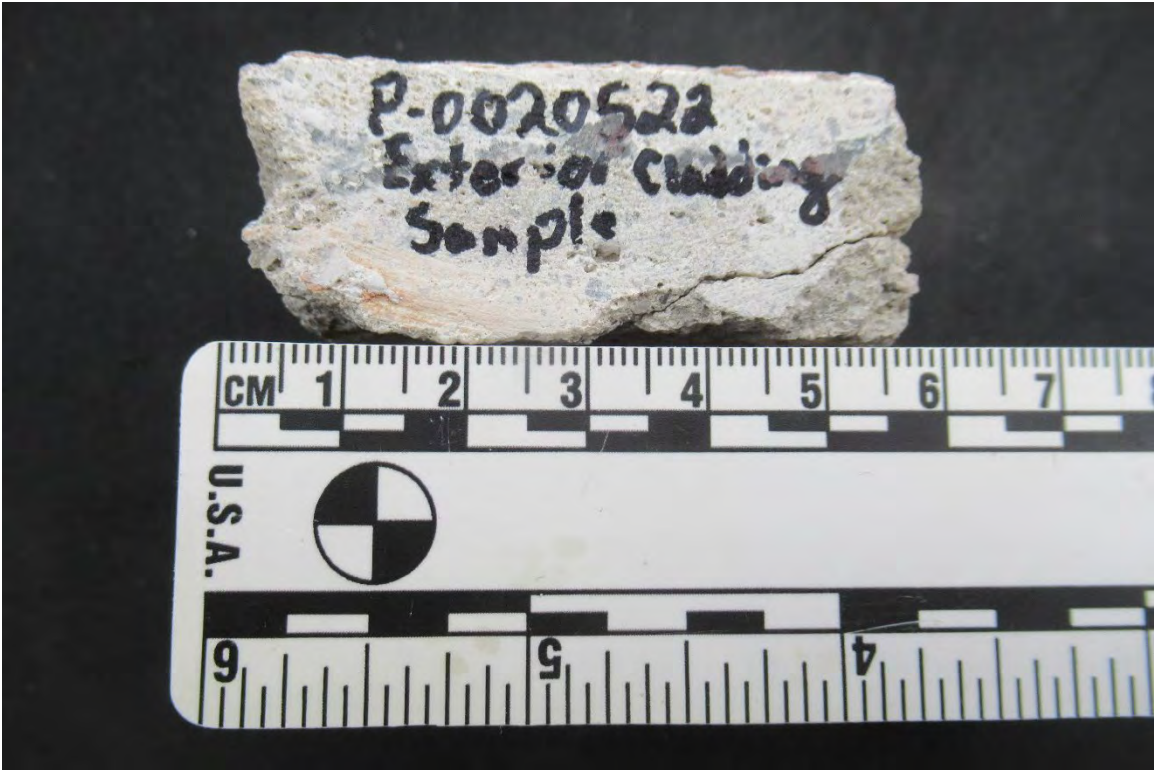
Sample ID: Brick Sample #3 **Description:** Profile of the brick sample as received.

Photo: 4



Sample ID: Brick Sample #4 **Description:** Profile of the brick sample as received.

Photo: 5



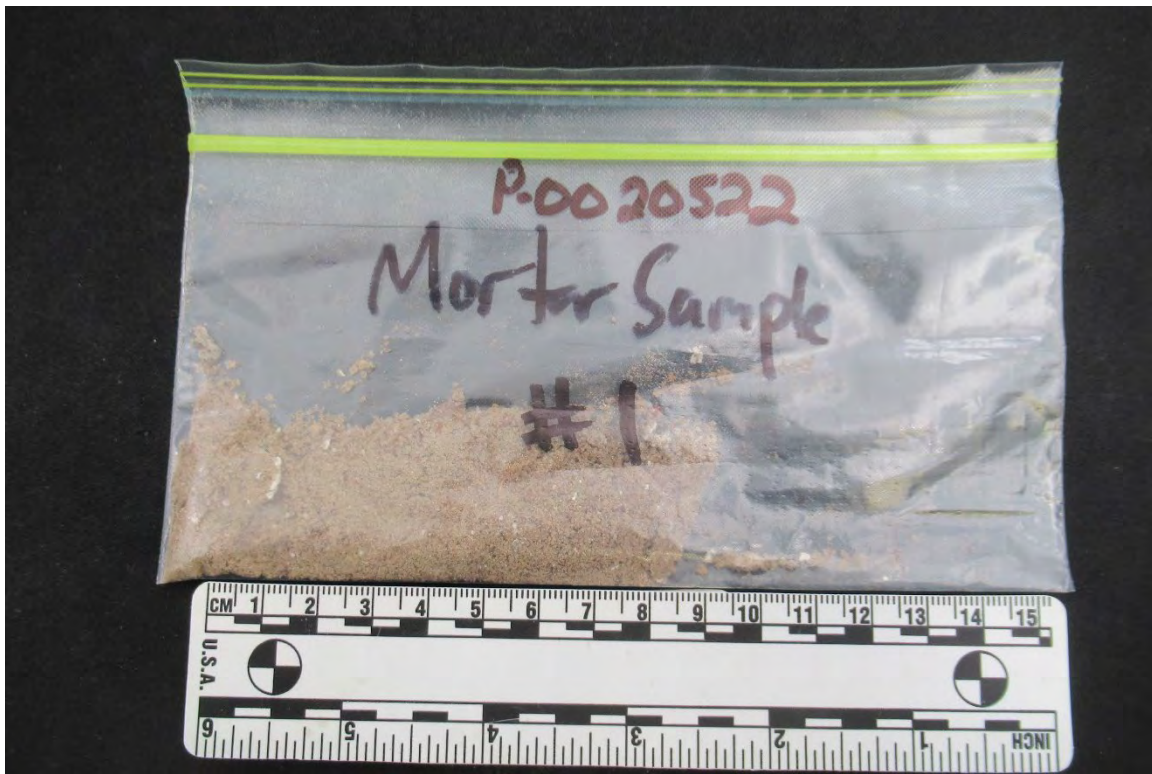
Sample ID: Exterior Cladding Sample **Description:** Profile of the stucco sample as received.

Photo: 6



Sample ID: Exterior Cladding Sample **Description:** Outer surface of the stucco sample as received.

Photo: 7



Sample ID:

Mortar Sample
#1

Description: Overall view of the mortar sample as received.

Photo: 8



Sample ID:

Mortar Sample
#2

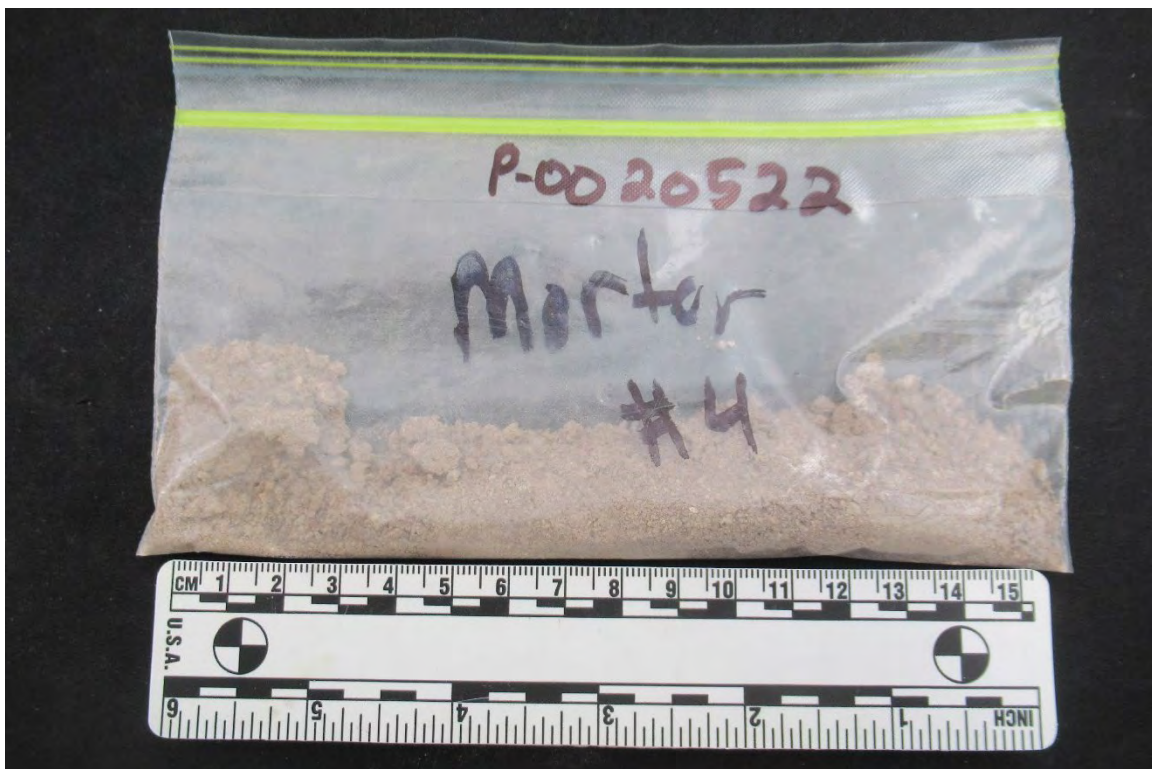
Description: Overall view of the mortar sample as received.

Photo: 9



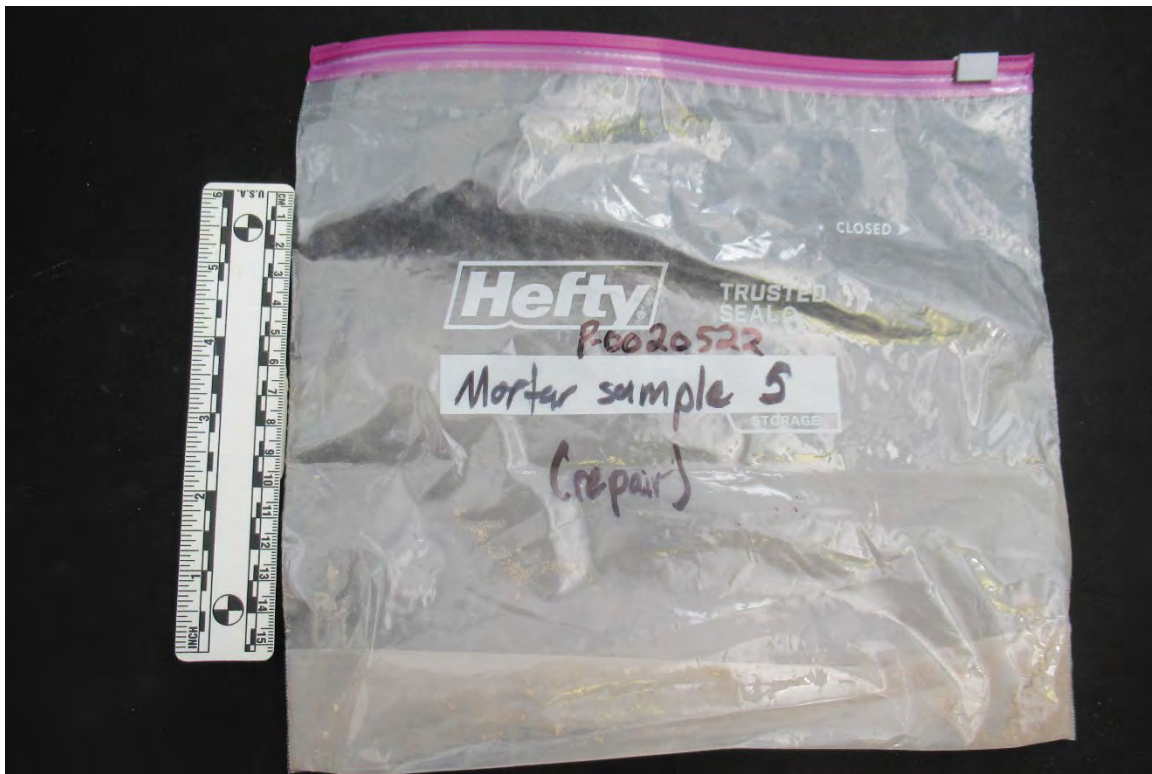
Sample ID: Mortar Sample #3 **Description:** Overall view of the mortar sample as received.

Photo: 10



Sample ID: Mortar Sample #4 **Description:** Overall view of the mortar sample as received.

Photo: 11



Sample ID:

Mortar Sample
#5

Description: Overall view of the mortar sample as received.

Photo: 12

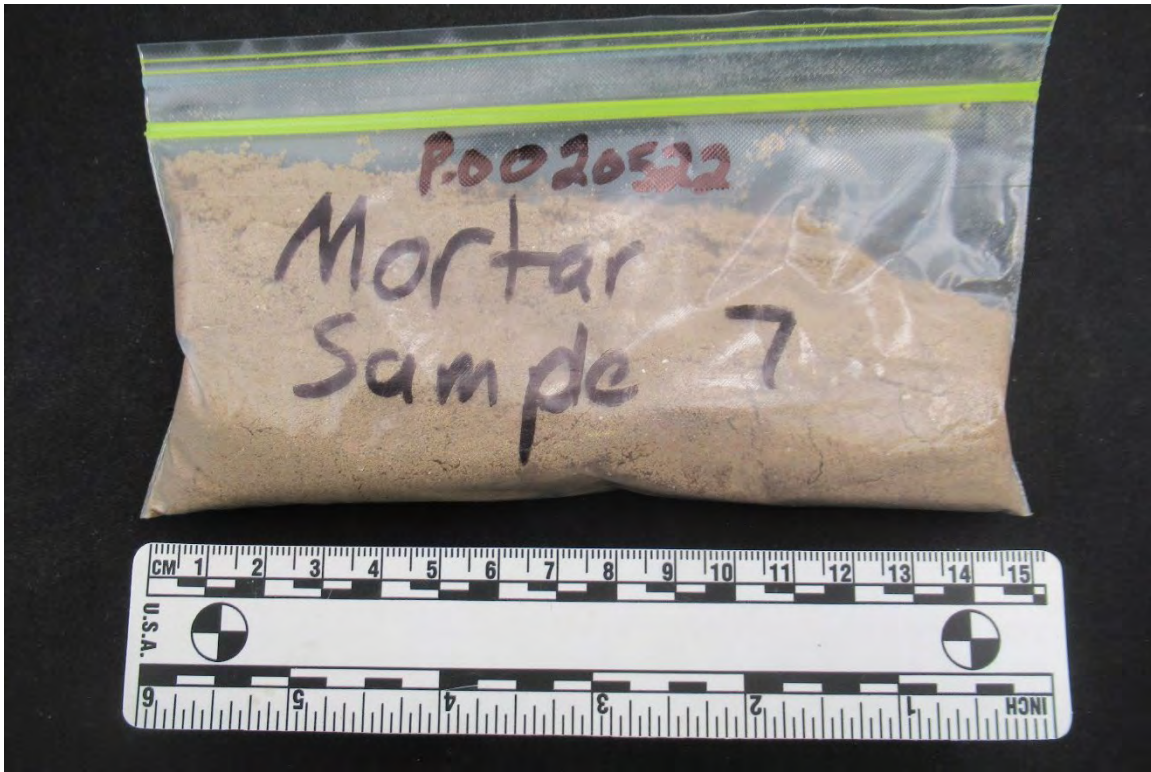


Sample ID:

Mortar Sample
#6

Description: Overall view of the mortar sample as received.

Photo: 13



Sample ID:

Mortar Sample
#7

Description: Overall view of the mortar sample as received.

Photo: 14



Sample ID:

Mortar Sample
#8

Description: Overall view of the mortar sample as received.

Photo: 15

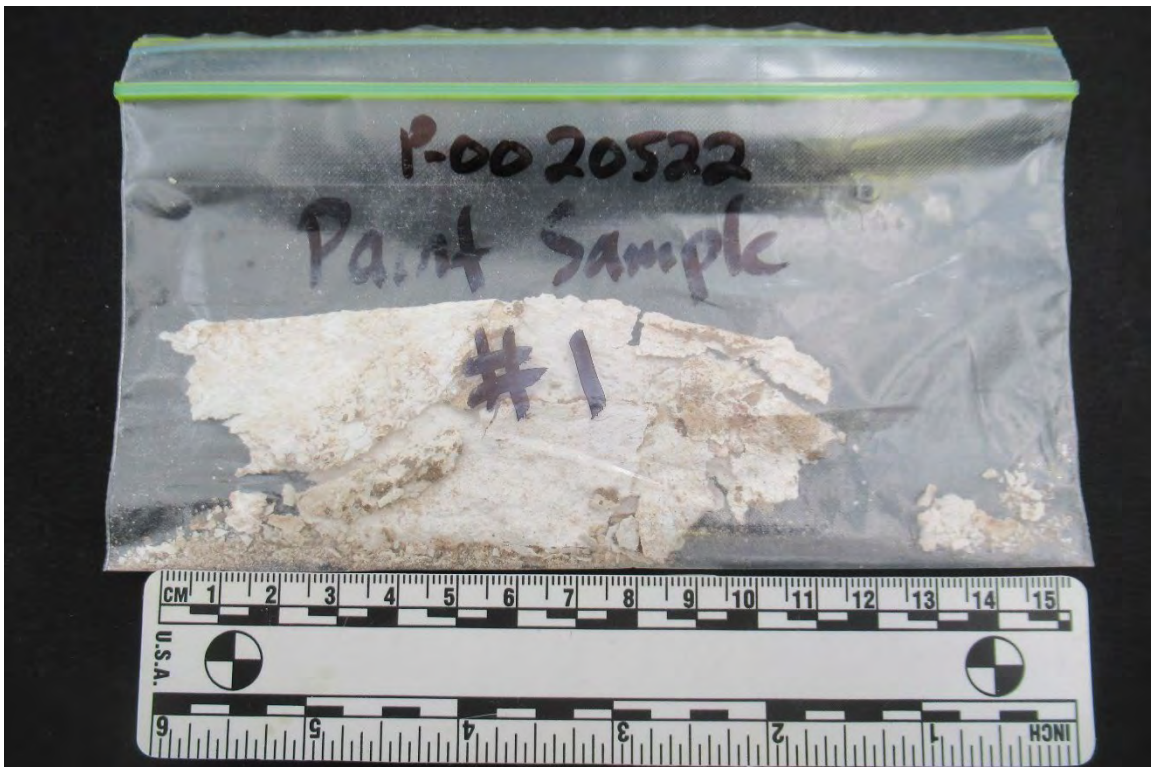


Sample ID:

Stair Mortar
Sample

Description: Overall view of the mortar sample as received.

Photo: 16

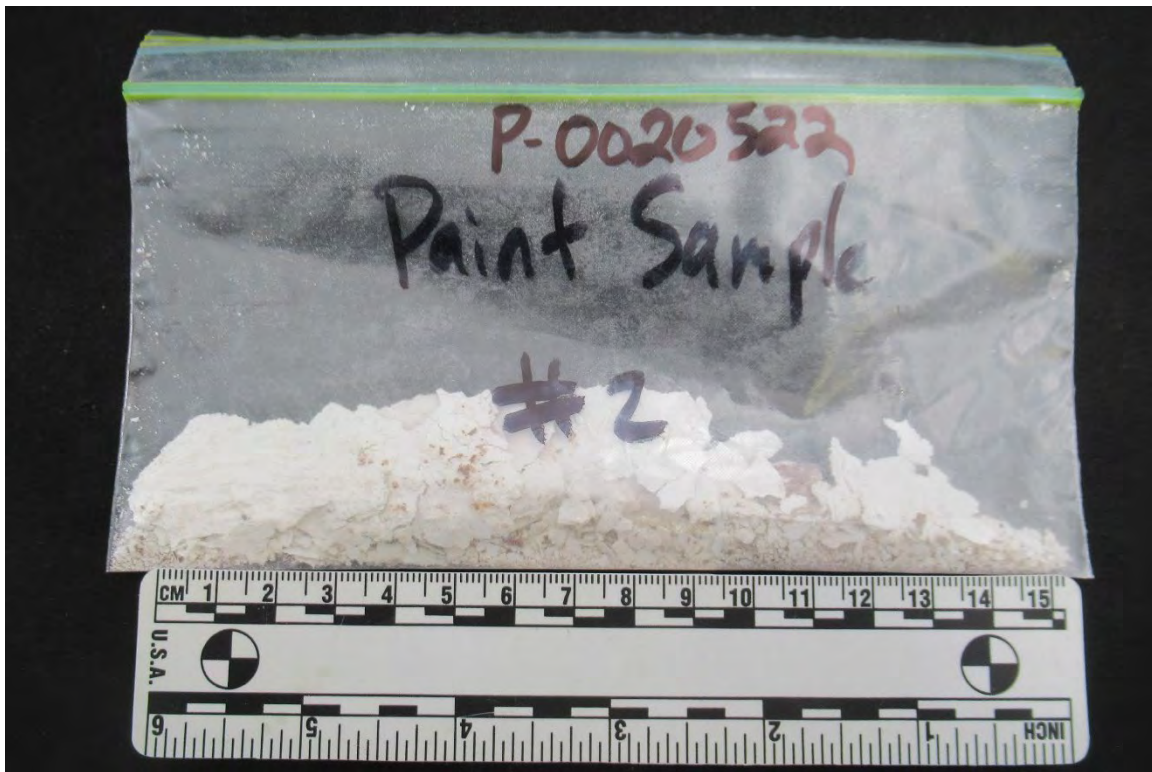


Sample ID:

Paint Sample #1

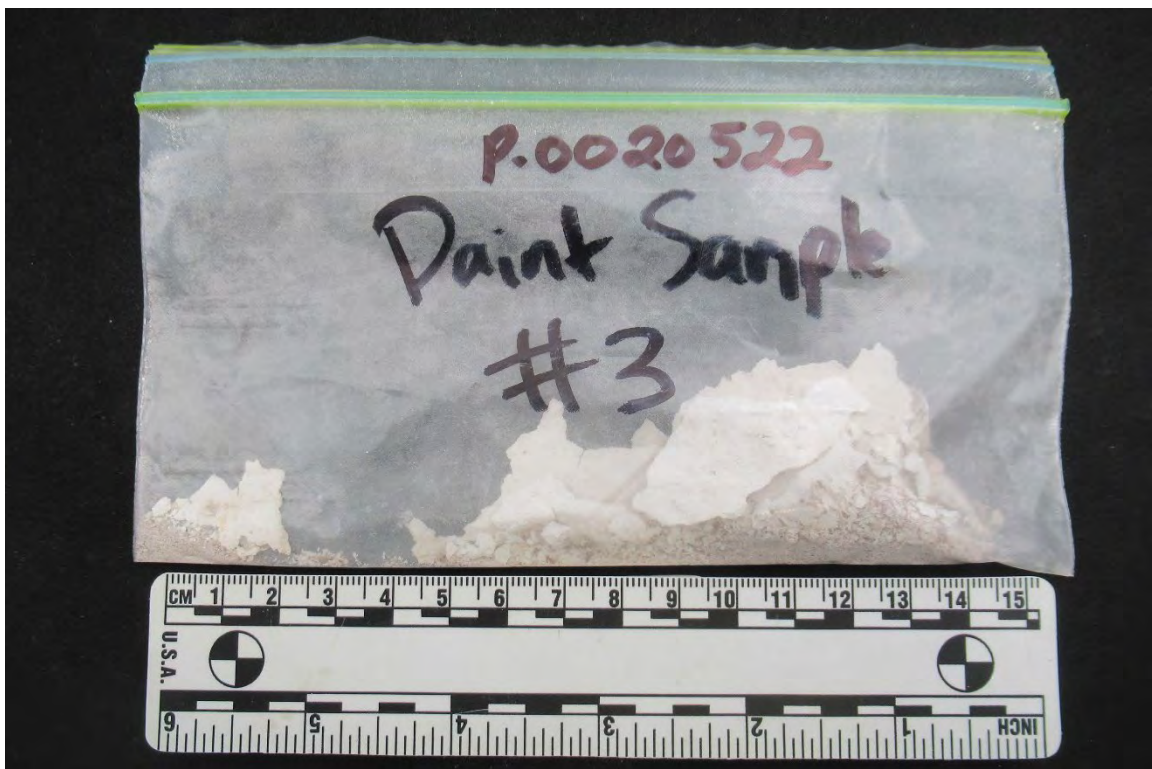
Description: Overall view of the paint sample as received.

Photo: 17



Sample ID: Paint Sample #2 **Description:** Overall view of the paint sample as received.

Photo: 18



Sample ID: Paint Sample #3 **Description:** Overall view of the paint sample as received.

Photo: 19



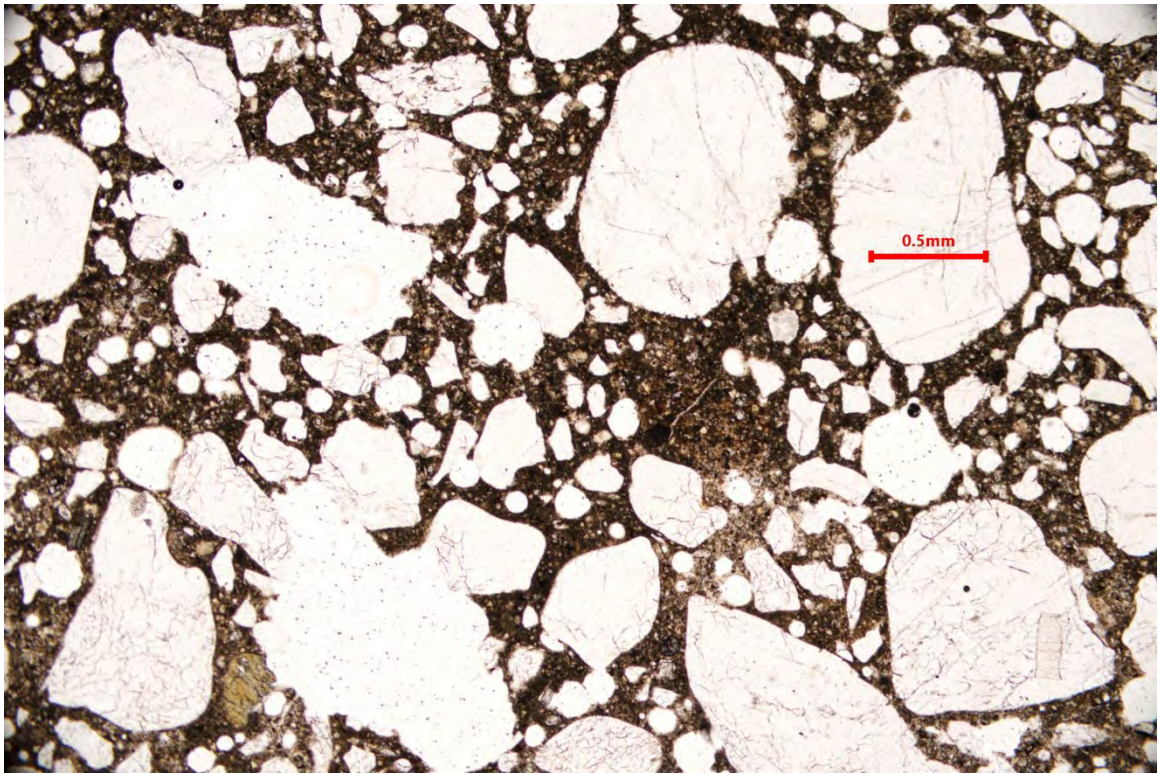
Sample ID: Exterior Cladding
Mag: Sample 7x
Description: Lapped surface of the stucco after epoxy stabilization, viewed at low magnification. Note up to four applications or layers were applied to the outer surface (parge coat, primer, and paint).

Photo: 20



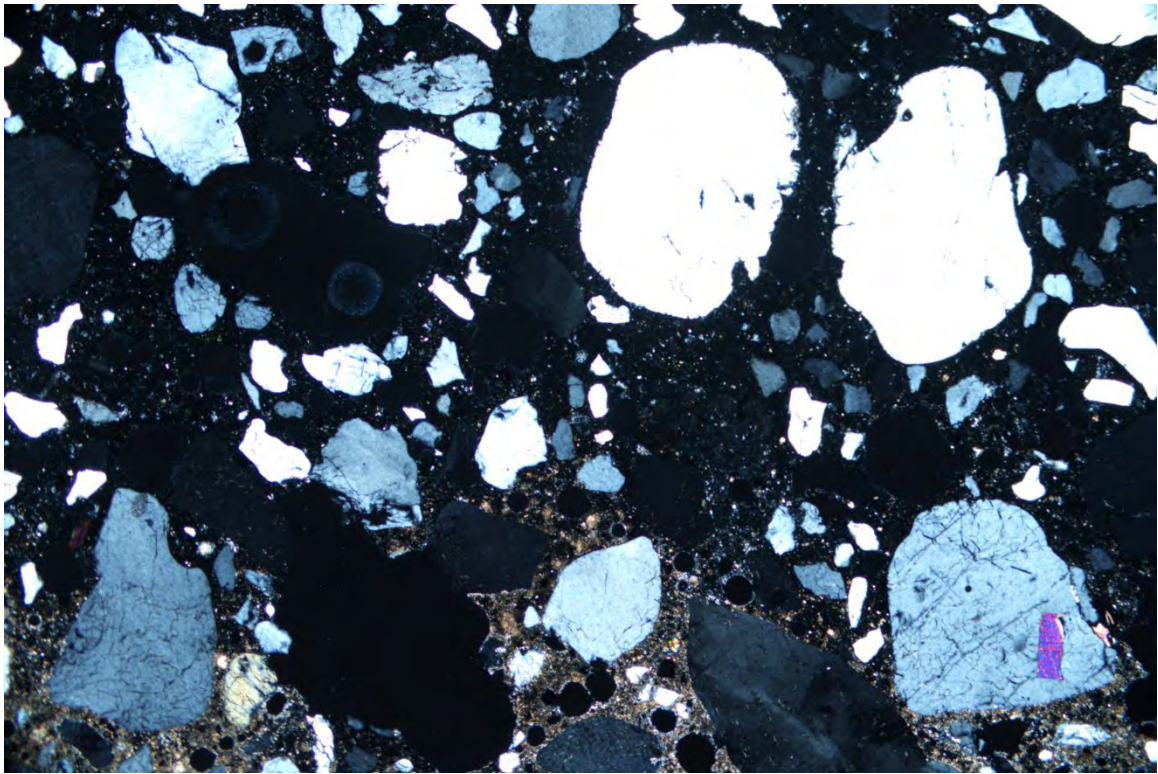
Sample ID: Mortar Sample #8
Mag: 7x
Description: Lapped surface of the mortar after epoxy stabilization, viewed at low magnification.

Photo: 21



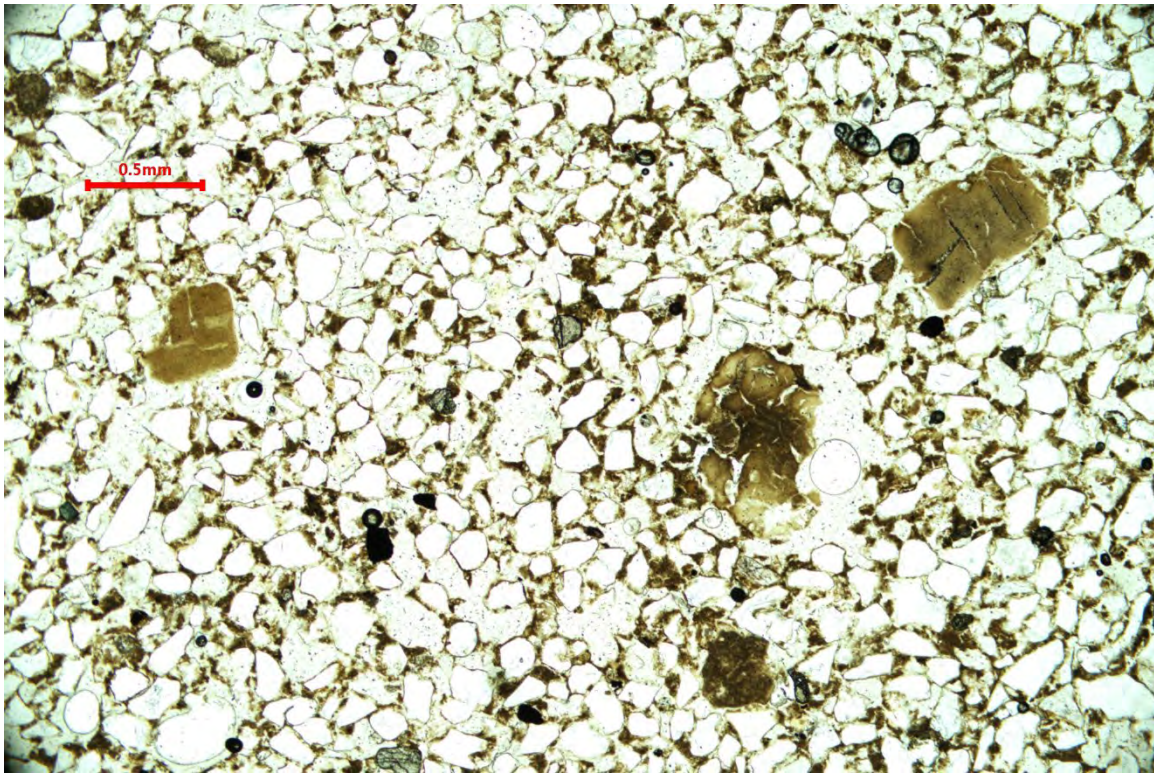
Sample ID: Exterior Cladding Sample
Mag: 40x
Description: Overall view of stucco in thin section under transmitted plane polarized light.

Photo: 22



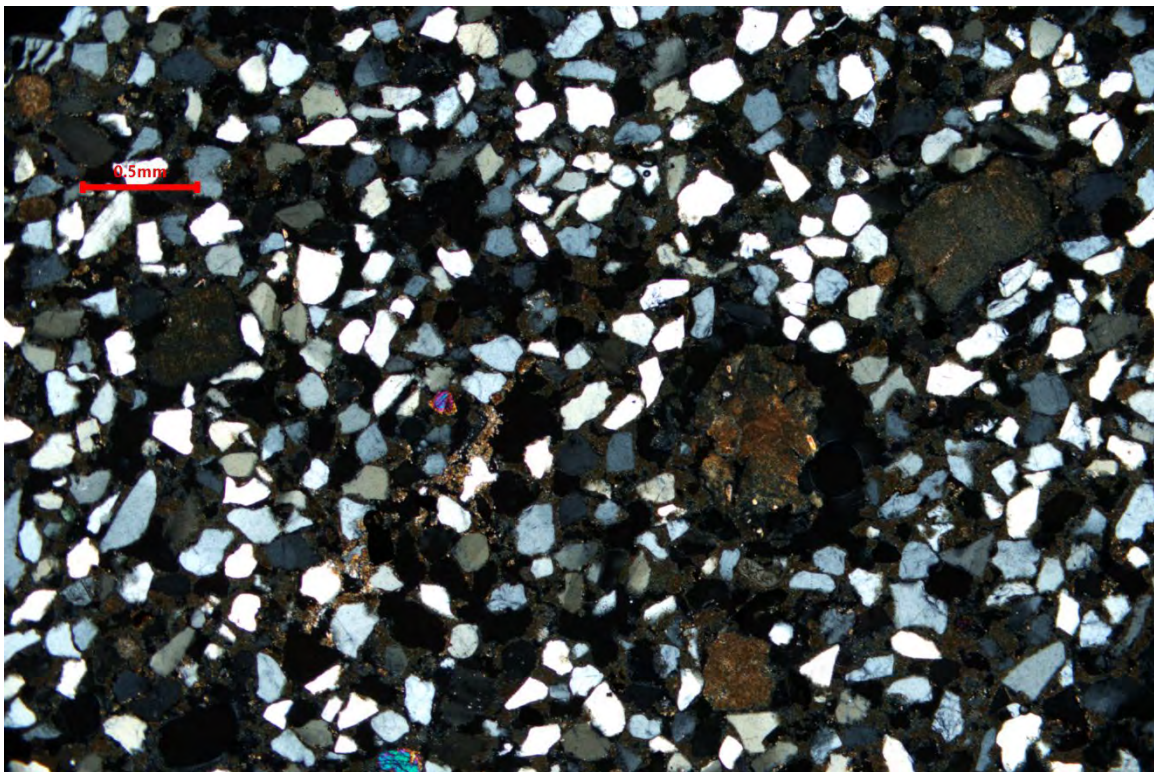
Sample ID: Exterior Cladding Sample
Mag: 40x
Description: Same view as above under transmitted cross polarized light.

Photo: 23



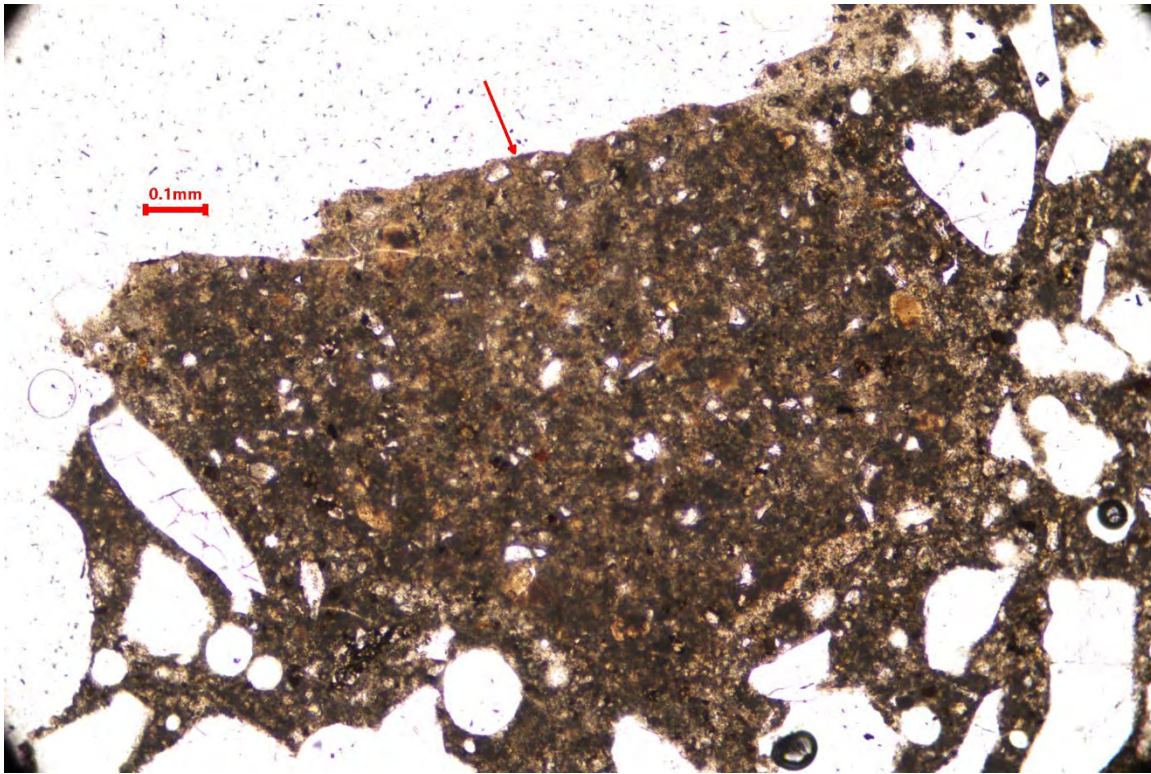
Sample ID: Mortar Sample #8 **Description:** Overall view of mortar in thin section under transmitted plane polarized light.
Mag: 40x

Photo: 24



Sample ID: Mortar Sample #8 **Description:** Same view as above under transmitted cross polarized light.
Mag: 40x

Photo: 25



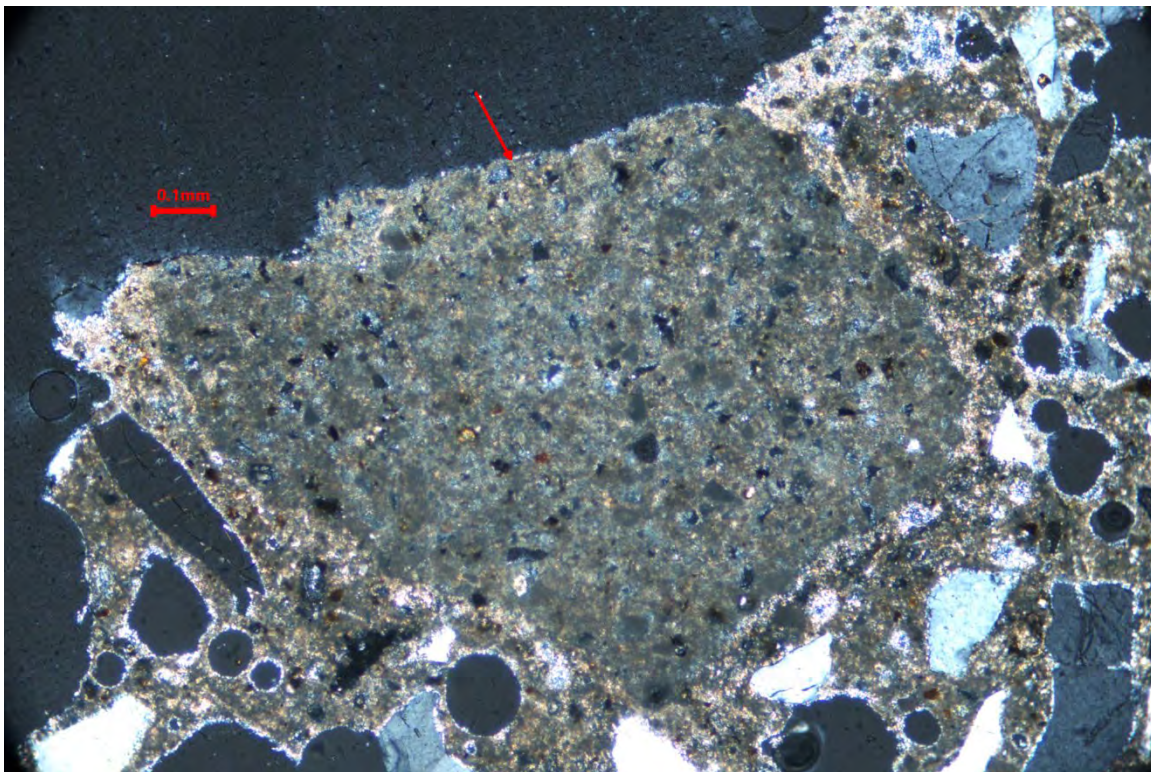
Sample ID:

Exterior Cladding
Sample
100x

Description: Sand to pebble sized paste agglomeration (red arrow) containing abundant residual cement particles, as viewed in thin section of stucco with transmitted plane polarized light.

Mag:

Photo: 26



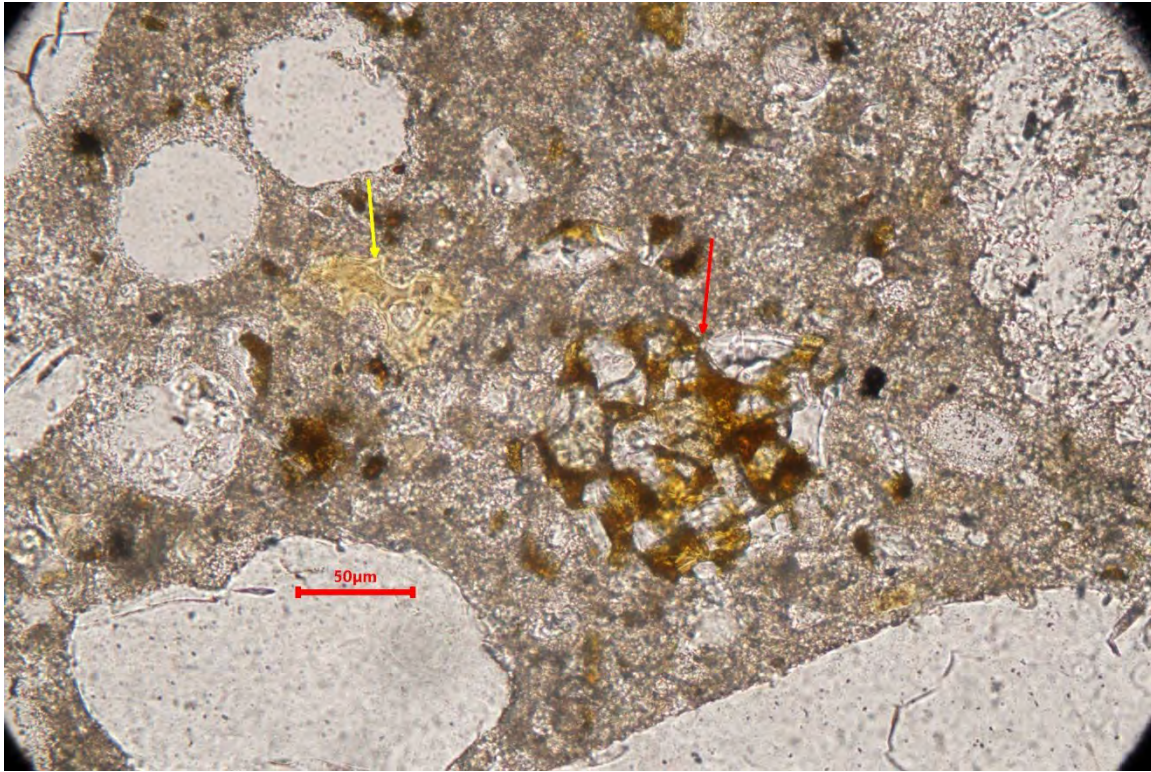
Sample ID:

Exterior Cladding
Sample
100x

Description: Same view as above with transmitted cross polarized light.

Mag:

Photo: 27



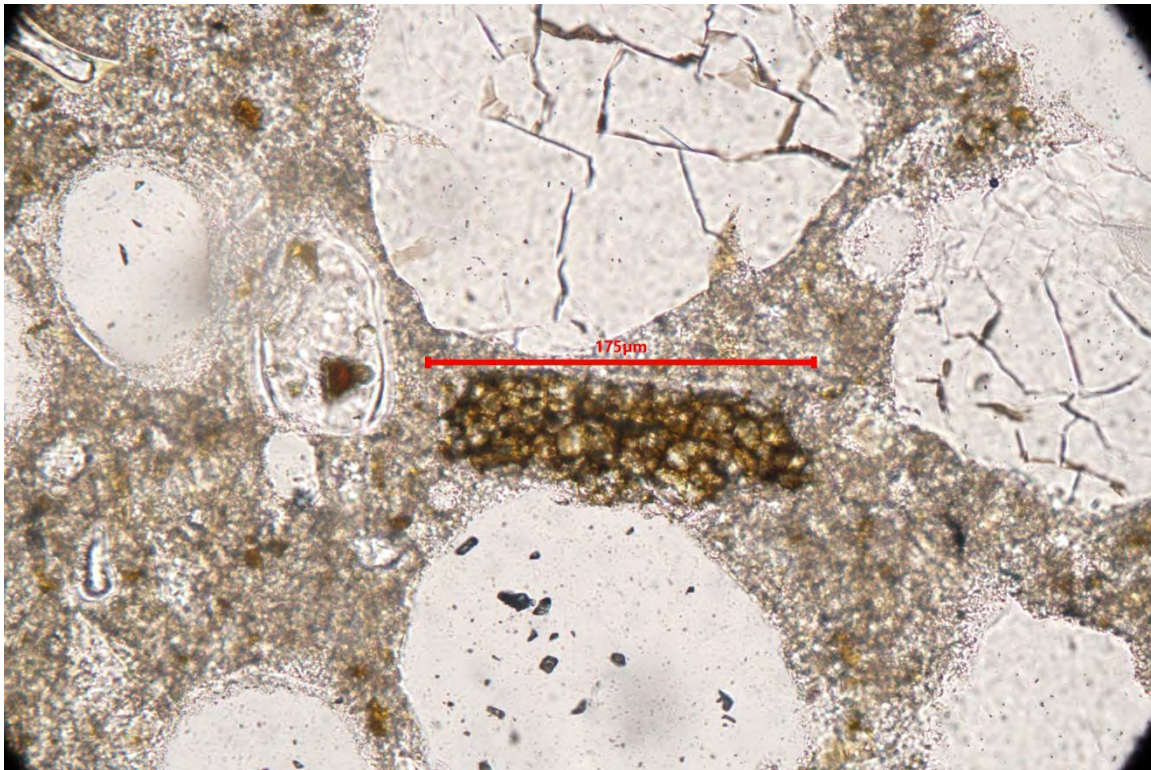
Sample ID:

Exterior Cladding
Sample
400x

Description: Residual portland cement clinker particle (red arrow) and residual slag cement particle with characteristic yellow hydration rim (yellow arrow). Viewed in thin section of stucco with transmitted plane polarized light.

Mag:

Photo: 28



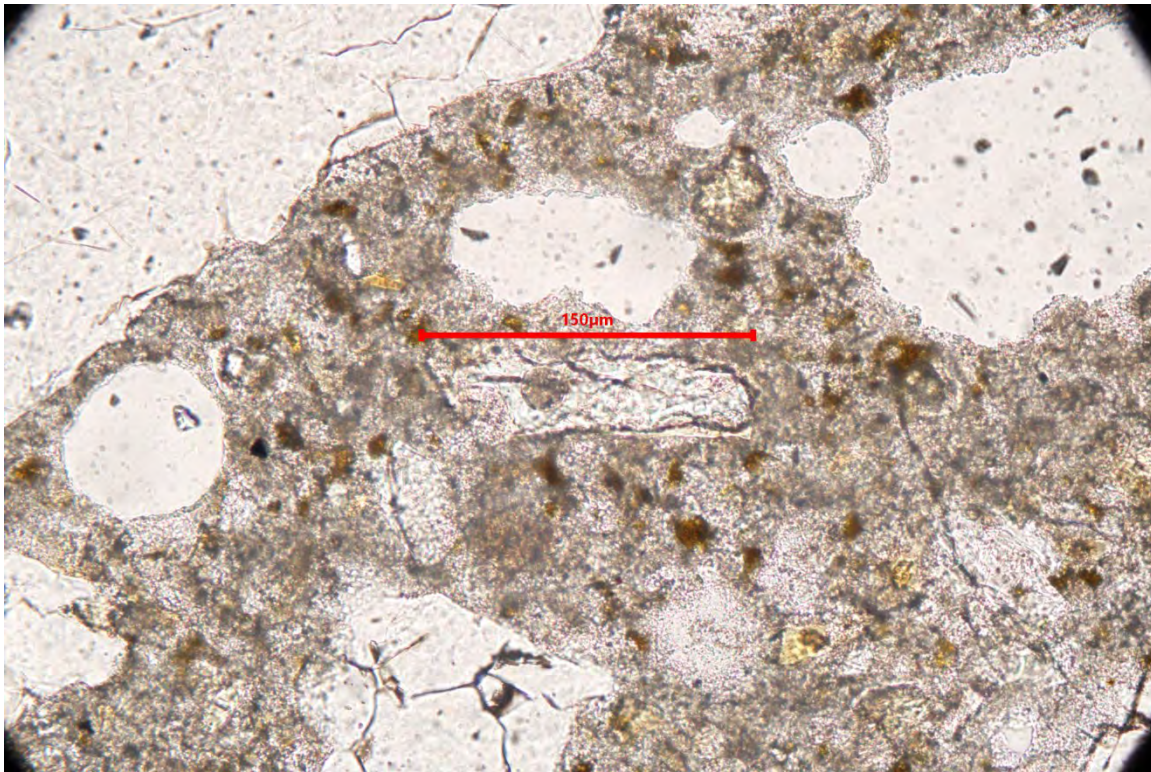
Sample ID:

Exterior Cladding
Sample
400x

Description: Largest documented portland cement clinker particle, measuring roughly 175 microns in its largest dimension. Viewed in thin section of stucco with transmitted plane polarized light.

Mag:

Photo: 29



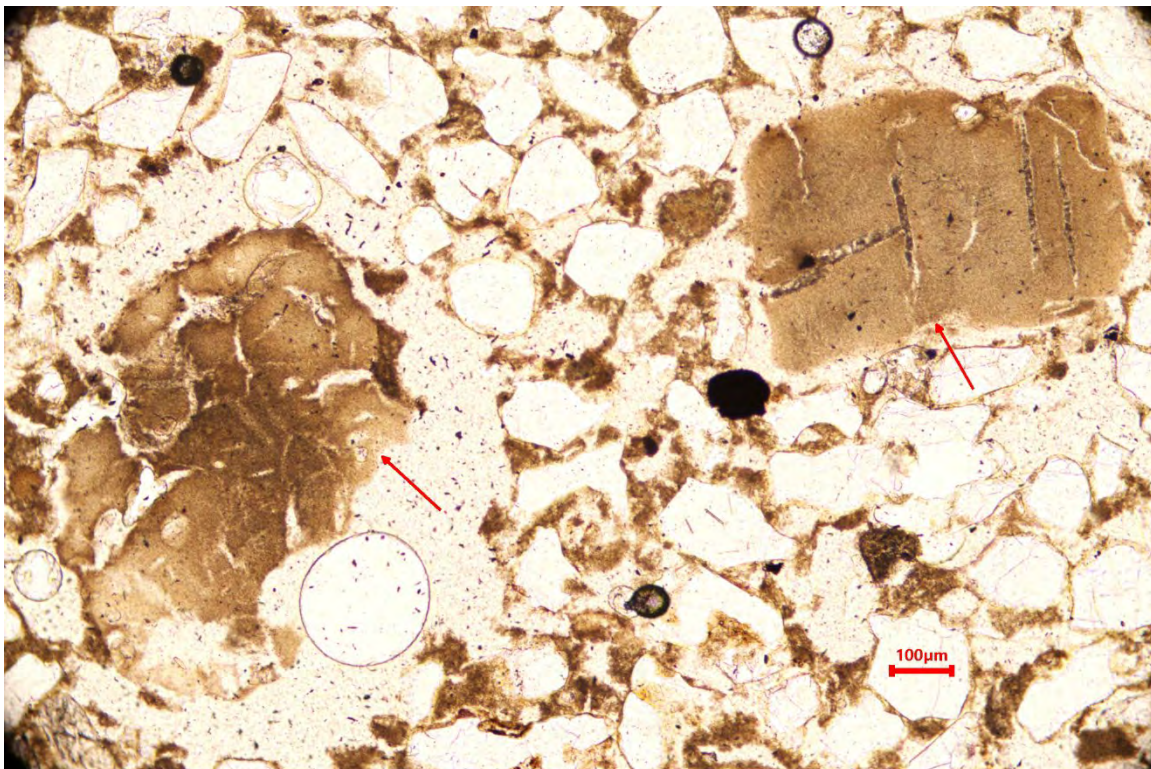
Sample ID:

Exterior Cladding
Sample
400x

Description: Largest documented slag cement particle, measuring roughly 150 microns in its largest dimension. Viewed in thin section of stucco with transmitted plane polarized light.

Mag:

Photo: 30



Sample ID:

Mortar Sample
#8
100x

Description: Sand-sized lime nodules/agglomerations (red arrows) within mortar binder, viewed in thin section with transmitted plane polarized light.

Mag:



REPORT OF BRICK TESTS, ASTM C67-21

PROJECT:

AMELIA ISLAND LIGHTHOUSE
CONSULTING

AET PROJECT: P-0020522

REPORTED TO:

WALKER CONSULTANTS
10375 Parke Meadows Drive, Suite 425
Lone Tree, CO, 80124
ATTN: Sara Holcomb

DATE: March 20, 2023

Brick Description:

Brick Masonry Units

SAMPLE ID: N/A

Tests were performed in accordance with test procedures in ASTM C67-21, Standard Test Methods for Sampling and Testing Brick and Structural Clay Tile".

Conformance:

For informational use only. The test method specifies 5 samples to be used for compressive strength, absorption, and IRA Suction testing. Only 4 total samples were made available for testing.

**Brick Requirements
ASTM C216-22**

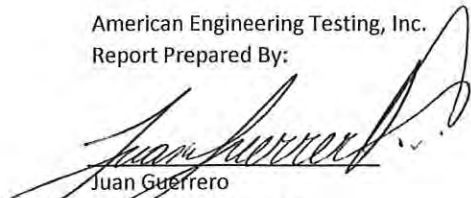
Sample No.	1	2	3	4	Avg.	Avg.	Individual
Compressive Strength, psi.	22,280	8,590	6,590	7,760	11,305	Min. 3000	Min. 2500
Absorption:							
24 Hr, %:		10.92	2.66		6.79		
5 Hr Boil, %		11.64	3.69		7.66	Max. 17.0	Max. 20.0
Saturation Coefficient:		0.94	0.72		0.83	Max. 0.78	Max. 0.80
IRA Suction (g/mln/30 in2)		16.26	9.76		13.01		
Unit Weight, lb/ft3:	126.90	122.51	140.34	117.22	126.74		

Sample No.	1	2	3	4
Width, in	3.20	3.63	3.66	3.77
Height, in	2.16	2.13	2.01	2.12
Length, in	7.56	7.31	7.44	4.01

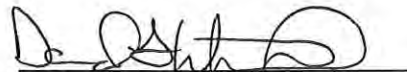
Remarks: The samples have been consumed in the process of testing. For further information, please contact us at the number listed below.

American Engineering Testing, Inc.

Report Prepared By:


Juan Guerrero
Laboratory Supervisor
651-2199249

Report Reviewed By:


David G. Wirth
Manager, Construction Services
651-6591373

PICTURES OF BRICK TESTS, ASTM C67-21

PROJECT:

AMELIA ISLAND LIGHTHOUSE
CONSULTING

AET PROJECT: P-0020522

REPORTED TO:

WALKER CONSULTANTS
10375 Parke Meadows Drive, Suite 425
Lone Tree, CO, 80124
ATTN: Sara Holcomb

DATE: March 20, 2023



Samples cleaning and preparing for Tests.



Samples for compression Test.

SPECIAL CATEGORY GRANT GUIDELINES

Application Open: April 1

Application Deadline: June 1

Grant Period: 24 months

(beginning July 1, year of appropriation)

Florida Department of State
Division of Historical Resources
Historic Preservation Grants Program
R. A. Gray Building, 500 South Bronough Street
Tallahassee, Florida 32399-0250

Application Submission

Applications must be submitted on or before June 1.

Applications must be submitted on the DOS Grants System at dosgrants.com.

For Assistance and Information

Name	Title	Email
Eric Case	Supervisor, Historic Preservation Grants Program	Eric.Case@dos.myflorida.com
DHR Grants Staff	Historic Preservation Grants Specialists	DHRGrants@dos.myflorida.com

These Guidelines are also available electronically at:

<http://dos.myflorida.com/historical/grants/special-category-grants/> and can be made available in alternative format.

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I. INTRODUCTION

The Department of State, Division of Historical Resources, provides State and Federal funds for historic preservation. The purpose of this program is to provide funding to assist major local, regional and state-wide efforts to preserve significant historic and archaeological resources, to assist major archaeological excavations or research projects and assist in the development and fabrication of major museum exhibits that will promote knowledge and appreciation of the history of Florida. The program does not fund operational support for historic preservation organizations. This program provides historic preservation grants on a competitive basis. The Legislature and Governor determine the amount appropriated annually for the program, and funding for all eligible applications is not guaranteed. These guidelines are supported under section 267.0617, Florida Statutes, and incorporated by reference into Rule 1A-39.001, Florida Administrative Code, and they detail the policies and requirements for the application and administration of the Special Category program grants.

II. TIMELINE

March	Announcement of application availability on Division website and via email.
April 1 – June 1	Application submission period. Division staff assistance and consultation available to applicants.
June 1	Applications due. Applications must be submitted on the DOS Grants System at dosgrants.com on or before this date.
June – September	Application review period and review meeting.
July 1 (Year of Appropriation)	Notification of Grant Award and grant details forms available.
September 30	Encumbrance of Funds deadline. Grantee must demonstrate the execution of a binding contract for at least a part of the scope of work.
October 31	First Project Progress Reports due for Special Category projects (Reporting Period: July – September, year 1). Reports must be submitted on the DOS Grants System at dosgrants.com.

January 31	Second Project Progress Reports due for Special Category projects (Reporting Period: October – December, year 1). Reports must be submitted on the DOS Grants System at dosgrants.com.
April 30	Third Project Progress Reports due for Special Category projects (Reporting Period: January – March, year 1). Reports must be submitted on the DOS Grants System at dosgrants.com.
July 31	Fourth Project Progress Reports due for Special Category projects (Reporting Period: April – June, year 1). Reports must be submitted on the DOS Grants System at dosgrants.com.
October 31	Fifth Project Progress Reports due for Special Category projects (Reporting Period: July – September, year 2). Reports must be submitted on the DOS Grants System at dosgrants.com.
January 31	Sixth Project Progress Reports due for Special Category projects (Reporting Period: October – December, year 2). Reports must be submitted on the DOS Grants System at dosgrants.com.
April 30	Seventh Project Progress Reports due for Special Category projects (Reporting Period: January – March, year 2). Reports must be submitted on the DOS Grants System at dosgrants.com.
May 30	Extension request deadline. An extension of the completion date must be requested at least thirty (30) days prior to the end of the grant period.
June 30 (Year 2)	Project Expiration Date. All grant and local matching funds must be expended by this date.
July 31	Final Reports due for Special Category projects (Reporting Period: April – June, year 2). Reports must be submitted on the DOS Grants System at dosgrants.com.

III. PROGRAM DESCRIPTION

1. The Division grants state funds to assist historic preservation activities authorized by Section 267.0617, F.S.
2. State funds consist of funds which have been appropriated by the Florida Legislature, made available from dedicated sources or contributed from any other public or private source.
3. State funds shall be used for historic preservation work approved by the Division and consistent with the applicable Preservation Standards of the Secretary of the Interior and Chapter 267 of the Florida Statutes.
4. To be eligible to apply to the Division for grant funding, an Applicant Organization must be a public entity governed by a county, municipality, school district, community college, college, university, or an agency of state government; or a Non-profit Organization. For Museum Exhibit projects, Applicant Organizations must be a governmental or non-profit Florida history museum established permanently in Florida, promoting and encouraging knowledge and appreciation of Florida history through the collection, presentation, exhibition, and interpretation of artifacts and other historical items related to Florida. The mission of the museum must relate directly to the history of Florida.
5. State-funded Development activities for historic Religious Properties shall be limited to building exterior envelope and structural elements of the building, excluding accessibility upgrades. State-funded Development activities for historic cemeteries shall be limited to work on stabilizing, cleaning and repairing historic gravemarkers and other funerary items, repairing historic fences or structures within the cemetery and installing minimal security lighting.

IV. ELIGIBILITY

All Applicant Organizations must meet the following requirements. **All** documentation must be provided by the application deadline.

1. Must **NOT** have multiple active Special Category projects under contract at one time. Special Category projects have a grant period of 24 months. Unless an Applicant Organization has a smaller project that will be completed in a single year, new applications should be submitted every other year. Subject to Legislative appropriation, Special Category recommendations approved by the Secretary of State will be funded top-down until the appropriation is depleted. Any Applicant Organization on the ranked list that has not completed a previously-funded Special Category project by July 1 of the year for which funds are appropriated will be passed over and the funds will be allocated to the next Applicant Organization on the list without an active Special Category project under contract. A previously funded project is considered complete when it has reached 100% completion as supported by contractor documentation, and the Division has received complete documentation to request a final grant payment.
2. **Must** have the required legal status.
3. Agree to comply with all application requirements:
 - a) Complete the approved Scope of Work within the Grant Period;

- b) Make activities and Historic Properties that are the subject of the Project open and accessible to all members of the public (see V.B. Accessibility and Non-Discrimination);
 - c) Match the grant amount requested, dollar for dollar, unless exempted from the full match requirement (see V.C. Request Amount and VI. Match Requirements); and
 - d) Include only allowable expenses in the Project Budget (see VII. Allowable Expenses and VIII. Non-Allowable Expenses);
 - e) Agree to comply with all legal and financial requirements as set forth in these Guidelines.
4. Agree to comply with all grant administration requirements, if funded:
 - a) Provide all information needed for the Grant Award Agreement;
 - b) Request approval for any changes to the Scope of Work and Project Budget of the awarded grant;
 - c) Submit timely and accurate reports;
 - d) Maintain complete and accurate grant records and if multiple grants from the Division are open at the same time, treat each grant as a separate, distinguishable Project;
 - e) Comply with the requirements of the Florida Single Audit Act (Section 215.97, (Florida Statutes) and any applicable federal audit requirements pursuant to 2 CFR 200 Subpart F-Audit Requirements; and
 - f) Credit the State of Florida and Division of Historical Resources for funding.
 5. Must **NOT** be in non-compliance status with any previously awarded Department grant.
 6. Must **NOT** owe the Department funds at the time of application in connection with a previous grant received from any division of the Department, for which the Applicant Organization has been notified of the Department's determination that a refund of grant funds is required.
 7. Have satisfied the administrative requirements of previous grants received from the Division or other divisions of the Department, including grants that may be open at the time of application, and be in compliance with all permits issued to the Applicant Organization and/or the proposed project directors and managers by the Bureau of Archaeological Research.
 8. Have ownership of the property for which grant funding is requested or have the written concurrence of the Property Owner. Except for projects involving acquisition or site-specific archaeological investigation, the owner must be a public entity or a Non-profit Organization. For the purposes of this program, an eligible Applicant Organization may lease state-owned land or building(s) or both.
 9. For Acquisition and Development projects directed at Real Property, if funded, the Grantee (and the Property Owner, if not the Grantee) **must** file a Restrictive Covenant on the property with the Clerk of Court for ten (10) years for Development and twenty (20) for Acquisition prior to final release of grant funds and close-out of the project.
 10. For Development projects involving improvements to properties other than Real Property (e.g., an aircraft, locomotive, trolley or marine vessel) and for Museum Exhibit projects, the Grantee (and the Property Owner, if not the Grantee) **must** execute and notarize a Preservation Agreement prior to release of funds. The Preservation Agreement shall require the Grantee and the Property Owner(s) to maintain the improvements or exhibit for a period of ten (10) years for Development projects and five (5) years for Museum Exhibit projects.
 11. If the property is leased, **the lease agreement must be dated, signed, and submitted** at the time of the application submission, with the required Owner Concurrence Letter attachment to the application.
 12. **Must** have appropriate **matching** funds and documentation at time of application submission.
 13. Must complete an online application form at <http://www.dosgrants.com> by the application deadline.
 14. The proposed Project **must** be consistent with the Special Category project type under which it is submitted and with the purpose of this grant program.

15. All grant funding provided by the Special Category Grant Program must be utilized in accordance with the standards, as applicable to the specific project type, contained in the Secretary of the Interior's Standards and Guidelines for Archaeology and Historic Preservation, effective September 29, 1983, <https://www.flrules.org/Gateway/reference.asp?No=Ref-08164>, which are incorporated by reference, and include:
 - a) The Secretary of the Interior's Standards for the Treatment of Historic Properties;
 - b) The Secretary of the Interior's Standards for Archaeological Documentation;
 - c) The Secretary of the Interior's Standards for Historical Documentation;
 - d) The Secretary of the Interior's Standards for Architectural and Engineering Documentation; and
 - e) The Secretary of the Interior's Standards for Preservation Planning.
16. Project oversight of museum exhibit projects funded by the Special Category Grant Program must be provided by a historian or archaeologist meeting the Secretary of the Interior's Professional Qualifications Standards for History or Archeology, which are set forth in the Secretary of the Interior's Standards and Guidelines for Archeology and Historic Preservation incorporated in paragraph 1A-39.001(7)(c), F.A.C.

A. Application Restrictions

1. An Applicant Organization may only submit one (1) Special Category grant application under a single application deadline for a particular application cycle. State agencies, county or city governments, or universities may submit single applications from more than one division or department under a single application cycle provided that those divisions or departments are separate and distinct budgetary units and provided that applications do not address the same facility, Project or site.
2. Applicant Organizations with projects funded with Federal funding or by the Legislature outside of the review of the Florida Historical Commission or Secretary of State are not eligible to receive Special Category grant support for the same Scope of Work activities from the Division within the same fiscal year in which Federal or Legislative funding is appropriated.
3. Historic Preservation projects do not fund Cultural Facility projects.
4. No organization may receive more than \$1.5 million in historic preservation Special Category grant funding from the Division during a consecutive 5 state fiscal year period.
5. State-funded Development activities for historic Religious Properties shall be limited to building exterior envelope and structural elements of the building, excluding accessibility upgrades. State-funded Development activities for historic cemeteries shall be limited to work on stabilizing, cleaning and repairing historic gravemarkers and other funerary items, repairing historic fences or structures within the cemetery and installing minimal security lighting.
6. For Museum Exhibit projects, Organizations must be a governmental or non-profit Florida history museum established permanently in Florida, promoting and encouraging knowledge and appreciation of Florida history through the collection, presentation, exhibition and interpretation of artifacts and other historical items related to Florida. The mission of the museum must relate directly to the history of Florida.
7. Preparation of National Historic Landmark designation nominations shall not be allowable for Special Category grant funding.

B. Legal Status

To meet the legal status requirement, an Applicant Organization must be either a public entity or an active Florida nonprofit, tax exempt corporation as of the application deadline in accordance with section 267.0617(2), Florida Statutes.

C. Public Entity

A Florida local government, entity of state government, school district, community college, college or university. Private schools, private community colleges, private colleges and private universities are not public entities and must be nonprofit and tax exempt to meet the legal status requirement.

D. Nonprofit, Tax Exempt

1. A Florida organization that is incorporated as an active nonprofit Florida corporation, in accordance with Chapter 617, Florida Statutes. For nonprofit organizations outside of Florida, the nonprofit organization must be designated as tax exempt as defined in section 501(c)(3) or 501(c)(4) of the Internal Revenue Code of 1954, as amended. Staff will verify status in Guidestar at <https://www.guidestar.org/>.
2. The Division will verify that the applicant is registered, and in “active” status, with the Division of Corporations as of the application deadline. If the applicant is not registered and in “active” status with Corporations by the application deadline, the application will be deemed ineligible.
3. For more information on corporate status, visit <http://www.sunbiz.org> or call the Division of Corporations, profit and nonprofit information line at (850) 245-6052. To verify corporate status, you can review your corporate record online through the sunbiz.org document search tool.
4. For more information about tax exempt status, see Exemption Requirements - Section 501(c)(3) Organizations on the Internal Revenue Service website (<https://www.irs.gov/>).

E. Required Documentation

1. All applicants must provide a Unique Entity Identifier (UEI) number. This is an identification number required for doing business with the Federal Government. If you do not already have a UEI number, your organization can request a one at <https://sam.gov>
2. All applicants must provide a copy of the Substitute W-9 with the grant application. This can be found at <https://flvendor.myfloridacfo.com/>.

V. APPLICATION REQUIREMENTS

A. Grant Period

All proposed activity must take place within a 24-month Grant Period.

1. The grant period **start date** is July 1 of the state fiscal year in which requested grant funding is appropriated by the Florida Legislature.
2. The grant period **end date** is June 30 of the state fiscal year following the fiscal year in which requested grant funding is appropriated by the Florida Legislature, unless an end date extension is approved by the Division and a written contract extension is executed by both parties prior to the original end date of the Grant Award Agreement.

B. Accessibility and Non-Discrimination

The Division is committed to making the knowledge of history accessible to everyone, including:

- persons with disabilities;
- older adults;
- culturally and economically underserved populations; and
- minorities.

Organizations seeking support for activities are required to be open and accessible to all members of the public, consistent with all applicable state and federal laws. Organizations shall not discriminate on the basis of sex, race, color, national origin, religion, disability, age, pregnancy, handicap or marital status.

The Americans with Disabilities Act (ADA) prohibits discrimination against individuals with disabilities in employment, state and local government services, public accommodations, transportation and telecommunication. The ADA extends the requirements under Section 504 of the Rehabilitation Act of 1973, as amended, to all activities of state and local governments and places of public accommodations operated by private entities, including places of public display. The 504 Self Evaluation Workbook which can be used as a reference, and downloadable Disability Symbols can be found at <http://dos.myflorida.com/cultural/info-and-opportunities/resources-by-topic/accessibility/>.

C. Special Category Grant Types and Request Amount

1. Special Category Grants may provide a maximum grant award amount of \$500,000. There is no minimum request amount.
2. Special Category Grant project types:
 - a) Development projects with the mission of Preservation, Restoration, Rehabilitation or Reconstruction of historic properties regularly open to the public, and site-specific planning required for these activities such as structural or condition assessment reports. Development

activities on historic Religious Properties shall be limited to building exterior envelope and structural elements of the building, excluding accessibility upgrades. State-funded Development activities for historic cemeteries shall be limited to work on stabilizing, cleaning and repairing historic gravemarkers and other funerary items, repairing historic fences or structures within the cemetery, and installing minimal security lighting;

- b) Archaeological Research projects, for all phases of terrestrial and underwater fieldwork, analyses of findings and write-up, or to conduct collection research at established federal, state or public institutions;
- c) Museum Exhibit projects to aid Florida history museums in exhibit work, including research of exhibit content, exhibit design, fabrication and installation. Exhibits must be permanently affixed to the building. For Museum Exhibit projects, Organizations must be a governmental or non-profit Florida history museum established permanently in Florida, promoting and encouraging knowledge and appreciation of Florida history through the collection, presentation, exhibition, and interpretation of artifacts and other historical items related to Florida. The mission of the museum must relate directly to the history of Florida. Project oversight of museum exhibit projects funded by the Special Category Grant Program must be provided by a historian meeting the Secretary of the Interior's Professional Qualifications Standards for History, which are set forth in the Secretary of the Interior's Standards and Guidelines for Archeology and Historic Preservation incorporated in paragraph 1A-39.001(7)(c), F.A.C; and
- d) Acquisition of a single Historic Property or archaeological site, or group of Historic Properties or archaeological sites, in which all the resources have the same owner. For archaeological sites, an exception to the single owner provision may be made if the archaeological site extends on land that is contiguous, but owned by different property owners.

VI. MATCH

A. Match Requirements

1. All Applicant Organizations **must** provide one dollar in cash or In-kind Contributions (donated goods, property, or services) for every dollar requested from the Division, unless exempted as described below. This is called Match. The total Project Budget includes Match (cash and In-kind Contributions) plus the request amount. All Match contributions, whether cash or In-kind Contributions, must be consistent with the Scope of Work and must be essential to the implementation of the project.
2. Twenty-five percent (25%) of the total required Match must be cash-on-hand which must be documented at the time of application and reconfirmed and expended during the Grant Period.
3. No more than seventy-five percent (75%) of the total required Match may be non-monetary In-kind Contributions.

B. Match Reductions

Applicant Organizations can request a match reduction to twenty-five (25%) of the Grant Award amount in the following circumstances:

1. Projects located in REDI areas: The Rural Economic Development Initiative (REDI) recognizes rural or economically distressed counties and communities designated pursuant to sections 288.0656 and 288.06561, Florida Statutes, as REDI qualified. The REDI program is administered by the Florida Department of Economic Opportunity. You can find more information and a list of economically distressed counties and communities at <http://www.floridajobs.org/business-growth-and-partnerships/rural-and-economic-development-initiative/rural-definition>.

In recognition of the REDI designation, Applicant Organizations with projects located in REDI communities may request a reduction to the match requirements, **UNLESS** the grant applicants are state agencies, state colleges, or state universities.

Summary of Match Requirements	Required Match
Projects not located in REDI qualified counties or communities	1:1
Projects located in REDI qualified counties or communities	25%
State agencies, state colleges or state universities. Organizations that are state agencies, state colleges or state universities must meet the full match requirement (1:1), regardless of project location.	1:1

C. Cash Match

1. Cash-on-Hand (Liquid Assets): At least 25% of the total required Match amount must be cash-on-hand of the Applicant Organization at the time of the application, documented by bank statement(s), budget report(s), and/or bank letters showing sufficient restricted funds or a municipal or county resolution*. Cash-on-hand may exceed 25% of the total match, but may never be less than 25% of the total match.

***Municipalities and counties (public entities)** must submit an executed copy of an approved resolution by a city or county commission with the application materials. The resolution **must** include the dollar amount dedicated and available to the project if the grant is awarded and the date the funds will be available. The submitted resolution **must be dated and signed by an authorizing official**. Funding, as indicated by the resolution, must be made available within 90 days of the start of the Grant Period.

2. Additional cash Match above the minimum 25% cash-on-hand may be anticipated at the time of application, but must be fully documented in the application and received and expended by the end of the Grant Period. The Match can be documented in the application as bank statement(s), budget report(s), and/or bank letters showing sufficient restricted funds or a municipal or county resolution, as well as irrevocable pledges of funds. The pledges must be from named donors, as documented by signed and dated letters, and must be auditable. Anonymous pledges shall not be accepted as match contributions.

D. In-kind Contributions (Donated Goods, Property, and Services) Match

1. Documented In-kind Contributions: No more than 75% of the total required Match may be In-kind Contributions. In-kind Contributions must be documented and itemized as irrevocable non-monetary pledge letters, letters of intent and/or invoices for future in-kind goods, property and/or services at the time of application, and the goods, property, and/or services must be received and utilized by the end of the Grant Period. In-kind Contributions from named donors must be documented by signed and dated letters, which must be auditable. Anonymous pledges shall not be accepted as match contributions.
2. The value of volunteer services may be calculated using the federal minimum wage or state minimum wage (whichever is higher), or professionals skilled in the service provided (such as a supplier donating construction materials services or an electrician providing pro bono work). For information on the current federal minimum wage, see the Wage and Hour Division of the US Department of Labor at <https://www.dol.gov/whd/minimumwage.htm>.
3. The value of all professionally skilled services used as In-kind Contributions must be documented in writing by the volunteer. The value of donated goods and property must also be documented. Records of such documentation must be available upon request.
4. The value of donated property will be accepted as a contribution to the required match, with the following conditions:
 - a) The donated property must be the Historic Property or archaeological site that is the subject of the project for which grant funds are requested.
 - b) Donation of the property must take place during the 2-year Grant Period beginning on July 1 of the year of appropriation.
 - c) Only the value of the historic building and its footprint or the portion of the property occupied by the archaeological site is eligible for contribution to the required match. This value must be based on a complete appraisal prepared by a Florida State Certified General Real Estate Appraiser.
 - d) Legal fees, taxes and other costs associated with the donation are not eligible match contributions.

E. Restrictions on Matching Funds

1. Funds that are for general operating expenses will not be acceptable as match.
2. Revenue from funding requested but not yet approved through local or state government appropriation processes will not be acceptable as match.
3. Revenue from grants that have not yet been awarded will not be acceptable as match.
4. Anticipated proceeds from fundraising activities will not be acceptable as match.
5. Fundraising costs will not be acceptable as match.
6. Legal fees or taxes will not be acceptable as match.
7. Matching funds will be designated only to the Scope of Work presented in this application and may not be used for other previous, current or future Division or Department of State grants.
8. Expenditures made prior to and following the Grant Period may not be used as match.
9. Loans may not be used as match. Equity may not be used as match.
10. State of Florida grant funds may not be used as match for this program.

F. Documenting Match

1. Organizations must have all Match complete and confirmed at the time of application and, if funded, must reconfirm Match at the time of Grant Award Agreement execution.
2. Documentation of matching funds can include:
 - a. Bank statement(s), budget report(s) that specifically identify match contribution to the project, and/or bank letters confirming cash-on-hand;
 - b. A resolution showing funds dedicated to the Scope of Work (limited to public entities);
 - c. Letters of intent to provide salaries/payroll expenditures of in-house staff as cash match, including a pay rate justification. This letter should include the number of hours to be donated and the rate at which they are donated;
 - d. Grant award letters from third parties (non-State);
 - e. Copies of irrevocable pledge letters; and
 - f. Letters of intent or invoices for future in-kind goods, property and/or services.

VII. ALLOWABLE EXPENSES

1. Allowable expenses must be:
 - a) not excluded by these Guidelines and approved by the Division;
 - b) necessary and reasonable for the performance of the Scope of Work;
 - c) specifically and clearly detailed in the Project Budget;
 - d) incurred or paid within the 2-year Grant Period beginning on July 1 of the year of appropriation; and
 - e) related to the selected project type, as described in Section V.C.2.
2. Only allowable expenses may be included in the Project Budget.

3. Administrative and project management expenditures such as expenditures that are directly attributable to management of the grant-assisted Project and meeting the reporting and associated requirements of the Grant Award Agreement are allowable expenses, provided that, in the aggregate, they do not exceed 5% of the grant award amount, whether allocated to grant expenditures, match contributions, or both.
4. Expenditures shall be in compliance with the state guidelines for allowable project costs as outlined in the **Department of Financial Services' Reference Guide for State Expenditures** (revised 11/1/2019), which are incorporated by reference and are available online at <https://www.myfloridacfo.com/Division/AA/Manuals/documents/ReferenceGuideforStateExpenditures.pdf>.

VIII. NON-ALLOWABLE EXPENSES

The following categories of expenditures are non-allowable for expenditure of grant funds and as contributions to required match. This is not intended to be an exhaustive list, and the Division may evaluate the allowability of all expenditures (grant or match) in accordance with applicable Federal and State statutes, regulations, these guidelines or the terms and conditions of the Grant Award Agreement. Non-allowable expenses will not be considered part of the Grant Award Agreement and cannot be incorporated or encompassed within any other allowable category. In the event that the Division identifies such, the Grantee must return any disbursed grant funds associated with non-allowable expenses and could lose eligibility for future grants.

- a) Expenditures for work not included in the Scope of Work of the executed Grant Award Agreement;
- b) Costs of goods and services not procured in accordance with procurement procedures set forth in the Grant Award Agreement;
- c) Costs not consistent with the grant project type as described in section V.C.2. of the program guidelines and as selected in the application;
- d) Expenses incurred or obligated prior to or after the Grant Period, as indicated in the Grant Award Agreement;
- e) Expenses associated with lobbying or attempting to influence Federal, State or local legislation, the judicial branch or any state agency;
- f) Expenditures for work not consistent with the applicable historic preservation standards as outlined in the Secretary of the Interior's Guidelines available at www.nps.gov/tps/standards/treatment-guidelines-2017.pdf, standards available at <http://www.nps.gov/tps/standards.htm> and www.nps.gov/history/local-law/arch_stnds_0.htm or applicable industry standards;
- g) Costs for projects having as their primary purpose the fulfillment of Federal or State historic preservation regulatory requirements, including costs of consultation and mitigation measures required under Section 106 of the *National Historic Preservation Act of 1966*, as amended, or under Section 267.031, F.S.;
- h) Projects directed at activities or Historic Properties that are restricted to private or exclusive participation or access, which shall include restricting access on the basis of sex, race, color, religion, national origin, disability, age, pregnancy, handicap or marital status;
- i) Entertainment, food, beverages, plaques, awards or gifts;
- j) Costs or value of donations or In-kind Contributions not documented in accordance with the provisions of the Grant Award Agreement;

- k) Indirect costs including Grantee overhead, management expenses, general operating costs and other costs that are not readily identifiable as expenditures for the materials and services required to complete the work identified in the Scope of Work in the Grant Award Agreement. Examples of indirect costs include: rent/mortgage, utilities, janitorial services, insurance, accounting, internet service, monthly expenses associated to security systems, non-grant related administrative and clerical staffing, marketing and fundraising activities;
- l) Administrative and project management expenditures such as expenditures that are directly attributable to management of the grant-assisted Project and meeting the reporting and associated requirements of the Grant Award Agreement, whether grant expenditures or match contributions, which in aggregate exceed 5% of the grant award amount;
- m) Grantee operational support (i.e., organization salaries not directly related to grant activities; travel expenditures; per diem; or supplies);
- n) Insurance costs (Exception: costs for builder's risk, workers' compensation and contractor's liability insurance);
- o) Capital improvements to non-historic properties or non-historic additions to a Historic Property (Exception: pre-approved items of work for Museum Exhibit projects);
- p) Capital improvements to the interior of Religious Properties (Exception: repairs to elements of the structural system. Examples include: foundation repairs, repairs to columns, load bearing wall framing, roof framing, masonry repairs, window and exterior door repairs and restoration practices associated with the building envelope);
- q) Accessibility improvements for Religious Properties;
- r) Vehicular circulation (drives/driveways) within the property or from the property to surrounding streets and parking (Exception: provision of code-required handicapped parking pad(s));
- s) Sidewalks, paths, walkways, landscape features and accessories, planting, irrigation systems and site lighting (Exceptions: historic walkways; sidewalk required to link the code-required handicapped parking pad(s) to the accessible entry; historic retaining walls/planting/sodding required to halt documented erosion; pruning, removal or relocation of trees posing an immediate threat to the historic or archaeological resource; and limited site lighting required for security, all if approved by the Division);
- t) Fences and gates (Exception: restoration or in-kind replacement of damaged or missing historic fences, gates or sections of these);
- u) Furniture, including but not limited to: desks, tables, seating, rugs and mats, artwork and decorations, window treatments, case goods (including cabinets, countertops, or bookshelves) with no historic precedent, systems' furniture, movable partitions and acoustical treatments and components, unless specific prior approval has been granted by the Division (Exception: museum display units necessary for approved Museum Exhibit projects)
- v) Equipment (a) including but not limited to portable sound systems, specialty fixtures and equipment, visual display units, appliances, computers, cameras, printers, scanners, projection systems, portable light fixtures, and total stations unless specific prior approval has been granted by the Division (b) If special equipment is required for completion of the Project, it shall be rented for the grant term unless it can be shown that acquiring the equipment is cheaper than renting the equipment and approval has been provided by the Division as part of the documentation presented at the time of application. If the value of special equipment is to be used as a match contribution, the value of the match contribution shall be limited to the cost of rental for the Grant Period at the market rate for such rental in the region;
- w) Supplies that will not be consumed in use during the duration of this project;

- x) Costs associated with attending or hosting conferences, summits, workshops or presentations including facility rental fees (Exception: municipal or county required public meetings necessary for completion of the grant-assisted project);
- y) Travel expenditures, including those of personnel responsible for items of work approved by the Division, administrative personnel, contracted or subcontracted employees, either for purposes of work on-site or research off-site; and
- z) Tuition waivers, fees, and other non-grant related costs associated with employing students for grant projects.

IX. REVIEW CRITERIA AND SCORING

1. Applications that have not been determined ineligible by the Division and have not been withdrawn by the Applicant Organization shall be reviewed by the members of the Florida Historical Commission. The review will be based on the following ten (10) criteria.

Criteria 1: Site or the Proposed Project

Historic significance, meaning the relative importance of the property or site in connection with prehistory or historical events, developments or personalities. This may also refer to the relative importance of the information that forms the basis of the proposed exhibit.	up to 10 points
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Need for the proposed project or activity, as it relates to the preservation of the history of Florida and/or its historical and archaeological resources. This may also refer to the need to update the out-dated information and/or design of a museum exhibit.	up to 10 points
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Appropriateness of the proposed project scope of work, budget, and timeline in relation to the property, site, resources, collections or information that forms the basis of the proposed project.	up to 10 points
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Criteria 2: Organization Administration

Administrative capability, as demonstrated in the application, including staffing, facilities and organization resources adequate to complete the proposed project and meet the administrative requirements of the grant. Applicant administrative experience with previous or open grants awarded by the Division, other divisions of the Department of State, and other granting entities.	up to 10 points
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Financial resources adequate to meet grant match requirements and/or, as applicable, to carry project costs as necessary pending receipt of disbursements of grant funds or to cover project costs exceeding grant funds awarded.	up to 10 points
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Consideration for and availability of professional and technical services required to carry out the proposed project, either within the Applicant Organization or as consultants/vendors.	up to 10 points
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Criteria 3: Public Benefit

Compatibility with statewide historic preservation priorities established by the Division in the solicitation notice. These priorities are subject to change depending on regional or statewide concerns (e.g., disasters such as fire, flooding or hurricane damage). Further information about these priorities is is specified by the Division in the yearly solicitation notice.	up to 10 points
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Educational potential or demonstration of value for enhancing the public awareness of Florida history, Florida historic sites and properties, the objectives of historic preservation and the application of historic preservation.	up to 10 points
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Anticipated economic benefits, including direct impact on the local economy and the stimulation of additional private sector interest and investment in historic preservation projects.	up to 10 points
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Public use or other public good, including benefit to underrepresented communities, resulting from the proposed project.	up to 10 points
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2. The total possible number of points the Commission can award to an application is 100. The Commission's evaluation will be based on the information contained in the application, required attachments and support materials submitted with the application. The Commission's individual scores will be averaged to determine a final score for each application.
3. Applications must receive a minimum average score of **80 or higher** to be *recommended* for funding. Applications receiving an average score of 80 or higher will be recommended to the Secretary of State for review and approval and subsequent forwarding to the Florida Legislature for funding consideration.
4. Applications with a tied average score will be ranked by application submission number order (lowest to highest).

A. Review Process

1. Division staff will conduct a technical review to determine eligibility and prepare a staff content review report. Eligible applications will then be submitted to the Florida Historical Commission who serve as the grant review panel.
2. The Florida Historical Commission will evaluate each application on the review criteria and assign a score. Applications are ranked according to the average of scores assigned for each application.

3. The Florida Historical Commission approves the ranked list for submission to the Secretary of State.
4. The Division forwards the ranked list to the Secretary of State.
5. The Secretary of State reviews and approves the ranked list and submits it to the Legislature for funding consideration.

B. Staff Review

1. The technical review of applications verifies:
 - a) That the Applicant Organization has the correct **legal status** (public entity or nonprofit, tax-exempt, Florida Corporation). Note that for Development projects, the Property Owner (if not the Applicant Organization) must be a Non-profit Organization, state college or university, or agency of government.
 - b) That the Applicant Organization, if not the owner, has the permission of the Property Owner to conduct the proposed Project on the owner's property and the owner is in concurrence with the application and is a public entity or a Non-profit Organization, except for projects involving acquisition or site-specific archaeological investigation.
 - i. For Acquisition and Development projects directed at Real Property, if funded, the Grantee (and the Property Owner, if not the Grantee) **must** file a Restrictive Covenant on the property with the Clerk of Court for ten (10) years for Development and twenty (20) for Acquisition prior to final release of grant funds and close-out of the project.
 - ii. For Development projects involving improvements to properties other than Real Property (e.g., an aircraft, locomotive, trolley or marine vessel) and for Museum Exhibit projects, the Grantee (and the Property Owner, if not the Grantee) **must** execute and notarize a Preservation Agreement prior to release of any grant funds. The Preservation Agreement shall require the Grantee and the Property Owner(s) to maintain the improvements or exhibit for a period of ten (10) years for Development projects and five (5) years for Museum Exhibit projects.
 - c) That the proposed Project is consistent with selected project type and the purpose of the Special Category grant program.
 - d) That the Project Budget does not include non-allowable expenses.
 - e) That appropriate **matching** funds ratio has been identified and documentation has been provided.
 - f) All supporting documentation has been provided.
2. **Only documents that are provided in response to requests for clarification from staff will be considered after the application deadline.** If necessary, a request for information will be sent with a certain response deadline. Such requests will be made in writing to the Applicant Organization via the DOS Grants System online using the contact information provided in the application. These requests are to clarify the information already submitted in the application. Responses received after the established deadline will not be accepted and the application will be presented to the Florida Historical Commission by Division staff as submitted, along with staff recommendations on how to address the outstanding issues. Clarifications will become an official part of the application.

C. Information Provided to the Florida Historical Commission

1. The Division shall make available online electronic copies of the eligible applications (along with their

support materials) to the Florida Historical Commission in sufficient time for its members to review all applications prior to the Florida Historical Commission convening a public meeting for the purpose of considering the applications for funding. Ineligible applications will not be reviewed by the Florida Historical Commission or discussed at the public meeting.

2. The Division shall also make available to the Florida Historical Commission a staff content review report on each eligible application that provides an assessment of the information provided in the grant application. The staff content review report will include:
 - a) A synopsis of the proposed Scope of Work;
 - b) An assessment of compliance of the proposed project with any applicable Preservation Standards;
 - c) Relevant concerns or issues with the application, including Applicant Organization responses to requests for information.
 - d) An assessment of the proposed Scope of Work and its appropriateness in regards to the property, site, resources, or collections that forms the basis of the proposed project, personnel and timeframe;
 - e) An assessment of the proposed estimated budget including eligibility of claimed match contributions, with recommendations for any grant funding level adjustments that may be justified by the findings of the staff technical review. Examples of the need for such adjustment would be a recommendation to delete work related to non-allowable expenses, work not consistent with the applicable Preservation Standards or to reduce the grant award in an amount commensurate with inadequately documented or non-allowable match contributions; and
 - f) Other information regarding the Applicant Organization and its compliance with previous Division grants, if relevant.

D. Florida Historical Commission Review of Applications

1. Members of the Florida Historical Commission serve as the grant review panel for the Special Category program. All Commission members must comply with the Standards of Conduct for Public Officers and Employees of Agencies as set forth in section 112.313 Florida Statutes; and voting conflict of interest laws as set forth in sections 112.3143 and 286.012 Florida Statutes.
2. Commissioners independently evaluate each application based on the review criteria detailed in these guidelines and are required to follow the Division's scoring instructions. After each panel member has evaluated the applications, there will be a public panel meeting to review, discuss, and score the applications.
3. Panel meetings are a public process and anyone can participate by attending in person or via online webinar. Participation instructions will be posted on the Florida Administrative Register (FAR) as a notice, on the Division's website and in the online grant system. The Division strongly encourages applicants to participate in the grant panel meeting, however it is not required. Participating in the panel process can be very helpful for those that intend to apply for future grants.

4. The Division Director, or the Director's designee, will serve as the panel Chair. Chairs do not vote on applications being reviewed. At the public meeting, the Florida Historical Commission shall score each eligible application reviewed for each of the aforementioned criteria. For each criterion the minimum score is zero and maximum score ten. As per the results of their review, discussion in the public meeting and scoring, the Commission members shall recommend, for each application, funding levels and any revisions of Scope of Work necessary to ensure compliance with these Guidelines. After all Florida Historical Commission members have finalized scoring of all applications, the Commissioners' scores will be averaged to create a priority ranking list. This ranking list will include all applications reviewed during the public meetings.
5. A typical Commission meeting will include the following:
 - a) Call to Order;
 - b) Introduction of Panelists and Staff;
 - c) Panel Instructions from the Chair (including purpose of and conduct of the meeting);
 - d) Technical Discussion of applications. For each application:
 - i. The Chair will announce the application number and applicant name;
 - ii. Division staff will present the results of the staff content review for each application;
 - iii. Applicant representatives (no more than 2) may come forward to answer questions from the panel regarding the proposed project and application (NOTE: presentations are not allowed); and
 - iv. Panelists can update scores and written comments in the DOS Grants System online following discussion of each application;
 - e) Application Scoring
 - i. Time is allotted for panel to submit final scores and comments after conclusion of review for all eligible applications;
 - ii. DOS Grants System averages scores for each project to produce a funding list, ranked in order of total average score, highest to lowest; and
 - iii. Ranked funding list is read into the record and applications with a tied average score will be ranked by application submission number order (lowest to highest);
 - f) Adoption of Recommended Funding List
 - i. Panel Chair will request discussion and a vote on the approval and recommendation of the ranked funding list to the Secretary of State;
 - g) Public Comment; and
 - h) Adjournment.

E. Funding Process

1. Following the public meeting, the Division shall prepare a final priority list of all recommended applications with an associated level of funding for each, for review and approval by the Secretary of State. The Secretary may approve the list as submitted by the Florida Historical Commission. The approved list will be posted on the Division's webpage.
2. The Secretary of State will provide the Legislature with an approved list, ranked in order of total average score, with funding recommendations for all projects that received a total average score of 80

and above. The Legislature may use this list to make funding decisions.

3. Applications recommended for funding by the Florida Historical Commission and approved by the Secretary of State are not guaranteed funds. Funding for state Special Category Grants is contingent on an annual appropriation by the Florida Legislature and, in addition, is subject to veto by the Governor.
4. Grant funds shall be awarded in accordance with the final ranking list of the applications considered for grant assistance in a given funding cycle, unless otherwise provided by the Legislature. Special Category funds shall not be provided for projects which were not applied for, reviewed and recommended in accordance with procedures outlined in these Guidelines, unless otherwise provided by the Legislature.
5. Following legislative appropriation, any applicant on the ranked list that has not completed a previously-funded Special Category grant project by July 1 of the year for which funds are appropriated will be passed over and the funds will be allocated to the next grantee on the list without an active Special Category grant project under contract.
6. If reallocation of grant funds becomes necessary due to completion of a project at less than anticipated cost or project cancellation during the Grant Period the Division will proceed as follows:
 - a) The Director may increase the grant award amount for projects funded in the same grant cycle that received only a portion of the recommended funding amount; and
 - b) If the funds available for reallocation exceed the amount needed to accomplish the objective of paragraph (a) above, after funding the projects in paragraph (a), the Director may allocate remaining additional funds to new grant awards in rank order at the recommended funding level for projects reviewed and scored in the same grant cycle but not funded because of insufficient funding.
 - c) Any funds remaining in any grant allocation as a result of completion of a project at less than anticipated cost or project withdrawal or cancellation that are not reallocated in accordance with paragraph (a) or (b) above shall revert to the funding source from which the grant funds were appropriated.
 - d) If additional grant funds become available during the grant year, the Director may increase grant awards, award new grants for applications reviewed by the Florida Historical Commission during the normal review processes or establish a special process for awarding such additional funds.

X. HOW TO APPLY

1. Applications must be submitted on the DOS Grants website at dosgrants.com.
2. All application information submitted to the Division is open for public inspection and subject to the Public Records Law (Chapter 119, Florida Statutes).

A. Application Form

1. The application form must be completed using the Division's online grant application and submitted online **by 5:00 pm ET** on the application deadline. Deadlines and a link to the application form are posted on the Division's website at <https://dos.myflorida.com/historical/grants/>.
2. At any time prior to the Special Category review and ranking public meetings, an Applicant Organization may opt to remove an application from further consideration for funding. Those applications will be labeled withdrawn and will not be discussed in the public meetings.

B. Support Materials

Support materials must be uploaded into the online grant application system. Attachments and support materials will not be accepted by any other method including email and fax, excluding Letters of Support.

C. Required Materials

Support materials are required documentation of eligibility. The required support materials for the Special Category program are:

1. Documentation of Non-profit Status (for Non-profit Organizations only): In-state corporate entities must provide documentation of their active status as a Florida non-profit corporation with the Division of Corporations, Florida Department of State, which can be obtained at: <http://www.sunbiz.org> by searching the corporate name. Out-of-state corporate entities must include documentation from the Internal Revenue Service confirming that they are exempt from federal income tax under section 501(c)(3) of the Internal Revenue Code.
2. Substitute W9 form: Applicant Organizations must submit a copy of their Substitute W9 form (SW9), which can be obtained at the Department of Financial Services (DFS) Substitute W-9 website <https://flvendor.myfloridacfo.com>.
3. Documentation of Confirmed Match: An Applicant Organization shall provide current documentation of all match and this must meet the minimum match requirements outlined in these Guidelines. At a minimum, 25% of the match must be evidenced to be in the form of cash.
4. Letters of Support, Endorsement or Resolutions: If available at the time of application submission, the Applicant Organization shall provide a list that includes the following information for each letter of support, endorsement or resolution included in the application: name of author, type of communication (letter, petition, resolution, etc.) and organization represented (if applicable). All letters shall be scanned together and uploaded as a single file. Additional letters may be submitted directly to the Division but must be received one month prior to the public meeting where the Florida Historical Commission will review and score applications.
5. Photographs: All Applicant Organizations shall provide digital images as specified in the application instructions. For Acquisition and Development projects, minimum requirements include current photographs of all exterior elevations, principal interior spaces, significant architectural features, and the context the resource(s) exists within, if available, also provide

historic photographs of the property.

6. Representative Image: A single representative image of the property or project to be used in the application review meeting shall be submitted by the Applicant Organization. The image should convey the theme or purpose of the proposed project, and the property or site should be represented in its current condition.
7. Proposed Project Team Support Documents: The Applicant Organization shall provide the curricula vitae/resumes of the proposed project team as listed in the application.
8. Architectural/Design Documents (for Development and Museum Exhibit projects only): If completed, the Applicant Organization shall provide architectural project schematics, construction documents, conditions reports or exhibit design documents.
9. Appraisal and Purchase Documents (for Acquisition projects only): In this attachment the Applicant Organization must include an appraisal(s), purchase agreement, title/owner search, certified land survey and archaeological survey report, if applicable. For Acquisition projects the maximum grant share shall not exceed the value of the property as determined by a complete appraisal prepared by a Florida State Certified General Real Estate Appraiser. If the appraisal exceeds \$500,000, a second appraisal must be obtained. In such case, the grant award shall not exceed the average of the two appraisals. Only the purchase of the Historic Property or archaeological site is eligible for grant funding. All closing costs are the responsibility of the Grantee. In addition to the supporting documents required for all applications, the application must include the following:
 - a. A copy of the complete appraisal prepared by a Florida State Certified General Real Estate Appraiser. Two appraisals are required if the first appraisal exceeds \$500,000;
 - b. A copy of a title search;
 - c. A copy of an executed option or purchase agreement;
 - d. A copy of the certified land survey; and
 - e. If applicable, a copy of the archaeological survey report substantiating the significance of the archaeological site proposed for acquisition.
10. Archaeological Supporting Documents (for Archaeological Research projects only): Copies of previous archaeological site reports or surveys of the property that is the subject of the proposed project, or reports of previous analyses of the material projected to be researched, shall be submitted. Curricula vitae for principal investigator and other key personnel, if known, must also be provided. If principal investigator has not yet been selected, a list of tasks or projected responsibilities must be submitted in place of the curriculum vitae.
11. Exhibit Supporting Documents (for Museum Exhibit projects only): The Application Organization shall include curricula vitae for all key project research and exhibit development personnel, if known. In the same manner, if objects are to be loaned from other institutions or individuals for exhibit, letters of confirmation from lending institutions must be provided.
12. Documentation of Need: An Applicant Organization should use this attachment to explain and document the need for the proposed project or activity, as it relates to the preservation of the

history of Florida and/or its historical and archaeological resources, including any immediate threats to the historical property/ies, historic resources or materials, archaeological sites or historical information that is the subject of the proposed project.

13. Local Protection (for site specific projects only): Copies of any documents that provide local protection of the project site, if any currently exist, must be provided. This may include local protection ordinances, preservation or conservation agreements, protective or restrictive covenants; or maintenance agreements.
14. Owner Concurrence Letter (for site-specific projects only): Each Applicant Organization shall provide a letter that documents that the Applicant Organization has the permission of the owner of record (if the Property Owner is not the applicant) to conduct the proposed project on the owner's property and that the owner is in concurrence with this application for grant funding. Note that, for Development projects, the owner must be a Non-profit Organization, state college or university or agency of government. If the property for which grant funding is requested is leased by the Applicant Organization, the lease agreement must be dated, signed and submitted at the time of the application submission, with the required Owner Concurrence Letter attachment to the application.
15. Optional Materials: An Applicant Organization may use this attachment to present additional documents not specifically requested by the Division that support the application. Such materials may include copies of National Register nominations, conditions assessments, newspaper articles or other documents that reflect the historical significance of the resource, highlight its historic characteristics, its public use or so on.

D. Restrictive Covenants

For Special Category Grant projects involving acquisition of or improvement to Real Property, the Grantee and the Property Owner(s) shall execute and file Restrictive Covenants with the Clerk of the Circuit Court in the county where the property is located, prior to final release of grant funds and close-out of the project. This Restrictive Covenants form is available on the Division's website

<http://www.dos.myflorida.com/historical/grants/special-category-grants/> and at the Department grants online system <http://www.dosgrants.com>.

1. The Restrictive Covenant shall include the following provisions:
 - a) The Restrictive Covenants shall run with the title of the property, shall encumber the property and shall be binding upon the Grantee and the Property Owner(s), if different, and their successors in interest for ten (10) years from the date of the recordation of the Restrictive Covenants for projects involving improvements to Real Property and for twenty (20) years for acquisition projects.
 - b) The Grantee and Property Owner(s) shall permit the Division to inspect the property at all reasonable times to determine whether the Grantee and Property Owner(s) are in compliance with the terms of the Restrictive Covenants.
 - c) The Grantee and Property Owner(s) shall maintain the property in accordance with the Secretary of the Interior's Standards for the Treatment of Historic Properties.

- d) The Grantee and Property Owner(s) agree that no modifications will be made to the property, other than routine repairs and maintenance, without advance review and approval of the plans and specifications by the Division.
- e) The Restrictive Covenants shall contain the following amortization schedule of the repayment of grant funds, should the Grantee or Property Owner(s) or their successors in interest violate the Restrictive Covenants.
 - i. Amortization Schedule for projects involving improvements to Real Property:
If the violation occurs within the first five (5) years of the effective date of these covenants, the Department shall be entitled to return of the entire grant amount. If the violation occurs after the first five (5) years, the Department shall be entitled to return of the entire grant amount, less 10% for each year past the first five (5).
 - ii. Amortization Schedule for Acquisition projects:
If the violation occurs within the first ten (10) years of the effective date of these covenants, the Department shall be entitled to return of the entire grant amount. If the violation occurs after the first ten (10) years, the Department shall be entitled to return of the entire grant amount, less 5% for each year past the first ten (10).
- f) Other provisions as agreed upon by the Division and the Grantee.

E. Preservation Agreement

1. For Special Category Grant Development projects involving improvements to properties other than Real Property (e.g., an aircraft, locomotive, trolley or marine vessel) and Museum Exhibit projects, the Grantee shall execute and notarize a Preservation Agreement. The Document shall be executed and notarized prior to final release of grant funds and close-out of the project. The Preservation Agreement for these types of projects shall require the Grantee and the Property Owner(s) to follow the terms for ten (10) years for Development projects and five (5) years for Museum Exhibit projects. The Preservation Agreement form is incorporated by reference and is available on the Division's web site <http://www.dos.myflorida.com/historical/grants/special-category-grants/> and at the Department grants online system <http://www.dosgrants.com>.
2. The Preservation Agreement shall include the following provisions:
 - a) The Grantee shall assume the cost of the continued maintenance and repair of the exhibit or of the property so as to preserve the architectural or historical integrity of the same.
 - b) The Grantee agrees that no visual or structural alterations will be made to the exhibit or the property without prior written permission of the Division.
 - c) The Division, its agents and designees shall have the right to inspect the exhibit or property at all reasonable times in order to ascertain whether or not the conditions of this agreement are being

observed.

- d) The Preservation Agreement shall contain requirements for the repayment of grant funds, should the Grantee or Property Owners or their successors in interest violate the Preservation Agreement.
- e) Other provisions as agreed upon by the Division and the Grantee.

XI. GRANT AWARD AGREEMENT

1. All grant awards which have been approved in accordance with these Guidelines and authorized by the Legislature and Governor shall be formalized through a Grant Award Agreement by which the Grantee enters into a contract with the State of Florida for the transparent management of grant funds. The Grant Award Agreement is specific to the type of project being assisted.
2. For all funded Projects, any changes to the Scope of Work and Project Budget submitted with the application must be reviewed and approved by the Division prior to execution of a Grant Award Agreement.
3. Project work may not be initiated prior to the Effective Date of the Grant Award Agreement, unless:
 - a) The Division may authorize initiation of project work prior to the Effective Date of the Grant Award Agreement if damage to, or loss of the property would likely otherwise occur. Such authorization must be secured prior to the initiation of work and shall apply only to work to be undertaken during the period after legislative appropriation for funding is made.
 - i. The Grantee must request such authorization in writing and must document the imminent threat to the property by submission of a letter or report from a licensed architect, structural engineer, specialty engineer or geomorphologist, as applicable, clearly describing the conditions constituting the threat.
 - ii. The Division shall review the documentation provided by the Grantee and make a determination regarding justification for requested authorization. The written determination of the Division shall be final. Any authorization granted for work initiated prior to the Effective Date of the Grant Award Agreement shall apply only to that work addressing the conditions contributing to the identified threat to the property. All proposed corrective measures shall meet applicable Preservation Standards.
 - b) Division authorization for initiation of project work prior to the Effective Date of the Grant Award Agreement shall impose no liability on the Division if anticipated grant funds are not appropriated by the Legislature and approved by the Governor. All such work shall be undertaken solely at the Applicant Organization's risk.
 - c) Division authorization does not entail disbursement of any payment prior to the Effective Date of the Grant Award Agreement. Grantee shall use matching funds to carry out approved work prior to the Effective Date.

4. Grant Encumbrance Period and Expenditure Period:

a) Encumbrance Period for Projects Requiring Contractual Services:

- i. During the encumbrance period, but not later than the end date of the encumbrance period as outlined in the Grant Award Agreement, the Grantee shall execute all required contracts for all or part of the work to be accomplished with grant funds. Projects for which no encumbrance is accomplished by the established deadline may be cancelled by the Division and the grant funds may be reallocated in accordance with these Guidelines.
- ii. Exception: The encumbrance period for a Special Category Grant project can be extended by written approval of the Division if requested in writing as indicated below and if the Grantee demonstrates to the satisfaction of the Division that partial encumbrance of grant funding and the required match by binding contract(s) is achievable by the end of the requested extended encumbrance period. The Grantee's written request for extension of the encumbrance deadline must be submitted to the Division as outlined in the Grant Award Agreement.
- iii. For projects not involving contract services, but to be conducted by Grantee's internal staff, the Grantee and the Division shall consult on a case-by-case basis to develop an acceptable encumbrance schedule.

b) Expenditure Period:

- i. Grant funds and required match resources must be expended as outlined in the Grant Award Agreement and properly documented as required by the Division.
 - ii. Grant funds shall not be used for project expenditures that are incurred after the expenditure period end date, which is the termination date of the Grant Award Agreement.
 - iii. The Division may extend the expenditure period by not more than 180 days. Time extensions will be considered on a case-by-case basis and will be valid only if a contract amendment is executed by both parties, as outlined in the Grant Award Agreement. The Grantee must request the extension in writing, provide documentation that all grant funds and match contributions are encumbered and demonstrate to the satisfaction of the Division that project work is progressing at a rate such that completion is achievable within the extended expenditure period.
- c) The Grantee's written request for extension shall be submitted to the Division no later than thirty (30) days prior to the termination date of the Grant Award Agreement.

A. Reporting Requirements

1. As required by the Grant Award Agreement, Grantees shall submit periodic progress reports to the Division. Progress reports, along with any supporting or required information that documents project status, shall be submitted via the Department grants online system and meet the established deadlines indicated in the Grant Award Agreement. A progress report describes the progress of the project during the last reporting period including:

- a) The progress and status of each Scope of Work activity;
 - b) The progress and status of the deliverables;
 - c) Status of executing subcontracts and encumbrance of funds;
 - d) Any variations from project timeline, budget and deliverables, with a description of reasons for variance; and
 - e) For grants receiving federal funding, the number of hours of employment for the project to date. This must include project management hours, consultant hours, and any other project work hours.
2. Progress reports shall be accompanied by support materials that can effectively document the current status of project work as related to the Scope of Work. Photographs shall be captioned with property name, date of photograph, and description of feature and work described. For photographic submissions, Grantee may follow the suggested format established by the Division and available for consult at the Division's web page <http://www.dos.myflorida.com/historical/grants/special-category-grants/>.
 3. The Grantee shall submit a final progress report within thirty (30) days following the Expiration Date of the grant. An exception to this is the establishment of a specific final progress submission date when a grant extension is agreed upon and a contract amendment is executed by the Grantee and the Division.
 4. The Grantee shall provide information and documentation to the Division to assist in identifying non-state entity Grantees that are required to comply with the Florida Single Audit Act, Sections 215.97(2)(a) and 215.97(8)(a), F.S., and federal audit guidelines. Single Audit information and related documentation provided by the Grantee shall be submitted to the Division via dosgrants.com and shall be reviewed by the Department's Office of Inspector General.

B. Retention of Records

The Grantee shall retain financial records, supporting documents, statistical records and all other records including electronic storage media pertinent to the Project for a period of five (5) years after the close out of the grant. If any litigation or audit is initiated, or claim made, before the expiration of the five-year period, the records shall be retained until the litigation, audit or claim has been resolved.

C. Grant Withdrawal or Cancellation

In the event an Applicant Organization is unable to complete the Scope of Work specified in the executed Grant Award Agreement, the Division should be informed as soon as possible. All pre-approved grant and match expenditures shall be documented and a final progress report must be submitted along with expenditure logs and schedule of values evidencing the percentage of completion. Any unaccounted advanced funds shall be returned to the Division.

XII. GRANT FORMS

The following forms must be used in the administration of all grants in these guidelines and are hereby incorporated by reference and available from the Division at <http://dos.myflorida.com/historical/grants/>:

#	Title	Form # Effective Date
1.	Special Category Grant Application	DHR002 Xx/xxxx
2.	Grant Award Agreement	GAA001 Xx/xxxx
3.	Progress and Final Report	DHR003 07/2022
4.	Preservation Agreement	DHR007 5/2018
5.	Restrictive Covenants	DHR008 5/2017

XIII. DEFINITIONS

- A. “Acquisition” means fee simple purchase of Real Property.
- B. “Applicant Organization” means a public entity governed by a county, municipality, school district, community college, college, university or an agency of state government; or a Non-profit Organization.
- C. “Department” means the Department of State.
- D. “Development” means architectural and other planning and construction required to facilitate the Preservation, Rehabilitation or Restoration of a Historic Property, or the Reconstruction of such property that no longer exists for which there is sufficient historical documentation available to accurately replicate the property.
- E. “Director” means the Director of the Division of Historical Resources.
- F. “Division” means Division of Historical Resources of the Department. The Division’s mailing address is 500 South Bronough Street, Tallahassee, Florida 32399-0250. Its telephone number is 850.245.6333.
- G. “Effective Date” means July 1 of the state fiscal year in which requested grant funding is appropriated by the Florida Legislature. Neither grant funds nor match contributions may be expended before this date except as allowed in the Guidelines.
- H. “Encumbrance” means commitment of grant funds and match by binding contract.
- I. “Expenditure” means the outlay of cash or the amount due and owing after receipt of goods or services included in the Scope of Work.
- J. “Expiration Date” means the date by which all grant funds and match must be expended.
- K. “Florida Historical Commission” means the advisory body created pursuant to Section 267.0612, F.S., to assist the Director of the Division of Historical Resources in carrying out the purposes, duties and

responsibilities of the Division.

- L. “Florida Master Site File” means the list maintained by the Division of all recorded historical and archaeological sites and properties in the State of Florida.
- M. “Florida Single Audit Act” means the uniform state audit requirements for state financial assistance provided by state agencies to non-state entities as codified in Section 215.97, F.S.
- N. “Grant Award Agreement” means the legal instrument which binds the Grantee and the Division to the terms, conditions and limitations of the Division’s grants programs.
- O. “Grantee” means the organization or governmental entity to which a grant is awarded, which has entered into a Grant Award Agreement with the Division and which is responsible and accountable both for the use of the funds provided and for the performance of the grant-assisted project.
- P. “Grant Period” means the period between Effective Date and Expiration Date of the Grant Award Agreement during which time expenditure of all grant funds and all contributions to match must be made.
- Q. “Historic District” means a geographically definable area, urban or rural, possessing a significant concentration, linkage or continuity of sites, buildings, structures or objects united by past events or aesthetically by plan or physical development. A district may also comprise individual elements separated geographically but linked by association or history.
- R. “Historic Property” means any prehistoric or historic site, district, building, object or other real or personal property of historical, architectural or archaeological value and folklife resources. These properties or resources may include, but are not limited to, monuments, memorials, Indian habitations, ceremonial sites, abandoned settlements, sunken or abandoned ships, engineering works, treasure trove, artifacts or other objects with intrinsic historical or archaeological value, or any part thereof, relating to the history, government and culture of Florida.
- S. “In-kind Contribution” means a non-monetary contribution of equipment, services, property or labor provided by the Grantee, or a third party, and consistent with the Scope of Work and must be essential to the implementation of the Project.
- T. “Match” means cash, In-kind Contributions or donated materials, which must be made by the Grantee in order to receive the grant award. All match contributions, whether cash, In-kind Contributions or donated materials, must be consistent with the Scope of Work and must be essential to the implementation of the project.
- U. “National Register of Historic Places” means the list of districts, sites, buildings, structures and objects significant in American history, architecture, archaeology, engineering and culture, authorized by the National Historic Preservation Act of 1966, as amended, and administered by the U.S. Department of the Interior, National Park Service. The list of Properties on the National Register of Historic Places in Florida is available from the Division.

- V. “Non-profit Organization” means a corporate entity which is registered pursuant to Chapter 617, F.S., as a Florida non-profit corporation with the Division of Corporations, Florida Department of State. Grantees other than government entities must maintain active non-profit status with the Division of Corporations during the Grant Period. For Non-profit organizations outside of Florida, the Non-profit organization must be registered under 501(c)(3) by the U.S. Department of the Treasury, Internal Revenue Service.
- W. “Planning” means research, testing, analysis and design required for implementation of a Project.
- a. Planning for a Development project may include historical research, development of a historic structure report, condition assessment, survey, hazardous materials survey and abatement plan, rehabilitation feasibility study and construction documents (plans and specifications).
 - b. Planning for an Archaeological project may include research, predictive modeling and remote sensing applications, as necessary for development of a research design for the project.
 - c. Planning for a Museum Exhibit project may include historical research, conceptual and design documents and specifications.
- X. “Preservation” means the act or process of applying measures necessary to sustain the existing form, integrity and materials of a Historic Property. Work, including preliminary measures to protect and stabilize the property, generally focuses upon the ongoing maintenance and repair of historic materials and features rather than extensive replacement and new construction. New exterior additions are not within the scope of this treatment; however, the limited and sensitive upgrading of mechanical, electrical and plumbing systems and other code-required work (including accessibility and life safety requirements) to make properties functional is appropriate within a preservation project.
- Y. “Preservation Agreement” means the notarized legal instrument by which a Grantee and Property Owner commit to maintenance and repair of a property other than Real Property or a museum exhibit improved with Special Category grant assistance so as to preserve the architectural or historical integrity of the same. This legal instrument is applicable only to those Museum Exhibit projects and Development projects for which recordation of Restrictive Covenants is not possible or required (see X.E. Preservation Agreement). Properties other than Real Property include but are not limited to: locomotives, railcars, marine vessels, aircraft and other movable objects. The term of the Preservation Agreement for Special Category grants is ten (10) years for Development projects and five (5) years for Museum Exhibit projects, from the date of execution. The Preservation Agreement must be executed and submitted to the Division prior to any release of grant funding.
- Z. “Preservation Standards” means the following standards promulgated by the National Park Service, United States Department of the Interior, and the Division for the types of projects indicated:
- a. For projects involving individual historic buildings, the Secretary of the Interior’s Standards for the Treatment of Historic Properties;

- b. For projects where archaeological work is necessary due to the movement of soil associated to work on a Historic Property, the Secretary of the Interior's Standards for Archaeological Documentation;
- c. For projects involving historical research, the Secretary of the Interior's Standards for Historical Documentation;
- d. For projects involving documentation of a historic structure, the Secretary of the Interior's Standards for Architectural and Engineering Documentation; and
- e. The National Park Service and Division standards referenced in paragraphs (a) through (d) above are available from the Division.

- AA. "Project" means the undertaking that encompasses a set of tasks or activities defined by the Scope of Work and budget included in the grant application and formalized in the Grant Award Agreement. The Project must begin on the grant Effective Date and end on, or before, the grant Expiration Date. A Project may be a part of a larger effort undertaken in a series of distinct phases, which may have begun before the Grant Period and which may extend beyond the Grant Period but will be treated as a specific and measurable distinct project during the Grant Period and shall be documented as such by the Applicant Organization.
- BB. "Project Budget" means the budget and project description included in the grant application. The Project Budget must succinctly describe all major elements of project work, the estimated cost of each and clearly allocate requested grant funding and match contributions to each.
- CC. "Property Owner" means the owner(s) of land or building(s) or both, and of all improvements made with grant funds.
- DD. "Real Property" means all land, structures, firmly attached and integrated equipment (e.g., light fixtures or a well pump) and anything growing on the land, as opposed to personal property (movable assets).
- EE. "Reconstruction" means depicting, by means of new construction, the form, features, and detailing of a non-surviving site, landscape, building, structure or object for the purpose of replicating its appearance at a specific period of time and in its historic location and for which there is sufficient historical documentation available to accurately replicate the property.
- FF. "Rehabilitation" means making possible a compatible use for a property through repair, alterations and additions while preserving those portions or features which convey its historical, cultural or architectural values.
- GG. "Religious Property" means any Real Property and associated improvements owned by a religious institution (examples include churches, schools, meeting halls and parish houses) and any Real Property, regardless of ownership, that is used as a place of worship.

- HH. “Restoration” means accurately depicting the form, features and character of a property as it appeared at a particular period of time by means of the removal of features from other periods in its history and reconstruction of missing features from the restoration period. The limited and sensitive upgrading of mechanical, electrical and plumbing systems and other code-required work to make properties functional is appropriate within a restoration project.
- II. “Restrictive Covenant” means the legal instrument by which a Grantee and Property Owner commit to maintenance and preservation of the historic integrity of a property acquired or improved with Special Category grant assistance. This legal instrument is recorded at the appropriate county clerk’s office in the county in which the property is located and is binding on the current and subsequent owners from the date on which the instrument is recorded. The Restrictive Covenants must be recorded and submitted to the Division for Development and Acquisition projects involving Real Property prior to any release of Special Category Grant funding.
- JJ. “Rural Economic Development Initiative” means the program and designation administered by the Department of Economic Opportunity as established by Section 288.0656 of the *Florida Statutes*.
- KK. “Scope of Work” means the work specified in the Grant Award Agreement or in an approved amendment thereto, as being authorized by the Division for expenditure of grant funds and for contribution to the required match.

XIV. HELP

For general information about the Division of Historical Resources and to access grant information, panel details and resources, visit our website at: <http://dos.myflorida.com/historical/grants>.

For information about the Special Category Grant program, visit our website at: <http://dos.myflorida.com/historical/grants/special-category-grants/>.

CITY COMMISSION AGENDA ITEM

City of Fernandina Beach



SUBJECT: Resolution 2025-05
Award of ITB 24-23 - Specialized Property Services, Inc.

ITEM TYPE: Resolution (w/ fiscal impact)

REQUESTED ACTION: Consider Resolution 2025-05.

SYNOPSIS: The City issued Invitation to Bid (ITB) 24-23 for the Historic Amelia Island Lighthouse restoration and repairs (Project #24019). Five bids were received on November 21, 2024, with Specialized Property Services, Inc. submitting the lowest qualified bid in the amount of \$1,161,843.06.

\$500,000 in grant funding is reimbursable through the Florida Department of State, Division of Historical Resources, Special Category grant #25.h.sc.100.093, which requires a 25% City match. The Florida Lighthouse Association has committed \$125,000 to satisfy the City's 25% match requirement towards the matching fund requirement of the Historic Preservation Special Category Grant application to be used for the Amelia Island Lighthouse restoration and repairs. Staff recommends awarding ITB 24-23 to Specialized Property Services, Inc.

FISCAL IMPACT: Funds are budgeted in the Capital Improvements Fund, Parks Improvement account, 3007210 56300 for Project #24019.

CITY ATTORNEY COMMENTS: No additional comments.

CITY MANAGER RECOMMENDATION(S): I recommend that the City Commission adopt proposed Resolution 2025-05.

Jeremiah Glisson, Deputy City Manager	12/17/2024
Kim Briley, Deputy City Clerk	12/18/2024
Susan Carless, Interim Comptroller	12/23/2024
Alisha Brown, Budget Analyst	12/23/2024
Sarah Campbell, City Manager	12/23/2024
Tammi E. Bach, City Attorney	12/23/2024

Date: November 21, 2024

Submitted By: Lorelei Jacobs, Grants Administrator

COMMISSION ACTION: Adopt

RESOLUTION 2025-05

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FERNANDINA BEACH, FLORIDA, AWARDING INVITATION TO BID 24-23 TO SPECIALIZED PROPERTY SERVICES, INC. FOR THE HISTORIC AMELIA ISLAND LIGHTHOUSE RESTORATION AND REPAIRS; AUTHORIZING EXECUTION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City issued Invitation to Bid (ITB) 24-23 for the Historic Amelia Island Lighthouse restoration and repairs (Project #24019); and

WHEREAS, five bids were received on November 21, 2024, with Specialized Property Services, Inc. submitting the lowest qualified bid in the amount of \$1,161,843.06; and

WHEREAS, Project #24019 grant funds and City matching funds are budgeted in the Capital Improvements Fund, Parks Improvement account, 3007210 56300 in Fiscal Year 2024/2025; and

WHEREAS, \$500,000 in grant funding is reimbursable through the Florida Department of State, Division of Historical Resources, Special Category grant #25.h.sc.100.093, which requires a 25% City match; and

WHEREAS, the Florida Lighthouse Association has committed \$125,000 to satisfy the City's 25% match requirement towards the matching fund requirement of the Historic Preservation Special Category Grant application to be used for the Amelia Island Lighthouse restoration and repairs.

WHEREAS, staff recommends awarding ITB 24-23 to Specialized Property Services, Inc. in an amount not to exceed \$1,161,843.06.

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

SECTION 1. The City Commission hereby awards ITB 24-23 to Specialized Property Services, Inc. in the amount of \$1,161,843.06.

SECTION 2. The City Clerk and City Manager are hereby authorized to execute any documentation relating to the award of ITB 24-23, upon review and approval of the City Attorney.

SECTION 3. This Resolution shall become effective immediately upon passage.

ADOPTED this 7th day of January, 2025.

CITY OF FERNANDINA BEACH

JAMES ANTUN
Mayor – Commissioner

ATTEST:

APPROVED AS TO FORM & LEGALITY:



CAROLINE BEST
City Clerk

TAMMI E. BACH
City Attorney

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

INTRODUCTION

The City of Fernandina Beach, Florida is accepting competitive sealed bids for **REPAIRS TO THE HISTORIC AMELIA LIGHTHOUSE LOCATED IN FERNANDINA BEACH, FLORIDA.**

The City will receive sealed bid submittals at the location stated below not later than **2:00pm (ET), November 21, 2024.**

A Non-Mandatory Pre-bid meeting will be held October 29, 2024 at 10:00am(ET), at the City of Fernandina Beach Lighthouse, 215 O'Hagan Lane, Fernandina Beach, FL 32034.

Any submittal received after the above stated time and date will not be considered. It shall be the sole responsibility of the Bidder to have its Bid delivered to the City of Fernandina Beach, by U.S. Mail, hand delivery or any other method available to him/her; however, facsimile, or electronic submittals will not be accepted. Delay in delivery shall be the sole responsibility of the Bidder. Submittals received after the deadline will not be considered. Award of the Bid is subject to authorization and appropriation of funds.

The original bid submittal [**1 original, 4 copies and 1 electronic copy, (CD or thumb drive)**] must be delivered to City Hall in a sealed package, clearly marked on the outside, **ITB #24-23** and addressed to:

City of Fernandina Beach
Attn: City Clerk's Office – **ITB #24-23**
204 Ash Street
Fernandina Beach, FL 32034

Hand delivered Submittal is to be taken to the Clerk's Office at the above address.

The bid shall be submitted on the specified **Contact Sheet**, hereto attached as "**Exhibit A**" and **Bid Form**, hereto attached as "**Exhibit A-1**". The person signing the Bid Response Form shall have the authority to bind the proposer to the Bid. All information on the Bid form shall be provided, or the Bid may not be accepted.

The competitive sealed Bid shall be accompanied by a "**Public Entity Crimes**", herein provided as "**Exhibit B**", "**Drug-Free Workplace Certification**" herein provides as "**Exhibit C**", "**E-Verify Statement**" herein provided as "**Exhibit D**", "**Proposer Acknowledgements and Agreements**", herein provided as "**Exhibit E**", "**Conflict of Interest**", herein provided as, "**Exhibit F**", "**Non-Collusion Affidavit**", herein provided as "**Exhibit G**" and "**Dispute Disclosure**", herein provided as "**Exhibit H**", "**Federal Contract Requirements, ARPA Funds 2022**", herein provided as "**Exhibit I**".

"Attachment A", List of Subcontractors.

FIRM SHALL SIGN AND INCLUDE EXHIBITS "A-H". Failure to so, may result in rejection of the Submittal.

An example of the City of Fernandina Beach contract is included in this bid packet.

In accordance with Item 16, General Terms and Conditions, please provide **proof the Contractor/Vendor is not listed in the Excluded Parties List System**, a federal suspension and debarment listing.

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

SCOPE OF WORK

All tools, materials, labor, supervision, and equipment for repairs to the existing historic lighthouse structure located at 215 O'Hagan Lane, Fernandina Beach. The Contractor shall have documented experience in similar specialty historic restoration masonry projects.

The 67 ft tall historic Lighthouse was originally constructed in 1839 utilizing bricks from the Cumberland Island, Georgia lighthouse. The building is comprised of brick masonry walls, which range from 4 ft thick at the base to 2 ft thick at the top and are encased by an exterior, white painted stucco finish. The interior masonry walls of the lighthouse are covered in white paint, which is significantly delaminated and deteriorated. The lighthouse is the oldest operational lighthouse in the State of Florida and is the westernmost lighthouse on the East Coast of the United States. It is classified as one of "Florida's Historic Lighthouses" and is listed on the National Historic Register.

The scope of work is to include an intensive restoration pre-construction mock-up and repair demonstration process by the Contractor to be reviewed by the City's contracted Historic Preservation Architect/Engineer and the Florida Department of State, Division of Historic Resources.

- Demonstrations of brick masonry replacement
- Stucco repair process and materials
- Masonry cleaning methods
- Mock up of masonry/granite coating and new stucco

The Contractor is to review applicable historic preservation requirements and standards applicable to historic preservation and restoration requirements. Additionally, the selected vendor must work in consultation with the City's contracted Historic Preservation Architect/Engineer and provide quarterly reporting with photos to meet requirements of the Florida Department of State, Division of Historic Resources.

CATEGORY 1- INTERIOR BRICK MASONRY CLEANING AND EXISTING COATING STRIPPING

Approximately 50% of the interior brick walls are missing paint from peeling over the years. Several locations exhibit where water, efflorescence or rust stains have penetrated through the existing paint material.

The historic structure is not conditioned and environmental thermal cycles and relative humidity extremes in the coastal Florida climate have influenced the behavior of the moisture absorption cycles of the masonry wall and the performance of coating finish materials.

The existing interior paint finishes appear to include an extensively deteriorated and delaminated white coating material (identified as BASF Acryl 60 based on previous project documentation).

The scope of work will involve performing a visual condition assessment of the interior brick walls and coatings and the removal of damaged or deteriorated coating materials only to the next sound layer, using the least invasive or gentlest means possible such as hand removal or hand scraping before re-coating. No coating material that is firmly adhering to, and thus protecting masonry surfaces, should not be removed. However, based on the observed conditions at the interior brick masonry walls, complete removal of the non-breathable, existing deteriorated interior coating materials is recommended.

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CATEGORY 2 - GRANITE STAIR REPAIRS AND CONSOLIDATION TREATMENT

Granite stair treads include varying degrees of stone material deterioration and/or erosion on all exposed stone surfaces (tops, sides, and undersides) and mortar joints between stairs ranging in condition from good to poor.

Deteriorated, spalled, or cracked stone surfaces are to be repaired with specialty stone epoxies and repair mortars selected to match the existing granite properties and restore the stone step profiles. Application of a stone consolidant on the existing stair surfaces, to preserve and protect the intact natural stone materials and to provide additional durability and water repellency to prevent continued water related deterioration.

CATEGORY 3 - EXTERIOR STUCCO REPAIRS AND MINERAL SILICATE COATING APPLICATION

Exterior finishes on the lighthouse brick walls are approximately ¾ inch thick and were directly applied to the brick masonry structure consisting of an unknown type of white exterior coating material applied directly to the stucco exterior surfaces. Existing stucco surface is not to be removed. Areas of delaminated stucco should be verified by sounding and any cracks or delaminated stucco should be repaired by removing the select areas of damaged materials, keying in new patch material and patching with new stucco that mimics the original material in strength, composition, color and texture. Cracks are not to be routed and sealed. Please provide cost for Exterior Stucco Repairs and Mineral Silicate Coating Applications as two separate line items.

CATEGORY 4 – SELECTIVE CLADDING REPAIRS AT EXTERIOR CORRODED CAST IRON CONNECTIONS

The existing cast iron components exposed to contact with masonry may have experienced accelerated deterioration and corrosion from moisture or air-borne salt infiltration. Visible rust streaking or staining will be visible on the masonry surfaces. Where cast iron framing and connections are present should be coated using high performance rust inhibitor finishes and a sealant joint material to accommodate incidental movements of the components.

CATEGORY 5 – INTERIOR BRICK MASONRY RE-POINTING AND SELECTIVE BRICK REPLACEMENT

The interior surfaces of the brick masonry structure need to be re-pointed after removal of the existing coating to address deteriorated masonry wall conditions and replacement of damaged masonry units. Mortar should be removed manually where possible to avoid further damage to the masonry blocks.

Mechanical removal of the existing deteriorated may be allowed if an intensive mock-up and process is directed by the Engineer. Repointing shall be performed using lime-based mortar to match the existing mortar properties and suitable for historic structures of this type. Repointing mortars containing Portland cement should not be used.

The existing tongue & groove wood windowsills have deteriorated and need replacement and re-painting of existing finished areas.

GENERAL CONSTRUCTION GUIDELINES

1. The contractor shall be required to coordinate his work schedule with the City during the course of the project.
2. Survey Construction staking and testing of materials will be the contractor's responsibility for all aspects of the work including, but not limited to, compaction, proof-rolling, asphalt mix, gradations, and concrete testing. The cost of such testing shall be included in the bid submittal, and no

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additional compensation will be made.

3. The Contractor is required to submit shop drawings and material submittals to the City for review and approval prior to delivery and installation.
4. Bidder agrees to commence work within **fifteen** days after the Notice to Proceed is issued and to complete all work within **120 calendar days** from Notice to Proceed.
5. Contractor is solely responsible for all construction means, methods, techniques, sequences, procedures, submittal of permits and coordinating all portions of Work under Contract.
6. Contractor is responsible for all acts and omissions of his Subcontractors.

CUTTING & PATCHING OF WORK

1. Contractor is responsible for all cutting, fitting, or patching that may be required to complete work or to make its several parts fit together properly.
2. Contractor is responsible for cutting, fitting, or patching provided by Subcontractors.

AWARD

Award recommendation shall be made to the most responsive and responsible bidder offering the best value. The City reserves the right, based upon its deliberations and in its opinion, to accept or reject any or all proposals. The City also reserves the right to waive minor irregularities or variations to the specifications and in the bidding process.

Successful Bidder is required to have a Business License in the city where their home office is located. If Bidder's business office is located in the City of Fernandina Beach a business tax license is required.

Bid Package

Bid Documents and Specifications are available to download from the City of Fernandina Beach website at www.fbfl.us/bids, and DemandStar at www.demandstar.com. Questions regarding bid package can be directed to Wanda Weeks, Purchasing Agent, wweeks@fbfl.org.

CONTACT

Specification questions during the bid period shall be submitted in writing to Purchasing Agent, Wanda Weeks, wweeks@fbfl.org.

Bidders are hereby put on notice that no contact shall be made with any of the City Commission members, other City staff, or others that may be involved in the selection process to discuss this request or to influence the outcome of the selection.

ADDENDA

A written response to bidder questions will be issued via Addendum and posted on the City's website at www.fbfl.us/bids and DemandStar at www.demandstar.com. It is the bidder's responsibility to check the City's website for Addenda prior to submitting their bid. The deadline for questions is **ten** days before bid opening.

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If there is an Addendum it becomes part of the original Bid and shall be acknowledged by attaching a copy of the Addendum, signed by an authorized representative of the person or company submitting the bid or proposal. Failure to do so may disqualify the bid or proposal.

CONTRACTOR PERSONNEL

1. CITY reserves the right to reject any CONTRACTOR employee doing business for the awarded CONTRACTOR that has not received the proper safety training or is not performing work in a safe manner. Any costs resulting in a rejection of personnel will be solely at the CONTRACTOR's expense.
2. No sub-contractor shall be employed by CONTRACTOR for the provision of these services without the prior written approval of the CITY.

PERFORMANCE STANDARDS/QUALITY REQUIREMENTS

In addition to those requirements set forth in the Scope of Work, all services (and items incidental thereto) and work provided by CONTRACTOR shall conform to the following:

PROJECT SCHEDULE

CONTRACTOR shall begin no later than **fifteen** calendar days from issuance of Notice to Proceed; all work must be completed **within 120 calendar days of startup**.

TIME OF PERFORMANCE

1. CONTRACTOR may, upon approval by City designee, be provided weekends and after-hours access to the site, if necessary or desired, to complete the project, weather permitting. The location of the lighthouse is in a neighborhood. Work should start after 7:00AM and end before 7:00PM. However, no additional sums shall be paid other than the sum specified in the bid response.
2. CONTRACTOR may set up equipment onto the jobsite without commencing work for a maximum of seven calendar days. Location of equipment storage will be provided by the City designee.
3. CONTRACTOR will, prior to any delay submit notification of delay in writing within five calendar days to City designee.
4. CONTRACTOR shall submit documentation explaining the cause of delay. CITY shall determine the extent of delay and extend the time for completing the work if, in CITY's judgment, the findings justify an extension. Any delay shall not entitle CONTRACTOR to any additional compensation. The sole remedy of CONTRACTOR shall be an extension of time.
5. CONTRACTOR shall arrange with the City designee a sequence of procedure, means of access, space for storage of materials and equipment and use of approaches, corridors, and stairways. CITY shall not be responsible for lost or stolen materials or tools left on the job site.

SITE MAINTENANCE

1. Extreme care shall be taken to safeguard all existing facilities, paved walkways, site amenities, utilities, windows, and vehicles on or around the job site. Damage to public and/or private property shall be the responsibility of CONTRACTOR and shall be repaired and/or replaced in equal or better condition at no additional cost to the CITY. CONTRACTOR shall use all means to protect existing objects, structures and vegetation designated to remain. In the event of damage, immediately make all repairs, replacements,

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and dressings to damaged materials, to the approval of CITY, at no additional cost to the CITY. In the event of damage to public and/or private property, CONTRACTOR shall immediately contact the CITY's designee and inform them about the location and extent of the damages and will stay on site until his investigation of the damage is concluded.

2. CONTRACTOR shall place all debris in refuse container and keep the premises free from rubbish at the end of each working day. The CONTRACTOR shall be responsible for supplying, emptying and the removal of waste containers/dumpsters, as necessary.
3. CONTRACTOR shall arrange material storage so as not to interfere with the CITY's operations.
4. CONTRACTOR shall at the completion of the job, remove unused material and rubbish from the site. If CONTRACTOR refuses at any time to remove the debris from the premises, or to keep the working area clean, such cleaning will be completed by the CITY and deducted from the balance due CONTRACTOR.
5. CONTRACTOR shall store all materials to be protected against weather, vandalism, and theft. Any materials found to be damaged or missing shall be replaced by CONTRACTOR at no cost to the CITY.
6. CONTRACTOR shall be responsible for clean up at the site at the conclusion of the project, including excess construction materials, and a thorough cleaning of all areas that were affected by CONTRACTOR or their subcontractors to the satisfaction of the CITY.

SAFETY

1. CONTRACTOR shall be aware that this project located in a City neighborhood and is subject to public and private vehicular and pedestrian traffic at all times.
2. CONTRACTOR shall comply with all Federal/County/City laws/ordinances and City Fire codes during the execution of this project.
3. CONTRACTOR shall continuously maintain adequate protection of all work from damage and shall protect public and privately owned property, structures, vehicles, utilities, and work of any kind against damage or interruptions of service, which may result from the operations of the CONTRACTOR.
4. CONTRACTOR shall provide Safety Data Sheets: If any chemicals or materials or products containing toxic substances, as defined by Chapter 442, Florida Statutes, are to be used at any time during this the contract period, CONTRACTOR shall furnish Safety Data Sheets to the City designee prior to commencing this project.
5. CONTRACTOR shall perform all work under supervision of a capable supervisor using skilled employees.
6. CONTRACTOR shall have a person, which is on their payroll and with **the authority to make decisions, on site at all times.**

REQUIRED INSPECTIONS

Prior to the start of any work, CONTRACTOR shall examine all surfaces and report in writing to the City designee any conditions detrimental to work. Failure to observe this injunction constitutes a waiver to any subsequent claims to the contrary.

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CITY'S RIGHTS TO INSPECT, REJECT, AND STOP WORK

1. Right to Inspect Work - CITY will have the right to inspect the work at all times. Such inspections will not relieve CONTRACTOR of any of its obligations to perform the work in strict accordance with the contract documents.
2. Right to Reject Work - CITY will have the right to reject work which does not conform to the contract documents. CITY may require special inspection or testing of the work.
3. Right to Stop Work - If CITY reasonably believes that CONTRACTOR is failing to carry out the work in accordance with the contract documents; CITY may order CONTRACTOR to stop the work, or a portion of the work, until such time as the cause of such stop order has been eliminated.
4. Right to Carry Out Work - If CONTRACTOR fails to perform the work properly or fails to perform any provision of the contract documents, including unauthorized project schedule delays, CITY, after three days written notice to CONTRACTOR without correction, may correct the deficiencies through CITY's own forces or through others and may deduct the cost thereof from the payment then or thereafter due to the CONTRACTOR.

WARRANTY

1. CONTRACTOR shall provide warranty stating that the Project is complete in detail and finish, and free of hazardous conditions. The material warranty and workmanship must have a one- year warranty.
2. If CITY deems it unacceptable to have CONTRACTOR correct the work, which has been incorrectly done, a deduction from the contract price shall be made as determined by CITY. Such a deduction from the contract price shall in no way affect the CONTRACTOR's responsibility for defects which may occur nor their ability to correct them, and damage caused by them.
3. Supplies and/or services furnished as a result of this bid shall be covered by the most favorable commercial warranties, expressed or implied, that the bidder and/or manufacturer gives to any customer. The rights and remedies provided herein are in addition to and do not limit any rights afforded to the CITY by any other clause of this bid. Any applicable written warranty from the product manufacturer and/or representative company shall commence from date of completion and acceptance by the CITY.

LIQUIDATED DAMAGES

Should the awarded CONTRACTOR fail to complete work and make the area available for use within the stipulated period CONTRACTOR may be assessed by the CITY the amount of Five hundred dollars (\$500.00) for each consecutive calendar day that expires after the time specified for completion and ready for final payment until the work is complete. The per diem charge may be invoked at the discretion of the CITY and said sum to be taken as liquidated damages and deducted from the final payment or charged back to CONTRACTOR. This deduction is in addition to other remedies available to the CITY pursuant to Florida Statutes or the terms and conditions of this solicitation.

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INSURANCE REQUIREMENTS

Insurance requirements are outlined in the General Conditions of this Invitation to Bid.

BOND REQUIREMENTS

Bid bonds requirements are outlined in the General Conditions of this Invitation to Bid.

EQUAL OPPORTUNITY/AFFIRMATIVE ACTION

The City is an equal opportunity/affirmative action employer. The City is committed to equal opportunity employment effort and expects firms that do business with the City to have an affirmative action program.

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GENERAL CONDITIONS OF INVITATION TO BID

- 1. PREPARATION OF BID** - INVITATION TO BID shall be prepared in accordance with the following:
 - a. The enclosed Contact Sheet/Bid Form, attached hereto as "Exhibit A", shall be used when submitting your INVITATION TO BID.
 - b. All information required by the Contact Sheet/Bid Form shall be furnished. The Bidder shall print or type his/her name and manually sign the Form and any continuation sheet on which an entry is made.
 - c. Unit prices shall be shown and where there is an error in extension of price, the unit price shall govern.
 - d. Alternate Bids will not be considered unless authorized by the Invitation to Bid.
 - e. Bidders will **not** include federal taxes nor State of Florida sales, excise, and use taxes in prices, as the City is exempt from payment of such taxes. An exemption certificate will be signed where applicable upon request.
 - f. Bidders shall make all investigations necessary to thoroughly inform themselves about any and all conditions related to the performance of the contract. Plea of ignorance by the Bidder of conditions that exists or may hereafter exist as a result of failure or omission on the part of the Bidder to make the necessary examinations and investigations, or failure to fulfill in every detail the requirements provided for in the Purchasing Policy, Purchasing Ordinance and/or State and Federal Statutes. The City's Purchasing Ordinance is set forth in Chapter 2-420, *et seq.*
 - g. Prices quoted must be FOB City of Fernandina Beach, Florida with all transportation charges prepaid unless otherwise specified in the Invitation to Bid.
 - h. Deliveries are to be FOB Destination unless otherwise specified in the Invitation to bid
 - i. Deliveries are to be made during regular business hours.
 - j. Bids and Bid prices shall be valid for a minimum of ninety (90) days, unless otherwise stated on the INVITATION TO BID.
- 2. SUBMISSION OF BID**
 - a. Bids and changes thereto shall be enclosed in sealed envelopes & addressed as instructed on the Bid Form. The name and address of the Bidder, the date and hour of the Invitation to Bid opening and the material or service shall be placed on the outside of the envelope.
 - b. INVITATION TO BID must be submitted on the forms furnished. Electronic Bids will not be considered.
- 3. REJECTION OF BID**
 - a. The City reserves the right to accept or reject any or all Bids, to waive irregularities and technicalities, and to request resubmission or to re-advertise for the services. The City shall be the sole judge of the submittals. The City's decision shall be final.

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4. WITHDRAWAL OF BID

- a. Bids may not be withdrawn after the time set for the opening for a period of time as specified.
- b. Bids may be withdrawn prior to the time set for the opening. Such request must be in writing.

5. LATE BID

- a. INVITATION TO BID and modifications received after the time set for the opening will not be considered.
- b. Modifications in writing received prior to the time set for the opening will be accepted.

6. LOCAL, STATE, AND FEDERAL COMPLIANCE

- a. Bidders shall comply with all local, state, and federal directives, orders and laws as applicable to the INVITATION TO BID and subsequent contract(s) in accordance with the requirements as stated in CFR 200.321, including but not limited to Equal Employment Opportunity (EEO), Minority Business Enterprise (MBE), and Occupational Safety and Health Administration (OSHA) as applicable to this contract.
- b. A "Public Entity Crimes Statement", in accordance with Florida Statutes, Section 287.133 (3) (a), on Public Entity Crimes, attached hereto as "Exhibit B", must be received at the time of the bid.
- c. A "Drug Free Workplace Certification" attached hereto as "Exhibit C", must be received at the time of the bid.
- d. The City of Fernandina Beach requires that the Bidder selected will not discriminate under the contract against any person, in accordance with federal, state and local government regulations.
- e. An "E-Verify Statement" attached hereto as "Exhibit D" must be received at the time of the bid.

7. AWARD OF INVITATION TO BID

- a. The INVITATION TO BID will be awarded to the most responsive and responsible bidder offering the best value to the City of Fernandina Beach.
- b. The City reserves the right to accept and award item by item, and/or by group, or in the aggregate.
- c. A written award of acceptance, (Purchase Order), mailed or otherwise furnished to the successful Bidder shall result in a binding contract without further action by either party.
- d. Unless otherwise noted in the specifications, the length of the agreement shall be one year, with 2 one-year renewals possible based on the mutual consent of the parties.
- e. Upon award, for construction projects, the Contractor will be required to complete/execute the City's Contract and General Conditions for Construction Services. An example of the contract can be found on the City's website at www.fbfl.us/bids, Bids and Purchasing web page.

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- f. Agreement may be cancelled with 60-day notice unless otherwise stated in signed contract documents.

8. NOT RESPONSIBLE FOR COSTS

- a. The City shall not be responsible for any cost incurred by a prospective Bidder in responding to this INVITATION TO BID.

9. BONDS

- If Bid is less than \$100,000 no Bid Bond or Payment and Performance Bond required.
- If Bid is greater than \$100,000 and is for material only, a Bid Bond is required but no Payment and Performance Bond is required.
- If Bid is \$100,000 - \$200,000, and is for services, a Bid Bond is required but no Payment and Performance Bond is required.
- If Bid is greater than \$200,000, and is for services, Bid Bond and Payment and Performance Bond is required.

BID BOND:

- a. If the Base Bid or the Base Bid plus the sum of any alternates fall into the criteria above requiring a Bid Bond, the bidder shall enclose a Certified Check or Bid Bond with each bid. A Certified Check or Bid Bond shall be for an amount not less than five percent (5%) of the Bid price and shall be made payable to the CITY OF FERNANDINA BEACH as a guarantee that the Bidder will not withdraw its bid for a period of ninety (90) calendar days after Bid closing time. Bid Bonds or Certified Checks will be returned to unsuccessful bidders within 10 days of bid award. Successful bidders will receive their Certified Check or Bid Bond after the contract/agreement has been signed and a Performance and Payment Bond is received.

PERFORMANCE AND PAYMENT BONDS:

- a. In the event the Contract is awarded to the Bidder, Bidder will thereafter enter into a written contract with the CITY OF FERNANDINA BEACH and furnish a Payment and Performance Bond in an amount equal to the contract price. The form of the bonds shall be in accordance with Section 255.05 of Florida Statutes. Failing to do so, Bidder shall forfeit its bid security.

Payment and Performance Bond shall be secured from or countersigned by an agency or surety company recognized in good standing and authorized to do business in the State of Florida.

The following exceptions to bidder providing Performance and Payment Bonds are as follows: In lieu of the Performance and Payment Bonds, a contractor may file with the City an alternative form of security in the form of cash, a money order, a certified check, a cashier's check, an irrevocable letter of credit, or a security of a type listed in part II of

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Chapter 625, Florida Statutes. Any such alternative form of security shall be for the same purpose and be subject to the same conditions as those applicable to the bonds. The value of an alternative form of security shall be in the amount of the bid.

10. PUBLIC INFORMATION

- a. All information contained in this Bid is public information, and as such will be handled in accordance with chapter 119, Florida Statutes.

11. ADDITIONAL INFORMATION

- a. The City reserves the right to require Bidders to provide references and information on previous similar experience prior to award of the contract.

12. QUESTIONS

- a. Any questions about the INVITATION TO BID should be communicated per instructions in the INVITATION TO BID.

13. INDEMNIFICATION AND INSURANCE

INDEMNIFICATION

The CONTRACTOR agrees to assume liability for and indemnify, hold harmless, and defend the City, its commissioners, mayor, officers, employees, agents, and attorneys of, from, and against all liability and expense, including reasonable attorney's fees, in connection with any and all claims, demands, damages, actions, causes of action, and suits in equity of whatever kind or nature, including claims for personal injury, property damage, equitable relief, or loss of use, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the CONTRACTOR, its agents, officers, contractors, subcontractors, employees, or anyone else employed or utilized by the CONTRACTOR in the performance of this Agreement. The CONTRACTOR's liability hereunder shall include all attorney's fees and costs incurred by the City in the enforcement of this indemnification provision. This includes claims made by the employees of the CONTRACTOR against the City and the CONTRACTOR hereby waives its entitlement, if any, to immunity under Section 440.11, Florida Statutes. The obligations contained in this provision shall survive termination of this Agreement and shall not be limited by the amount of any insurance required to be obtained or maintained under this Agreement.

Subject to the limitations set forth in this Section, the CONTRACTOR shall assume control of the defense of any claim asserted by a third party against the City and, in connection with such defense, shall appoint lead counsel, in each case at the CONTRACTOR's expense. The City shall have the right, at its option, to participate in the defense of any third-party claim, without relieving CONTRACTOR of any of its obligations hereunder. If the CONTRACTOR assumes control of the defense of any third party claim in accordance with this paragraph, the CONTRACTOR shall obtain the prior written consent of the City before entering into any settlement of such claim. Notwithstanding anything to the contrary in this Section, the CONTRACTOR shall not assume or maintain control of the defense of any third-party claim,

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but shall pay the fees of counsel retained by the City and all expenses, including experts' fees,

if (i) an adverse determination with respect to the third-party claim would, in the good faith judgment of the City, be detrimental in any material respect to the City's reputation; (ii) the third-party claim seeks an injunction or equitable relief against the City; or (iii) the

CONTRACTOR has failed or is failing to prosecute or defend vigorously the third-party claim. Each party shall cooperate, and cause its agents to cooperate, in the defense or prosecution of any third-party claim and shall furnish or cause to be furnished such records and information, and attend such conferences, discovery proceedings, hearings, trials, or appeals, as may be reasonably requested in connection therewith.

It is the specific intent of the parties hereto that the foregoing indemnification complies with Section 725.06, Florida Statutes, as amended. CONTRACTOR expressly agrees that it will not claim, and waives any claim, that this indemnification violates Section 725.06, Florida Statutes, as amended. Nothing contained in the foregoing indemnification shall be construed as a waiver of any immunity or limitation of liability the City may have under the doctrine of sovereign immunity or Section 768.28, Florida Statutes.

INSURANCE

Prior to commencement of any work under this Contract and until completion and final acceptance of the work, the CONTRACTOR/VENDOR shall, at its sole expense, maintain the following insurance on its own behalf, and furnish to the CITY certificates of insurance evidencing same and reflecting the effective date of such coverage as follows:

The term "Contractor" as used in the insurance rider, shall mean, and include Subcontractors of every tier.

- A. Worker's Compensation and Occupational Disease Insurance in accordance with the applicable law or laws; Employer's Liability Insurance with limit of at least One Million (\$1,000,000) dollars. This includes sole proprietorships and officers of corporations who will be performing work on the job.
- B. Commercial General Liability with a combined Bodily Injury and Property Damage limit of not less than ONE Million (\$1,000,000.00) dollars per occurrence and TWO Million (\$2,000,000) Dollars in the aggregate. The aggregate must be applicable on a per project basis. Coverage must include the following perils:
 - 1. Broad Form Blanket Contractual Liability for liability assumed under this Contract and all other Contracts relative to the project.
 - 2. Completed Operations/Products Liability.
 - 3. Broad Form Property Damage
 - 4. Personal and Advertising Injury Liability
 - 5. Independent Contractors

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6. Endorsements must be furnished reflecting the inclusion of the interests of Owner, Construction Manager, General Contractor, Contractor, (your company), their officers, directors, partners, representatives, agents and employees, and naming each as an Additional Insured on a primary and non-contributing basis.
7. Coverage is to be endorsed to reflect that insurance is to be primary and non-contributory with respect to any other collectable insurance, for the Owner, General Contractor, Contractor, (your company) and all other parties required to be named as additional insureds.
8. Coverage is to be provided on an "occurrence" basis with carriers licensed and admitted to conduct business in the State of [your state] or otherwise acceptable to the Contractor (your company).
9. A copy of policy and/or endorsement(s) and any other documents required to verify such insurance are to be submitted with the appropriate certificate(s), or upon the request of Contractor (your company). Failure to provide these documents is not to be construed as a waiver of the requirements to provide such insurance.
- C. Commercial Automobile Liability Insurance covering the use of all Owned, Non-Owned, and Hired Vehicles with combined Bodily Injury and Property Damage Limit of at least One Million (\$1,000,000.00) Dollars.
- D. Umbrella I Excess Liability Insurance with a limit of no less than One Million (\$1,000,000) minimum per occurrence.
- E. During the term of this agreement, (if applicable) the Contractor/Vendor will carry Professional Liability Insurance which will cover liability for any damage or non-performance on account of any error, omission, or other provable negligence caused by the Contractor/Vendor. The amount of insurance shall not be less than One Million (\$1,000,000) per occurrence and aggregate.
- F. Loss Deductible – If the insurance of any CONTRACTOR/VENDOR contains deductible(s), penalty(s) or self-insured retention(s), the CONTRACTOR/VENDOR Whose insurance contains such provision(s) shall be solely responsible for payment of such deductible(s), penalty(s) or self-insured retention(s).
- G. Where an Off Project Site Property exposure exists, the Contractor at its sole expense shall furnish to the Owner and Contractor (your company) Certificates of Insurance and other required documentation evidencing the following coverage which shall provide for the interests of [Name of Owner] , [Name of General Contractor] and (your company) to be named as Loss Payees and shall contain a provision requiring the insurance carriers to waive their rights of subrogation against all indemnities' named in the contract.
"All Risk" Property Insurance on all materials, equipment and supplies intended to become a permanent part of the construction stored on premises away from the project site and while in transit, until actually delivered to the project site. Coverage is to be provided on a replacement cost basis.
- H. The above insurances shall each contain the following wording verbatim: "[Name of Owner], [Name of General Contractor], and (your company) are interested in the maintenance of this insurance and it is agreed that this insurance will not be canceled

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materially changed or not renewed without at least a thirty (30) day advance written notice to [Name and address of Owner], [Name and address of General Contractor] and [Name and address of your company] by certified mail-return receipt requested."

- I. The amount of insurance contained in the aforementioned insurance coverages shall not be construed to be a limitation of the liability on the part of the Subcontractor or any of its Subcontractors.
- J. The Contractor shall file certificates of insurance prior to the commencement of work with the Owner and the General Contractor which shall be subject to the Owner, General Contractor and (your company) approval of adequacy of protection and the satisfactory character of the Insurer.
- K. Any type of insurance or any increase of limits of liability not described above which the Subcontractor requires for its own protection or on account of statute shall be its own responsibility and at its own expense.
- L. The carrying of the insurance described shall in no way be interpreted as relieving the Contractor or Subcontractor of any responsibility of liability under this Contract.
- M. Any policies effected by the Contractor on its Owned and/or Rented Equipment and Materials shall contain a provision requiring the insurance carriers to waive their rights of subrogation against the [Name of Owner], [Name of General Contractor], [Name of Contractor (your company)] and all other indemnities named in the Contract.
- N. Should the Contractor engage a Subcontractor, the same conditions will apply under this contract to each Subcontractor, however, the retained Subcontractor shall be required to maintain limits of liability of not less than One Million (\$1,000,000.00) Dollars per occurrence and Two Million (\$2,000,000) Dollars in the aggregate, with said limits applicable on a per project basis, or such greater limits as may be required by the retaining Subcontractor.

14. PAYMENT

Payment due hereunder shall be made by the City to CONTRACTOR/VENDOR in accordance with the Florida Prompt Payment Act.

15. BID PROTESTS

Bid protest conditions and procedures are in accordance with City Ordinances – Part 2, Chapter 2, Article VII, Division 2, Section 2-444.

16. FEDERAL GRANT MONEY

In the event this project is funded with federal grant monies, CONTRACTOR/VENDOR may not participate in the bid if CONTRACTOR/VENDOR is listed in the Excluded Parties List System (EPLS) a federal suspension and debarment listing www.sam.gov CONTRACTOR/VENDOR shall include copy of search results with bid or proposal.

17. LOBBYING

- a. Lobbying is defined as any action taken by an individual, firm, association, joint venture, partnership, syndicate, corporation, and/or all other groups who seek to

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

influence the governmental decision of a Board Member, the City Manager, and/or any City Personnel during the solicitation process. The lobbying black-out period commences upon the issuance of this solicitation and concluded upon the signing of the agreement. CONTRACTORS shall not contact any Commission Member and/or any requesting or evaluating Department/Office personnel during said black-out period. All questions and procedural matters shall be directed to the City Manager. The City Commissioners and/or the City Manager may disqualify any solicitation response where any Commissioner, the City Manager, and/or City Personnel have been lobbied in violation of the black-out period.

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
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EXHIBITS

EXHIBIT “A”	Contact Sheet
EXHIBIT “A-1”	Bid Form
EXHIBIT “B”	Public Entity Crimes
EXHIBIT “C”	Drug-Free Workplace Certification
EXHIBIT “D”	E-Verify Statement
EXHIBIT “E”	Proposer Acknowledgements and Agreements
EXHIBIT “F”	Conflict of Interest
EXHIBIT “G”	Non-Collusion Affidavit
EXHIBIT “H”	Disputes Disclosure
EXHIBIT “I”	Federal Contract Requirements – ARPA Funds 2022

**CITY OF FERNANDINA BEACH, FLORIDA
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EXHIBIT "A"
CONTACT SHEET

Name: _____

Federal Taxpayer ID: _____

Mailing Address: _____

City, State, & Zip Code: _____

Telephone: _____ Fax: _____

Email: _____

Submitted By: _____

Title: _____

Accounting Contact:

Name: _____ Title: _____

Email Address: _____ Phone: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
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EXHIBIT "A-1"

BID FORM

The undersigned, having carefully examined the Contract Documents and the site of the proposed work and being familiar with the obstacles and conditions that will be encountered during the execution of the work, hereby offers, and agrees to furnish all labor, materials, supervision and equipment necessary to perform the Construction in accordance with the proposed contract documents, without exception for the following:

INCLUDED IN THE BASE BID:

A. Mobilization	LS	\$ _____
B. Category 1 – Interior Brick Masonry Cleaning and Existing Coating Stripping	LS	\$ _____
C. Category 2 – Granite Stair Repairs and Consolidation Treatment	LS	\$ _____
D. Category 3.1 – Exterior Stucco Repairs	LS	\$ _____
E. Category 3 .2 Mineral Silicate Coating	LS	\$ _____
F. Category 4 – Selective Cladding Repairs At Exterior Corroded Cast Iron Connections	LS	\$ _____
G. Category 5 - Interior Brick Masonry Re-pointing And Selective Brick Replacement	LS	\$ _____
TOTAL LUMP SUM PRICE:		\$ _____

(in words)

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "A-1"

BID FORM (CONTINUED)

This Bid is submitted by:

If Bidder is:

An Individual

Name (typed or printed): _____

By: _____

(Individual's signature)

Doing business as: _____

A Partnership

Partnership Name: _____

By: _____

(Signature of general partner -- attach evidence of authority to sign)

Name (typed or printed): _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
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BID FORM (CONTINUED)

A Corporation

Corporation Name: _____ (SEAL)

State of Incorporation: _____

Type (General Business, Professional, Service, Limited Liability): _____

By: _____

(Signature -- attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

(CORPORATE SEAL)

Attest _____

Date of Qualification to do business in Florida is ____/____/____.

A Joint Venture

Name of Joint Venture: _____

First Joint Venturer Name: _____ (SEAL)

By: _____

(Signature of first joint venture partner -- attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

Second Joint Venturer Name: _____

(SEAL)

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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INVITATION TO BID #24-23
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EXHIBIT "A-1"

BID FORM (CONTINUED)

By: _____

(Signature of second joint venture partner -- attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

(Each joint venture entity must sign. The manner of signing for each individual, partnership, and corporation that is a party to the joint venture should be in the manner indicated above.)

Bidder's Business Address _____

Phone No. _____ Fax No. _____

E-mail _____

SUBMITTED on _____ 20 ____.

State Contractor License No. _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "B"

SWORN STATEMENT UNDER F.S. SECTION 287.133(3) (A), ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted with Bid, Proposal or Contract for _____.
2. This sworn statement is submitted by (entity) _____ whose business address is _____ and (if applicable) Federal Employer Identification Number (FEIN) is _____ (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)
3. My name is _____ and my relationship to the entity named above is _____.
4. I understand that a "public entity crime" as defined in Paragraph 287.133(a) (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 with the United States, including, but not limited to, any proposal or contract for goods or services to be provided to any public entity or any agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
5. I understand that "convicted" or "conviction" as defined in paragraph 287.133(a) (b), Florida Statutes, means finding of guilt or a conviction of a public entity crime with or without an adjudication of guilt, in any federal or state trial court of records 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.
6. I understand that an "affiliate" as defined in Paragraph 287.133(1) (a), Florida Statutes, means:
 1. A predecessor or successor of a person convicted of a public entity crime; or
 2. 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 City of Fernandina Beach, Florida ownership by one of shares constituting a controlling income among persons when not for fair interest in another person, or a pooling of equipment or income among persons when not for fair market value under a length agreement, shall be a prima facie case that one person controls another person. A person who was knowingly convicted of a public entity crime, in Florida during the preceding 36 months shall be considered an affiliate.

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

7. I understand that a "person" as defined in Paragraph 287.133(1) (e), Florida Statutes, means any natural person or entity organized under the laws of the state or of the United States with the legal power to enter into a binding contract for 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.
8. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. (Please indicate which statement applies)
- _____ Neither the entity submitting this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, nor affiliate of the entity have been charged with and convicted of a public entity crime subsequent to July 1, 1989.
- _____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members, or agents who are active in 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. (Please attach a copy of the final order.)
- _____ The person or affiliate was placed on the convicted FIRM list. There has been a subsequent proceeding before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer determined that it was in public interest to remove the person or affiliate from the convicted FIRM list. (Please attach a copy of the final order.)
- _____ The person or affiliate has not been placed on the convicted FIRM list. (Please describe any action taken by, or pending with, the Department of General Services.)

Signature

Date:

STATE OF FLORIDA

COUNTY OF _____

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this ____ day of _____, 20____, and is personally known to me, or has provided _____ as identification.

Notary Public

My Commission expires: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "C"

DRUG-FREE WORKPLACE CERTIFICATION

The below-signed INDIVIDUAL/FIRM certifies that it has implemented a drug-free workplace program. In order to have a drug-free workplace prepare, a business shall:

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violation of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or services a copy of the statement specified in paragraph 1.
4. In the statement in paragraph 1., notify the employees that, as a condition of working on the commodities or contractual services that are under proposal, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of nolo contendere to, any violation occurring in the workplace no later than five (5) working days after such conviction.
5. Impose a sanction on, or require fine satisfactory participation in drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign this statement, I Certify that this firm complies fully with the above drug-free workplace requirements.

COMPANY: _____

CITY: _____ STATE: _____ ZIP CODE: _____

SIGNATURE: _____ PHONE: _____

NAME (TYPED OR PRINTED): _____ TITLE: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "D"
E-VERIFY STATEMENT

Bid/Proposal Number: _____

Project Description: _____

I/FIRM acknowledges and agrees to the following:

I/FIRM shall utilize the U.S. Department of Homeland Security's E-Verify system, in accordance with the terms governing use of the system, to confirm the employment eligibility of:

1. All persons employed by the FIRM during the term of the Contract to perform employment duties within Florida; and
2. All persons assigned by the FIRM to perform work pursuant to the contract with the Department.

Individual/Company/Firm: _____

Authorized Signature: _____

Title: _____

Date: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT “E”

PROPOSER ACKNOWLEDGEMENTS AND AGREEMENTS

The undersigned, as an employee or agent of the Proposer, having the authority to sign a binding agreement on behalf of the corporation, company, or firm presenting this submittal, confirms understanding and/or agreement and/or takes exception with any statement in the following sections of this RFP document.

1. INTRODUCTION AND GENERAL INFORMATION
Understands and agrees to all terms.
2. PROPOSAL INSTRUCTIONS, TERMS AND CONDITIONS
Understands and agrees to all terms.
3. EVALUATION AND CONTRACT OVERVIEW
Understands and agrees to all terms.
4. PROPOSER’S RESPONSE: SUBMITTAL INFORMATION
Understands and agrees to all terms.
5. PROPOSER’S RESPONSE: PROPOSED TEAM
Understands and agrees to all terms.
6. PROPOSER’S RESPONSE: PROPOSED COMPENSATION
Understands and agrees to all terms.

Name: _____ Title: _____

Signature: _____ Date: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT “F”

CONFLICT OF INTEREST STATEMENT

This sworn statement is submitted with Bid, Proposal or Contract for _____.

This sworn statement is submitted by (entity) _____ whose business address is _____ and (if applicable) Federal Employer Identification Number (FEIN) is _____ (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

My name is _____ and my relationship to the entity named above is _____.

1. The above-named entity is submitting a Proposal for the City of Fernandina Beach.
2. The Affiant has made diligent inquiry and provides the information contained in the Affidavit based upon his/her own knowledge.
3. The Affiant states that only one submittal for the above proposal is being submitted and that the above-named entity has no financial interest in other entities submitting proposals for the same project.
4. Neither the Affiant nor the above-named entity has directly or indirectly entered into any agreement, participated in any collusion, or otherwise taken any action in restraints of free competitive pricing in connection with the entity’s submittal for the above proposal. This statement restricts the discussion of pricing data until the completion of negotiations if necessary and execution of the Contract for this project.
5. Neither the entity not its affiliates, nor anyone associated with them, is presently suspended or otherwise ineligible from participation in contract letting by any local, State, or Federal Agency.
6. Neither the entity nor its affiliates, nor anyone associated with them have any potential conflict of interest due to any other clients, contracts, or property interests for this project.
7. I certify that no member of the entity’s ownership or management is presently applying for an employee position or actively seeking an elected position with the City of Fernandina Beach.
8. I certify that no member of the entity’s ownership or management, or staff has a vested interest in any aspect of the City of Fernandina Beach.
9. In the event that a conflict of interest is identified in the provision of services, I, on behalf of the above-named entity, will immediately notify the City of Fernandina Beach.

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

Signature

Date:

STATE OF FLORIDA

COUNTY OF _____

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this ____ day of _____, 20____, and is personally known to me, or has provided _____ as identification.

Notary Signature

My Commission expires: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "G"

NON-COLLUSION AFFIDAVIT

This sworn statement is submitted with Bid, Proposal or Contract for _____.

This sworn statement is submitted by (entity) _____ whose business address is _____ and (if applicable) Federal Employer Identification Number (FEIN) is _____ (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

My name is _____ and my relationship to the entity named above is _____.

1. The above named is fully informed respecting the preparation and contents of the attached submittal and of all pertinent circumstances respecting such submittal;
2. Such Submittal is genuine and is not a collusive or sham submittal;
3. Neither the said Submitter nor any of its officers, partners, owners, agents, representatives, employees, or parties in interest, including this affiant, has in any way colluded, connived, or agreed, directly or indirectly, with any other Bidder, firm or person to submit a collusive or sham Submittal in connection with such Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other Bidder, firm, or person to fix the price or prices in the attached submittal or any other Bidder, or to fix any overhead, profit or cost element of the submittal price or the submittal price of any other Bidder, or to secure through any collusion, connivance, or unlawful agreement any advantage against the City of Fernandina Beach, Florida or any person interested in the proposed Contract; and
4. The price or prices quoted in the attached submittal are fair and proper and are not tainted by any collusion, conspiracy, connivance, or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.

Signature

Date:

STATE OF FLORIDA

COUNTY OF _____

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this ____ day of _____, 20__, and is personally known to me, or has provided _____ as identification.

Notary Signature

My Commission expires: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT “H”

DISPUTES DISCLOSURE FORM

Answer the following questions by placing an “X” after “YES” or “NO”. If you answer “YES”, please explain in the space provided, or via attachment.

Has your firm or any of its officers, received a reprimand of any nature or been suspended by the Department of Professional Regulations or any other regulatory agency or professional association within the last five (5) years?

YES___ NO___

Has your firm, or any member of your firm, been declared in default, terminated or removed from a contract or job related to the services your firm provides in the regular course of business within the last five (5) years?

YES_____NO_____

Has your firm had against it or filed any request for equitable adjustment, contract claims, bid protest, or litigation in the past five (5) years that is related to the services your firm provides in the regular course of business?

YES_____NO_____

If yes, state the nature of the request for equitable adjustment, contract claim, litigation, or protest, and state a brief description of the case, the outcome or status of the suit and the monetary amounts or extended contract time involved.

I hereby certify that all statements made are true and agree and understand that any misstatement or misrepresentation or falsification of facts shall be cause for forfeiture of rights for further consideration of this proposal for the City of Fernandina Beach.

Firm

Date

Authorized Signature

Printed or Typed Name and Title

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

**“ATTACHMENT A”
LIST OF SUBCONTRACTORS**

I _____/DO, _____/DO NOT, propose to subcontract some of the work on this project. I
propose to subcontract work to the following contractors/firms:

CONTRACTOR/FIRM NAME:	ADDRESS:	DESCRIPTION OF WORK/SERVICES TO BE PERFORMED:	CONTRACT AMOUNT

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 1
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

City of Fernandina Beach
204 Ash Street
Fernandina Beach, FL 32034

ADDENDUM No. 1

The following changes are applicable to the original documents and specifications of **ITB 24-23**. This Addendum No.1 now becomes part of the original Invitation to Bid and shall be acknowledged by attaching a copy of this Addendum, signed by an authorized representative of the person or firm submitting the bid. Failure to do so may disqualify the bid submittal.

Submitters shall thoroughly familiarize themselves with the contents of this Addendum before submitting the bid.

NAME: _____ **TITLE:** _____

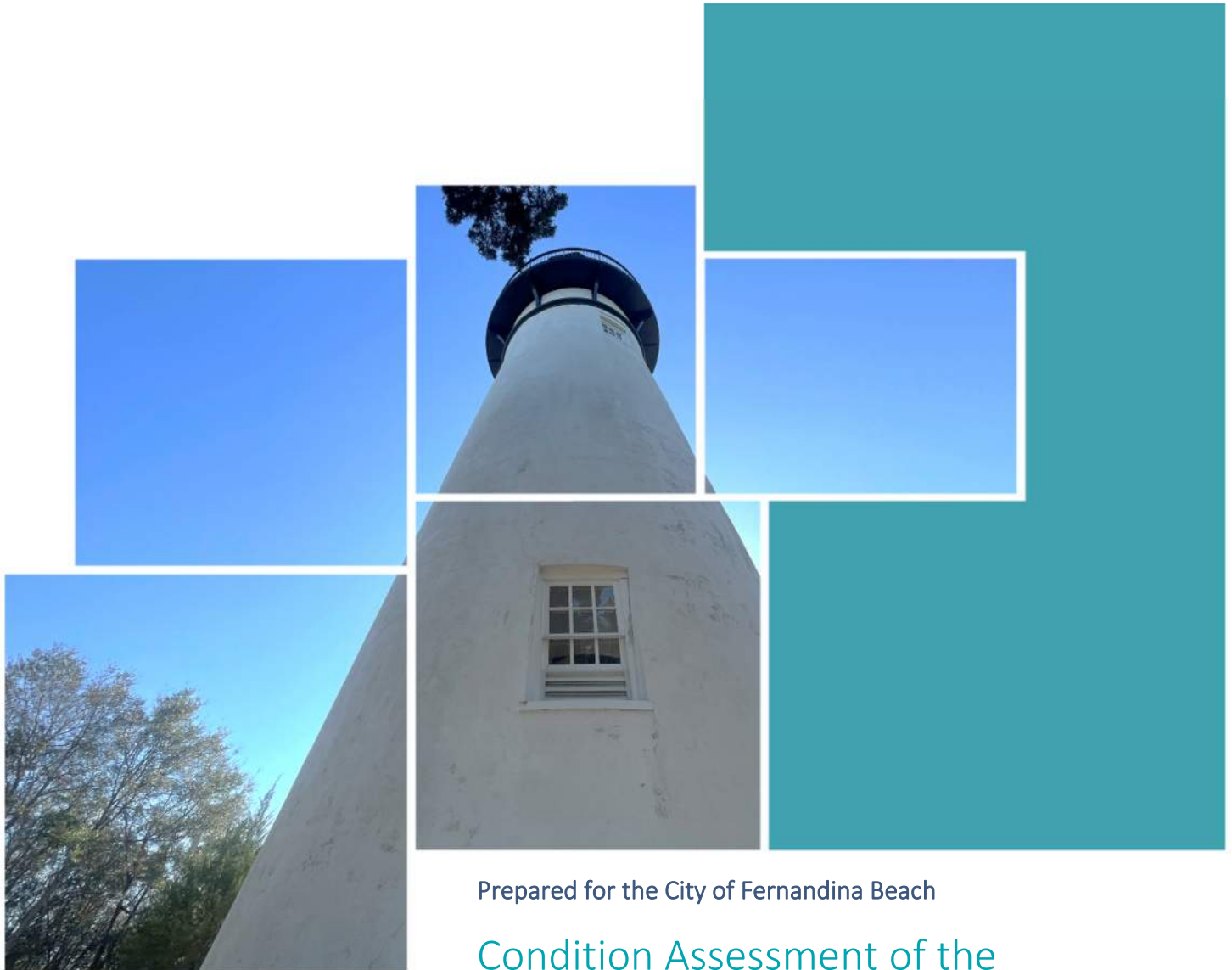
ADDRESS: _____

CITY: _____ **STATE:** _____

AUTHORIZED SIGNATURE: _____ **DATE:** _____

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 1
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

Attached is the assessment prepared for the Lighthouse by Walker Consultants. Any questions please forward to Wanda Weeks, Purchasing Agent, wweeks@fbfl.org.



Prepared for the City of Fernandina Beach

Condition Assessment of the Amelia Island Lighthouse

April 19th, 2023



WALKER
CONSULTANTS

April 19, 2023

Jeremiah Glisson
Public Works – Operations Director
City of Fernandina Beach (Client)
1017 South 5th Street
Fernandina Beach, FL 32034

Re: **Report for Structural & Enclosure Condition Assessment**
Historic Amelia Island Lighthouse
215 O'Hagan Lane, Fernandina Beach, Florida
Walker Consultants Project No. 15-002681.00

Dear Mr. Glisson:

Walker Consultants is pleased to submit for your review this report summarizing our structural and enclosure condition assessment of the Amelia Island Lighthouse.

Introduction

The 67-foot-tall historic Amelia Island Lighthouse, which stands at the highest point on Amelia Island, along the northern Atlantic shore of Florida, was originally constructed from bricks re-used from the Cumberland Island (GA) Lighthouse in 1839. The building comprises mass (multi-wythe) brick masonry walls, which range from four feet thick at the base to two feet thick at the top, and which are encased by an exterior, white-painted mortar finish. The lighthouse is the oldest operational lighthouse in the State of Florida and is the westernmost lighthouse on the East Coast of the United States. It is classified as one of "Florida's Historic Lighthouses" and is listed on the National Historic Register. On-site personnel reported that the brick masonry at the top 8 feet of the structure was rebuilt in early 1881; at that time, a new watch room, cast iron stairway, and lantern were also installed.

Because the lighthouse is listed on the National Historic Register, any repair project would be subject to applicable sections of the *Secretary of the Interior's Standards for the Treatment of Historic Properties* ("Standards") with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings, as documented by the U.S. Department of the Interior National Park Service Technical Preservation Services. These



Photo 1: Overview, from ground level, of the Amelia Island historic lighthouse, in Fernandina Beach, Florida.

Standards apply to all grants-in-aid projects assisted through the Historic Preservation Fund (which are authorized by the National Historic Preservation Act). The treatment Standards, developed in 1992, were most recently revised in 2017. Please note that the requirements of the standards may vary depending upon the finalized selections for the scope of work and treatment approach selected, as described in the Discussion section of this report.

Walker has also referenced the United States Department of the Interior, National Park Service, National Register of Historic Places (NRHP) Multiple Property Documentation Form prepared for “Florida’s Historic Lighthouses”, dated 2003, and the *Historic Lighthouse Preservation Handbook* (“Handbook”) throughout this report, where applicable to the structural and enclosure conditions of the historic Amelia Island lighthouse.

During our assessment, Walker obtained brick, mortar, and stucco material samples from the subject building for laboratory analysis and incorporation of the test results into project record documentation. Testing included ASTM C67 compressive strength testing on brick units, as well as ASTM C1324 petrographic mortar analysis to determine material composition of both the brick mortar and exterior “stucco” samples. Material test reports, as provided by American Engineering Testing, are attached to this report as Appendix B, and are discussed herein.

Executive Summary

The Amelia Island Lighthouse consists of a mass, multi-wythe masonry structure, set on top of masonry below-grade foundations. Although 184 years have passed since original construction, the structure has been maintained in overall fair to good condition. Walker generally observed various indications of stucco and brick masonry distress at exterior walls, which are considered consistent with similar historic structures within the Atlantic coastal environment. Based on our observations, the lighthouse is considered safe to use and continue to serve as a historic landmark for local visitors. However, Walker recommends that local operations and maintenance personnel continue to monitor the existing structure for signs or symptoms of worsening defects or deterioration, as brittle, historic materials of this type may be more susceptible to damage during prolonged or catastrophic weather events (such as hurricanes, high winds, or floods).

Typically, masonry deterioration on historic buildings of this type will occur due to a combination of structural and environmental factors, including settlement, differential movement, material aging, exposure to moisture, wind and storm events, and coastal salt water infiltration. Cracks in the stucco and erosion of the mortar joints allow moisture infiltration, which exacerbates brick and mortar deterioration throughout the assemblies. Continued masonry deterioration can impact the overall water resistance of the lighthouse exterior wall and, if left uncorrected, will continue to compromise the integrity of the structure.



THE HISTORIC BRICK LIGHTHOUSES OF FLORIDA POSSESS POTENTIAL
SIGNIFICANCE IN THE AREAS OF ARCHITECTURE, COMMERCE,
ENGINEERING, EXPLORATION/SETTLEMENT, INVENTION, MARITIME
HISTORY, MILITARY, POLITICS/GOVERNMENT, AND
TRANSPORTATION UNDER NRHP CRITERIA A AND C.

Excerpt from NRHP “Florida’s Historic Lighthouses” Description

Material Test Results

Testing in accordance with ASTM C67, *Standard Test Method for Sampling and Testing Brick and Structural Clay Tile*, indicated that the average brick masonry unit strength was approximately **11,000 psi**; however, the two samples with the lowest strength measured 6,590 and 7,760 psi, well above the minimum ASTM standard of 3,000 psi.

Mortar test results, in accordance with ASTM C1324, *Standard Test Method for Examination and Analysis of Hardened Masonry Mortar*, indicated that the selected sample collected from interior brick masonry joints (classified as mortar sample #8 from Walker's field specimens) was a relatively soft and well consolidated "**lime mortar**", consisting of 1 part hydrated lime to 3 parts locally sourced "beach" sand, which is consistent with the age and construction of the lighthouse.

The exterior cladding layer of the lighthouse consisted of a total of ¾-inch thick material, which appeared similar in composition to a stucco or mortar and was analyzed in accordance with ASTM C1324, *Standard Test Method for Examination and Analysis of Hardened Masonry Mortar*. According to material analysis results, the existing cladding material approximately dated to post-1950's era composition. Cladding material test results indicated a composite



Photo 2: Exterior cladding sample collected by Walker and sent for material petrographic analysis.

section of two distinct material applications, which included an outermost, well consolidated, and air-entrained mixture of Portland cement, slag cement, and a naturally occurring sand. The laboratory indicated that evidence of hand-tooled stucco application (i.e. evidence of notched trowel use or other voids) was not observed within the reviewed sample; therefore, a machine application (i.e. spray-application) of the material could not be ruled out. The exterior cladding material also included up to four thin external applications of coating materials, which included a lime parge coat, a red-colored primer, and a white-colored exterior paint. Walker notes that lighthouses of this age and type were often coated with a lime wash or stucco cladding to protect the enclosed brick masonry wall construction; however, the exact age and installation methods for the existing cladding

(or any associated extensive repairs, replacement, or re-coating) were unknown. Walker also notes that as our cladding sample was taken from the base of the lighthouse (near ground level), it is likely that the thickness of the outermost cladding layer varies depending on location on the building.

It was noted that the existing stucco was likely not original, which also corresponded with laboratory petrographic and visual analysis, which dated the exterior cladding material to a "post-1950's"-era composition. Rehabilitation projects completed on similar, historic lighthouses have required the removal of exterior cladding materials determined to consist of shotcrete, although Walker notes that shotcrete typically consists of a mixture of both fine and course aggregates, as well as a mix ratio of 1 part cement to 4 parts aggregate (depending on dry-mix or wet-mix method), and the analyzed exterior cladding sample included volumetric proportions of 1 part cement (with 0.2 additional slag cement) to 3 parts sand. Due to their similar compositions, both shotcrete and stucco materials can be spray-applied to exterior walls. Additional petrographic or microscopic analysis may provide further

information on the material characteristics of the cladding sample to further inform a historic treatment approach, if requested by the Client or the State.

Select, additional material samples were collected and are being stored by Walker in the event that additional testing verification is requested or required by the Client or State as a part of future repair project efforts.

Historic Treatment Approach

Walker's recommendations will adhere to the recommended preservation, rehabilitation, and restoration project practices, as described in the referenced *Standards*, as well as similar preservation treatments described in the *Handbook*, which specifically outlines recommended procedures for historic lighthouse masonry structures of this type. Walker recommends prioritization of the following repair items related to planning a recommended **preservation** project program at the Amelia Island Lighthouse:

- Interior Brick Masonry Cleaning & Existing Coating Stripping
- Granite Stair Repairs & Consolidation Treatment
- Exterior Stucco Repairs & Mineral Silicate Coating Application
- Selective Cladding Repairs at Exterior Corroded Cast Iron Connections
- Interior Brick Masonry Re-pointing & Selective Brick Replacement
- Interior Brick Masonry Consolidation Treatment

A historic preservation project scope of work will typically include an intensive restoration pre-construction mock-up and contractor repair demonstration process, to be reviewed by the State and directed/documented by the Designer of Record, including:

- Contractor demonstrations of brick masonry replacement, mortar joint re-pointing, stucco repair, and masonry cleaning methods, to ensure that actual means and methods are employed to minimize damage to all historic material substrates;
- Multiple Contractor mock-ups of new stucco and masonry/granite coating and consolidant application, to allow for review of final finish and color selection, and to ensure final watertightness of the complete coating and consolidant systems.

Opinion of Probable Repair Costs

Walker's opinion of probable cost for the recommended, 4-year phased preservation project is shown below.

- Year 1 - Limited Interior Masonry Preservation & Repairs: \$131,250
- Year 2 - Exterior Lighthouse Cladding Preservation, Selective Repairs & Coating: \$625,000
- Year 3 – Comprehensive Interior Masonry Re-pointing: \$625,000
- Year 4 – Selective Interior Masonry Repairs & Consolidant Application: \$625,000

A detailed description, including breakdown of probable project repair costs and other allowances (including consultant fees) is presented in the attached, detailed Appendix A table.

Observations

Brick Masonry and Mortar

Walker observed brick deterioration, including flaking and spalling, of the interior face of exposed brick units. The worst brick and mortar conditions were at the bottom of the lighthouse, progressively becoming less deteriorated moving up the tower. Efflorescence was noted in numerous locations which is indicative of continuous moisture intrusion in the brick wall assembly and may also indicate some degree of “rising damp” occurring at the base of the structure. A significant crack in the brick and mortar was observed within the weight box located at the top of the spiral stairs, which may be attributable to differential movement. Brick samples from this area were obtained and tested. The results of the brick testing are provided in Appendix B.



Photo 3: Typical condition of an original lime mortar joint, with some mortar erosion visible, observed at interior wall.

Deterioration of the outer ½-inch layer of mortar was observed throughout the interior. The most deteriorated brick mortar was the consistency of sand and was easily able to be scraped out of the joints by hand. The results of the mortar testing are provided in Appendix B.

Mortar repairs were observed in select locations, containing what appeared to be a more solid, or firmer, mortar than that the existing surrounding mortars. These materials were more than likely installed during the previous restoration projects that have been completed on the structure, although exact ages of observed repair mortars were not verified through laboratory testing as it was determined to not be relevant for a preservation or restoration program.



Photo 4, 5 and 6 (Left to Right): Typical spalled brick condition and efflorescence near base of lighthouse interior; previously repointed mortar joint with newer mortar material; vertical crack within weight box at interior masonry wall.

Interior Paint

The interior masonry walls of the lighthouse were covered in white paint, which was mostly delaminated and/or severely deteriorated. Approximately 50% of the interior brick walls were missing paint, as the existing material appears to have peeled off the brick surfaces over the years. The paint that remained on the walls was not adhered to the masonry substrate in most areas and was typically able to be removed by hand. The condition of the brick where the paint remained intact was not observed; although Walker was able to note several locations where water, efflorescence or rust stains had penetrated through the existing paint material.



Photo 7: Interior view of painted brick masonry surfaces, looking up the lighthouse staircase.

Photo 8: Up-close view of deteriorated, previously existing masonry coating at interior wall surface, with rust staining present.

Exterior Stucco and Coatings

Widespread cracks within the exterior stucco were observed on all sides of the lighthouse from the ground level. Cracks typically extended from window corners or from the base of the lighthouse. Step cracks, potentially in line with the brick structure behind it, were also observed. A sample of the exterior stucco was obtained and sent to a lab for materials testing. The results of the stucco testing are provided in Appendix B.

The white coating (exterior finish) of the exterior stucco was in a deteriorated condition. The coating was peeling and eroded or weathered throughout the observed exterior wall surfaces.



Wood Windows and Finishes

The wood-framed window units, which reportedly replaced previously existing metal units as a part of the 2004 restoration, were in good condition. Also included within the previous restoration project, louvers were installed beneath all but one of the windows and always remain open to provide ventilation. The windows cannot be opened as they have been sealed shut.

The window openings interior sills and soffits were clad in lock-and-groove wood paneling. The window sills were observed to be sagging, indicating the supporting framing structure within is likely damaged or deteriorated due to long-term moisture exposure. Moisture and corrosion stains were observed on the surface of the window sills. The interior wall surface at each window well was clad in stucco, which was in good condition.



Clockwise from Far Left

Photo 9: Up-close view of existing stucco crack width, measuring 1/8-inch.

Photos 10 and 11: Two examples of widespread exterior stucco cracks and surface (coating) deterioration, which emanate from window corners.

Photo 12 (Inset): Up-close view of deteriorated stucco coating (white surface layer of material).

Photo 13: Interior view of wood-framed window assembly, with stucco jamb separations visible at each side.

Granite Stairs

The spiral stairs of the lighthouse were made of solid granite sections set into the brick walls and were integrally constructed with and supported on a central “column” in the center of the spiral. These were reportedly the original stairs, and they were in fair condition, with noted edge deterioration and/or erosion present.



Previous mortar or epoxy repairs appeared to have been made to the underside of the stairs, between each step; however, although some patch materials appeared unsightly, these repairs were typically observed to be bonded to the substrate and were in fair condition. Misalignment of the center support (granite central bearing “column”) was also observed; although, no significant cracks or spalls were observed. The spiral stairs had a wooden railing fastened to the brick walls by wood blocking, both of which were in poor condition. Supplemental metal connections had been installed between wood railing sections in some locations.



Clockwise from Top Left -

Photo 14: Interior view of stairwell railing configuration at masonry wall and window well interface.

Photo 15: Granite stair, viewed from the underside, with previous repair patches and spalled/missing material.

Photo 16: Up-close view of granite stair tread surfaces with surface deterioration.

Cast Iron

The exterior of the rotation and lantern rooms, as well as the gallery railings, walking surface and support brackets, were comprised of painted cast iron, which was in good condition. The cast iron was fully encapsulated by a paint/coating system, which was in good condition. Small, isolated areas of corrosion stains could be observed at cast iron connection points near the top of the exterior wall (highly visible on bright white stucco surfaces).



Photo 17 (Left): View of cast iron elements crowning the historic lighthouse structure. Minor, isolated corrosion stains were observed at the top, near cast iron structural supports.

Photo 18 (Right): Overview of coated cast iron elements, including the walking deck and railings.

A DISTINCTIVE TYPE OF ARCHITECTURE DEVELOPED DURING A DEFINED PERIOD OF HISTORY, BRICK LIGHTHOUSES EMPLOY AN UNUSUAL METHOD OF CONSTRUCTION INTENDED FOR A SPECIFIC PURPOSE.

Excerpt from NRHP “Florida’s Historic Lighthouses” Description

Discussion & Recommendations

Historic Lighthouse Treatment Approach

Walker understands that the Amelia Island Lighthouse is listed on the National Register of Historic Places. The principles documented within the *Standards* apply as regulations to each of the four distinct historic treatment approaches for all projects on historic properties planning to submit for federal grant-in-aid funding and are summarized below. The choice of an appropriate treatment may depend on a variety of factors, including a property's historic significance, physical condition, proposed use, and intended interpretation.

- **Preservation** – defined as the process of applying measures necessary to sustain the existing form, integrity, and materials of a historic property. Work typically includes **stabilization** and focuses on **on-going maintenance** and **repairs** to existing, historic materials, rather than extensive replacement and new construction. Preservation may be considered as a treatment when the properties distinctive materials, features, and spaces are essentially intact and thus convey the historic significance without extensive repair or replacement; when depiction at a particular period is not appropriate; and when a continuing or new use does not require additions or extensive alterations.
- **Rehabilitation** – defined as the process of making possible a compatible use for a property through **repair, alterations, and additions** while **preserving** those portions or features which convey its historical, cultural, or architectural values.
- **Restoration** – defined as the process of accurately depicting the form, features, and character of a property as it appeared **at a particular period** by means of the **removal of features from other periods** in its history and reconstruction of missing features from the restoration period.
- **Reconstruction** – defined as the process of depicting, by means of **new construction**, the form, features, and detailing of a non-surviving site, landscape, building, structure, or object for the purpose of replicating its appearance at a specific period of time and in its historic location.
- **Monitoring** – *although not specifically included within the Standards as a Treatment approach*, monitoring of historic lighthouses and significant structures of this type is always recommended in the event that a proposed construction project needs to be delayed or deferred for any reason. Monitoring may include additional visual assessments at regular intervals, as well as other measures to determine and quantify the extent of progressing deterioration or worsening damage to the structure or historic features of the property.



Photo 19: Historic photo of the Amelia Island Lighthouse, courtesy of Chris Belcher.

Walker's recommendations have been developed in conjunction with the following key priorities for the subject property, as related to implementation of a selected treatment strategy, and in accordance with the principles as described within the lighthouse-specific *Handbook*:

- ❖ Identification and documentation of character-defining features
- ❖ Visual observation and determination of conditions
- ❖ Prioritization of maintenance and repairs
- ❖ Development of a historic treatment approach for an upcoming maintenance project, including monitoring plan
- ❖ Determination of quantities of existing materials for an upcoming maintenance project

Brick Masonry and Mortar

The Amelia Island lighthouse consists of varying thickness of multi-wythe, or “mass”, brick masonry wall assemblies which comprise the primary structure of the building, including an interior wall and exterior wall, which appeared to be connected by various perpendicular wall assemblies. The overall mass wall thickness decreases moving up the height of the lighthouse structure.

Water infiltration through the exterior “stucco”, brick and mortar joints combined with non-breathable coating has caused deterioration of the brick masonry and mortar. Non-breathable coatings applied to the masonry will trap moisture and humidity within the mass wall assembly (including at exterior cladding) surfaces leading to further deterioration of the masonry wall assembly.



Photo 20: View, from interior, of exterior wall (at right) and interior wall (at left), connected by perpendicular brick masonry wall (at center).

The existing mass masonry lighthouse was constructed in 1839, in a period when masonry wall evaporative drying was expected to occur naturally and slowly over time. Each of the typical mass wall components represent typical building materials of the period, including wood-framed windows which were restored in 2004, and numerous wythes of fired clay brick masonry, which would typically absorb and allow moisture evaporation to both the exterior and interior. Walker noted that the historic lighthouse structure is not conditioned and environmental thermal cycles and relative humidity extremes throughout the year in the coastal Florida climate can directly influence the behavior of the moisture absorption and evaporation cycles of the masonry wall as well as impact the performance of the coating finish materials.

Interior paint finishes appeared to include an extensively deteriorated and delaminated white coating material (identified as BASF Acryl 60 according to previous project documentation). Typically, damaged or deteriorated coating materials should be removed only to the next sound layer, using the least invasive or gentlest means possible (such as hand removal or hand scraping) before recoating. It is not typically recommended to remove any

coating that is firmly adhering to, and thus protecting, masonry surfaces. However, based on the observed conditions at interior brick masonry walls, complete removal of the non-breathable, existing deteriorated interior coating materials is recommended.

Extensive repointing and selective brick replacement (to address areas of cracked or spalled brick masonry units) are typically required to address deteriorated masonry wall conditions. Based on observed conditions, Walker recommends 100% repointing at lighthouse interior masonry wall surfaces and selective replacement of damaged or deteriorated brick masonry units. Deteriorated mortar should be removed by hand, when possible, to avoid damage to the brick masonry. Mechanical removal of existing mortar may be permitted in certain cases where an intensive mock-up and construction practice approval process is directed and documented by the designer of record. Based on our observations, repointing of all interior masonry mortar joints will likely be required, after completion of removal of the existing coating. Repointing at the historic lighthouse should be performed using lime-based mortar selected to match the existing mortar properties and suitable for historic projects of this type. Modern repointing mortars, which contain Portland cement, should be avoided, and removed, where existing.



Photo 21: Panoramic view from the top of the lighthouse, looking east toward the Atlantic Ocean.

THE LIGHT-HOUSE OF FERNANDINA, EXCEPTIONALLY
SITUATED, A MILE FROM THE SEA, ON A STEEP
EMINENCE WITH A MOST PICTURESQUE GROVE OF
ANCIENT OAKS...

Excerpt from NRHP "Florida's Historic Lighthouses" Description

Exterior Stucco and Coatings

Exterior stucco finishes at the lighthouse were measured at 3/4-inch thick, were directly applied to the brick masonry structure, and included isolated cracks, with measured widths ranging from hundredths of an inch to 1/8th of an inch in width. Walker notes that only cracks accessible from ground level were able to be measured. An unknown type of white, exterior coating material was applied directly to the stucco exterior surfaces, which included widespread evidence of continuous weathering.

The outermost layers of the existing exterior stucco material consisted, according to the results of our material testing analysis, of a lime parge coat, a red-colored primer, and a white-colored paint.

Typically, the exterior stucco plaster used on coastal structures of this type is considered nonstructural and is intended to serve as a sacrificial, protective outer coating, to protect the internal masonry structure. Direct-applied stucco cladding of this type consists of a three-layer mortar and sand barrier that bonds to the masonry to prevent water from penetrating to the brick masonry layer. Stucco is typically made up of an aggregate (such as sand, crushed shells, or stone) and a binder (such as lime, gypsum, or natural and manmade cements). Traditionally, frequent re-application of lime mortar washes (lime, water, and sand, applied as a coating), whitewashes (lime and water only), or other types of exterior-grade coatings, was common on coastal lighthouses. According to the *Handbook*, the earliest stuccoes used on lighthouse exteriors often featured lime as a binder. By the middle of the 19th century stucco included imported natural cement. Gray Portland cement stucco (harder and denser than earlier stuccoes) appeared in the 1880s, and white Portland cement was introduced in the early 20th century.

In accordance with the best practices indicated in the *Handbook*, Walker does not recommend stucco removal, as it is understood that the lighthouse historically featured a stucco finish. Areas of delaminated stucco should be verified by sounding, and both cracks and delaminated stucco areas should be repaired by removing the select areas of damaged materials, keying in new patch material, and patching with new stucco material that mimics the original material in strength, composition, color, and texture. Generally, it is preferred to avoid complete removal of sound stucco, provide selective patches, where required, and to avoid using new stucco material which is stronger or denser than the historic material. Cracks should not be “routed and sealed” as with more modern assemblies, as this type of repair would be highly visible and would weather differently than the surrounding materials. Sealants at cracks, where existing, should be removed, and the underlying substrate patched. Each layer of the stucco should be patched separately as shown in the excerpted *Handbook* diagram.

Exterior cladding removal (whether stucco or shotcrete) may prove extremely difficult and labor-intensive and cause damage to the underlying masonry, due to the combination of the well-adhered external materials and the brittle nature of the embedded brick masonry structure with comparatively softer lime mortar

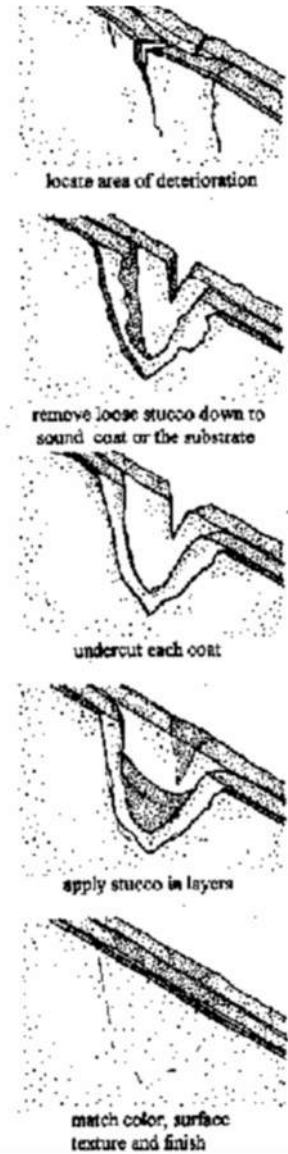


Photo 22. Excerpted Stucco repair diagram showing crack repair technique, from NPS Drawing, included within the *Historic Lighthouse Preservation Handbook*, page 22.

joints. Mechanical removal of the select areas of deteriorated exterior cladding material will require slow and methodical processes to ensure preservation of the embedded materials. Re-application of a direct-applied, three-coat stucco finish system with a breathable mineral silicate coating would be performed after the Project Team ensures that the masonry structure is fully stabilized, repaired, and repointed, as necessary.

New coatings applied to both brick masonry and stucco masonry surfaces should provide adequate permeability to allow for moisture evaporation and should allow the existing masonry material to “breathe”. Walker typically recommends mineral silicate coatings for this application; these products provide the dual benefits of permeability and integrally (both mechanically and chemically) bonding to the brick or stucco masonry substrate. Mineral silicate coatings provide both resistance to severe coastal environmental exposures and high-performance water repellency, lasting 20 years or more when proper installation procedures are followed. Additionally, the Client may wish to consider either leaving all restored interior brick finishes fully exposed or applying a breathable, water repellent sealer and brick masonry consolidant product. Masonry sealer/consolidant technology is typically breathable and durable (when selected from applicable manufacturers) and will protect the masonry surfaces without altering the appearance. All masonry surface treatments specified as a part of a preservation or restoration project scope of work should mandate minimum Contractor mock-up requirements for Design Team, Client, and State review.

Wood Windows and Finishes

Wood-framed windows and glazing panes were generally in good condition. Tongue and groove wood window sill & soffit finishes were generally in poor condition, and deteriorated wood framing was observed.

Walker recommends selective replacement any deteriorated or damaged interior finishes, and re-painting of existing finished areas, as a part of any proposed preservation project. Selective replacement may include portions of the wood sill, soffit, and railing components.

Walker also noted several electrical components, including light fixtures, junction boxes, and outlets, which were deteriorated and corroded and should be replaced as a part of an overall preservation project; however, a comprehensive review of existing lighting, mechanical or electrical systems was considered outside the scope of our assessment.

Granite Stairs

Granite stair treads included varying degrees of stone material deterioration and/or erosion on all exposed stone surfaces (top, sides, and undersides), and mortar joints between stairs ranged in condition from good (sound) to poor (debonded or delaminated).

Deteriorated, spalled, or cracked stone surfaces should be repaired with specialty stone epoxies and repair mortars selected to match the existing granite properties and restore the stone step profiles. Walker also recommends application of a stone consolidant on the existing stair surfaces, to preserve and protect the intact natural stone materials and to provide additional durability and water repellency to prevent continued water-related deterioration.

Cast Iron

Painted cast iron components at the lighthouse were generally in good condition, and extensive re-painting was performed most recently as a part of the 2004 restoration.

Walker notes that any cast iron components that are exposed to contact with masonry may experience accelerated deterioration and resultant corrosion due to moisture or salt water (chloride) infiltration within the masonry assembly. Typically, rust streaks will be visible on the masonry surfaces below the deteriorated components. Masonry repairs, in locations where cast iron structural framing tie-ins occur, should accommodate both fully re-coating and re-pointing the mortar joints in these areas, providing high-performance finishes on the cast iron, and installing a sealant joint to accommodate incidental movement of these elements.

Conclusions

It is our opinion that the existing, Amelia Island lighthouse is considered safe to use and access in its current and continuous function as a historic local landmark, which typically accommodates relatively low levels of visitors throughout the year and operations personnel access for maintenance and monitoring. The structure is exhibiting typical evidence of masonry deterioration and material weathering, which require a combination of repairs and ordinary maintenance, and which are consistent with the building's proximity to the Atlantic coastal environment and Florida climate exposure.

Walker did not observe any unsafe conditions, such as overhead debris hazards or out-of-plane building movement, at the time of our assessment; however, we recommend that continued, active monitoring be continued by on-site personnel, to ensure that any exacerbated defects or deficiencies are observed and addressed immediately, to protect human health and safety and to ensure longevity of the landmark.

Consistent with the standard of care for this type of structure, an engineering condition assessment should be conducted, at a minimum, every five years, to review and monitor the condition of the historic masonry lighthouse. However, Walker also notes that, due to the nature of this type of multi-wythe wall construction, a façade inspection is not considered a guarantee that all unsafe conditions will be identified.

Walker also recommends budgeting for an exterior preservation project within the next two to three years, to provide overall durability of the historic fabric of the existing lighthouse and, where present, to repair identified deficiencies or defects identified within this report. Walker recommends consideration of a single project approach, due to the specialized nature of this unique, historic preservation project. The Client should consider the following contributing factors to overall project cost:

- Several critical design factors will directly impact both cost and schedule for an exterior wall repair project, including both material product selection and availability, Client-permitted contractor schedule, access, and site logistics, and total quantity of materials ordered. Walker's estimated cost information is informed by recently completed projects performed on similarly complex historic structures.
- The project will most likely require a specialty historic restoration contractor to install enclosed, pipe-frame scaffolding at the lighthouse interior and exterior for various durations, dependent upon project phasing.

Walker recommends prioritization of the following repairs as a part of a comprehensive, phased **preservation** project program at the Amelia Island Lighthouse:

- Interior Brick Masonry Cleaning & Existing Coating Stripping
- Granite Stair Repairs & Consolidation Treatment
- Exterior Stucco Repairs & Mineral Silicate Coating Application
- Selective Cladding Repairs at Corroded Cast Iron Exterior Connections
- Interior Brick Masonry Re-pointing & Selective Brick Replacement
- Interior Brick Masonry Consolidation Treatment

The above identified scope of work will need to be incorporated into complete construction documents, including technical specifications and repair drawings, prepared by a qualified design team approved the Client and applicable State review board. Construction documents should include historic material test reports, building elevation and plan drawings, as well as repair details for project-specific conditions. Technical specifications should incorporate consideration of the applicable *Standards* referenced herein, as well as specific Contractor mock-up requirements for all phases of the work (repointing, brick replacement, consolidant and coating application, etc.).

Closing

The Amelia Island Lighthouse is the oldest, operational lighthouse in the State of Florida and is the westernmost lighthouse on the east coast of the United States. Walker is proud to present the City of Fernandina Beach with the observations and recommendations presented in this report and would be pleased to be given the opportunity to continue to work to preserve the legacy of this Florida landmark.

This report contains the professional observations and opinions of Walker Consultants within a reasonable degree of engineering certainty based on the conditions visually observed as of the date of our site visit, the information available in the public domain, the information made available at the time of our evaluation, our education, training, and experience with similar projects. The information presented in this report represents a summary of results of our limited visual investigation to date. Should additional information become available, we request that it be brought to our attention as soon as possible so that we may fully address it, if related to the content of this report.

Further information is necessary to develop the scope of a historic preservation project, in accordance with the applicable historic *Standards*, as described in this preliminary letter report. This report was created for the exclusive use of the Client and may not be assigned without written consent from Walker Consultants. Use of this report by others shall be at their own risk.

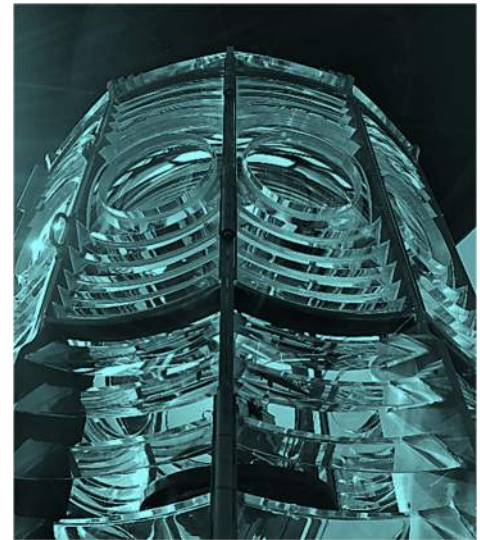
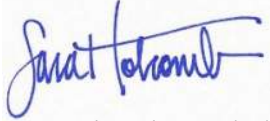


Photo 23. Light at the top of the structure includes a third order Fresnel Lens fabricated in Paris, which is reportedly visible for up to 15 miles, according to the historic plaque at the site.

Walker Consultants appreciates the opportunity to continue to assist the City of Fernandina Beach and the preservation team at the Amelia Island Lighthouse and be a part of future preservation efforts. If there are any questions regarding the findings, recommendations, and/or opinion of probable costs outlined in this report, please do not hesitate to contact us.

Sincerely,

WALKER CONSULTANTS



Sara Holcomb, P.E. (FL)
Senior Restoration Consultant



Jordan Albert, E.I.T. (CO)
Restoration Consultant II

Enclosures Limitations
Appendix A – Opinion of Probable Costs
Appendix B – Historic Material Test Reports

Limitations

This report contains the professional opinions of Walker Consultants based on the conditions observed as of the date of our site visit and documents made available to us by Client's Name (Client). This report is believed to be accurate within the limitations of the stated methods for obtaining information.

We have provided our opinion of probable costs from visual observations, limited testing, and field survey work. The opinion of probable repair costs is based on available information at the time of our assessment and from our experience with similar projects. There is no warranty to the accuracy of such cost opinions as compared to bids or actual costs. This condition appraisal and the recommendations therein are to be used by Client with additional fiscal and technical judgment.

It should be noted that our recommendations are conceptual in nature and do not represent changes to the original design intent of the structure. As a result, this report does not provide specific repair details or methods, construction contract documents, material specifications, or details to develop the construction cost from a contractor.

Based on the agreed scope of services, the assessment was based on certain assumptions made on the existing conditions. Some of these assumptions cannot be verified without expanding the scope of services or performing more invasive procedures on the structure. More detailed and invasive testing may be provided by Walker Consultants as an additional service upon written request from Client.

The recommended repair concepts outlined represents current generally accepted technology. This report does not provide any kind of guarantee or warranty on our findings and recommendations. Our assessment was based on and limited to the agreed scope of work. We do not intend to suggest or imply that our observation has discovered or disclosed latent conditions or has considered all possible improvement or repair concepts.

A review of the facility for Building Code compliance and compliance with the Americans with Disabilities Act (ADA) requirements was not part of the scope of this project. However, it should be noted that whenever significant repair, rehabilitation or restoration is undertaken in an existing structure, ADA design requirements may become applicable if there are currently unmet ADA requirements.

Similarly, we have not reviewed or evaluated the presence of, or the subsequent mitigation of, hazardous materials including, but not limited to, asbestos and PCB.

This report was created for the use of Client and may not be assigned without written consent from Walker Consultants. Use of this report by others is at their own risk. Failure to make repairs recommended in this report in a timely manner using appropriate measures for safety of workers and persons using the facility could increase the risks to users of the facility. Client assumes all liability for personal injury and property damage caused by current conditions in the facility or by construction, means, methods and safety measures implemented during facility repairs. Client shall indemnify or hold Walker Consultants harmless from liability and expense including reasonable attorney's fees, incurred by Walker Consultants as a result of Client's failure to implement repairs or to conduct repairs in a safe and prudent manner.

Appendix A: Opinion of Probable Costs

Repair Item	Estimated Repair Quantity	Unit	Estimated Unit Price	Total
Year 1: Limited Interior Masonry Preservation & Repairs				
Masonry Cleaning & Paint Stripping (Interior Walls Only)	3,000	SF	\$ 25.00	\$ 75,000.00
Construction Subtotal Year 1				\$ 75,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 15,000.00
Project Contingency (~15%)				\$ 11,250.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 30,000.00
Total Estimated Year 1 Project Cost				\$ 131,250.00
Year 2: Exterior Lighthouse Cladding Preservation, Selective Repairs & Coating				
Exterior Stucco Patch Repairs, Cleaning & Mineral Coat Application	1	LS	\$ 400,000.00	\$ 400,000.00
Granite Stair Tread Consolidation	1,500	SF	\$ 20.00	\$ 30,000.00
Construction Subtotal Year 2				\$ 430,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 86,000.00
Project Contingency (~15%)				\$ 64,500.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 44,500.00
Total Estimated Year 2 Project Cost				\$ 625,000.00
Year 3: Comprehensive Interior Masonry Re-pointing				
100% Masonry Joint Re-Pointing	3000	SF	\$ 140.00	\$ 420,000.00
Construction Subtotal Year 3				\$ 420,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 84,000.00
Project Contingency (~15%)				\$ 63,000.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 58,000.00
Total Estimated Year 3 Project Cost				\$ 625,000.00
Year 4: Selective Interior Masonry Repairs & Consolidant Application				
Application of Breathable Brick Masonry Consolidant (Clear, Interior Walls Only)	3000	SF	\$ 20.00	\$ 60,000.00
Selective Brick Masonry Replacement	1,500	SF	\$ 250.00	\$ 375,000.00
Construction Subtotal Year 4				\$ 435,000.00
Contractor General Conditions/Mobilization (~20%)*				\$ 87,000.00
Project Contingency (~15%)				\$ 65,250.00
Consultant Design, Bidding & Construction Administration Fees**				\$ 37,750.00
Total Estimated Year 4 Project Cost				\$ 625,000.00

Please note that for estimating purposes, all numbers in the above table have been rounded to the nearest \$1,000.

* Project phased breakdown includes “Contractor General Conditions and Mobilization”, estimated at 20% of the project contract total. This line item is intended to capture miscellaneous and currently unknown costs associated with construction escalation (increases in labor or materials), inflation, contractor access – such as custom scaffolding - and mobilization logistics (which may vary for each project and year based on site conditions, safety regulations, weather, and other client-mandated requirements). These numbers do not include estimates for

performance and payment bonds or taxes. *If engaged for design services, Walker can assist in providing annual cost estimate updates each year, based on Client-approved project phasing and State-approved funding requirements.*

** Walker has provided fee estimates for our design and project management services associated with a 4-year phased preservation project approach. Walker will develop a proposal for each project year and provide a more accurate fee once the scope has been identified in each project year. Our Year 1 fee estimate includes initial development of lighthouse elevation and plan drawings and front end specifications to be adapted for all four year's projects. Each project's consultant fee estimate represents the development of construction documents suitable for submission to the State to secure grant funding for each phase of the work, bidding assistance, and construction project management, including critical mock-up and submittal reviews, and periodic site visits to inspect the work, ensuring compliance with applicable historic standards throughout the projects.

Appendix B: Historic Material Test Reports



REPORT OF MORTAR AND STUCCO ANALYSIS

Project:

Amelia Island Lighthouse Consulting
Walker Project No.: 15-002681.00

Reported To:

Walker Consultants
10375 Park Meadows Drive, Suite 425
Lone Tree, CO 80124

AET Project No.: P-0020522

Attn: Sara Holcomb

Date: March 20, 2023

INTRODUCTION

This report presents the results of laboratory work performed by our firm on one of nine mortar samples and one exterior cladding (stucco) sample submitted by you on February 17, 2023. The mortar and stucco samples were reportedly procured from the lighthouse on Amelia Island, Florida. Information obtained online indicates the lighthouse was established in its current location circa 1838 and has undergone several alterations since its inception. The age of the mortar and stucco samples is unknown to us and is in question. The scope of our work was confined to performing petrographic and chemical analysis on the mortar sample #8 and the exterior cladding sample, per ASTM C1324 "Examination and Analysis of Hardened Masonry Mortar" to document the condition, composition, and proportions of the mortar and stucco sample; and if possible, provide comments on their age, depth of carbonation, and cement morphology. Three paint samples and four brick samples were also received for analysis and their results are reported separately.

CONCLUSIONS

Based on our observations and testing, we believe:

1. The following table outlines the volumetric proportions of ingredients documented in the submitted samples:

<u>Sample ID</u>	<u>Portland Cement</u>	<u>Slag Cement</u>	<u>Sand</u>
Exterior Cladding	1	0.2	3.0
<u>Sample ID</u>	<u>Hydrated Lime</u>	<u>Sand</u>	
Mortar Sample #8	1	3.0	

550 Cleveland Avenue North | Saint Paul, MN 55114

Phone (651) 659-9001 | (800) 972-6364 | Fax (651) 659-1379 | teamAET.com | AA/EEO

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2. Mortar sample #8 was composed of a fairly well consolidated mixture of hydrated lime and a naturally occurring sand. The mortar paste was soft (Mohs $\approx$ 2.5) and ranged from pale yellowish brown to dark yellowish orange in coloration (Munsell® 10YR 6/2 to 10YR 6/6). The lime observed in the mortar consisted of fine sand to silt-sized agglomerations that appeared bright white in hand sample. The binder was fully carbonated and contained many autogenous shrinkage microcracks – typical of those that form during the drying and curing of lime-based materials. The mortar was not air entrained.
3. The exterior cladding sample was a composite section of two distinct stucco applications, and our analysis was focused on the outermost/exterior stucco layer. The analyzed layer was composed of a well consolidated mixture of portland cement, slag cement, and a naturally occurring sand. The stucco paste was soft (Mohs $\approx$ 2.5) and ranged from similar to yellowish gray to light olive gray (Munsell® 5Y 8/1 to 5Y 6/1). Several sand to pebble-sized paste nodules or agglomerations were documented throughout the stucco binder which contained abundant residual cement particles. The stucco was air entrained and contained an estimated 4 to 6% air void content. The binder was carbonated through a depth of 4 mm (5/32") to 5 mm (3/16") from the outer surface and exhibited partial carbonation throughout the remainder of the thickness. The exterior surface of the stucco was coated with up to four thin (< 1 mm each) applications of material which appeared to be: a lime parge coat, a red-colored primer, and white-colored paint. The underlying stucco layer contained portland cement and abundant carbonate fines and was consistent with masonry cement composition.
4. The fine aggregate in mortar sample #8 was a natural quartz and feldspar sand. The sand within the mortar was very uniformly graded with a very consistent particle size throughout the mortar. The individual grains were mostly sub-angular to sub-round with a few angular particles also observed. The mortar fine aggregate was consistent with a locally sourced 'beach sand'.
5. The fine aggregate in the stucco was a naturally occurring quartz and carbonate sand. The sand within the stucco was well graded, with a wide range of particle sized present. The individual grains were mostly sub-angular to sub-round with a few angular particles also observed.

SAMPLE IDENTIFICATION

Sample Type: Hardened Masonry Mortar

<u>Sample ID</u>	<u>Sample Size</u>
Mortar Sample #1	Powder ~ 14 grams
Mortar Sample #2	Powder ~ 29 grams
Mortar Sample #3	Powder ~ 36 grams
Mortar Sample #4	Powder ~ 30 grams
Mortar Sample #5	Powder ~ 19 grams
Mortar Sample #6	Several Fragments ~ 190 grams
Mortar Sample #7	Powder ~ 177 grams

<u>Sample ID</u>	<u>Sample Size</u>
Mortar Sample #8	Several Fragments ~ 170 grams
Stair Mortar Sample	Several Fragments ~ 100 grams

Sample Type: Hardened Stucco Section

<u>Sample ID</u>	<u>Length</u>	<u>Width</u>	<u>Height</u>
Exterior Cladding	64 mm (2-1/2")	64 mm (2-1/2")	25 mm (1")

DISCUSSION

The composition of the analyzed mortar sample was consistent with originating from historic masonry construction and was likely from the original construction. According to the U.S. National Archives¹, "Stucco was applied to the exterior walls about 1890", however, the submitted stucco sample composition was not consistent with masonry construction of that time. The residual portland cement clinker within the stucco binder was much finer than would be expected of portland cement of that age. Portland cement did not realize widespread use in the United States until around the 1880s. Early portland cements were coarsely ground, resulting in fine to coarse sand-sized clinker particles. The clinker particles observed within the stucco were consistent with a more recent (late 20th century) portland cement and reached up to 175 microns in diameter. The techniques and equipment required to grind portland cement to the size observed in the stucco would not have been available in 1890. The presence of slag cement within the binder is also suggestive of non-historic construction. Additionally, the analyzed stucco overlaid a separate stucco placement that contained a masonry cement binder. Masonry cement mortars were not implemented until the late 1920s. Furthermore, the depth of carbonation is shallower than would be expected of a stucco placed in the late 19th century. No alterations to the stucco exterior of the lighthouse during the 20th century were documented within the referenced National Register document.

¹National Register of Historic Places Registration Form, U.S. Department of the Interior

TEST PROCEDURES

Laboratory testing was performed on February 20, 2023, and subsequent dates. Our procedures were as follows:

1.0 Chemistry

Chemical Analysis was performed following procedures in ASTM C1324-latest revision, Standard Test Method for Examination and Analysis of Hardened Masonry Mortar. The test method is used for providing the proportion of the components in some masonry mortars. The petrographic findings suggest this method is applicable for this sample to provide the raw data that is used for estimating the mortar composition.

Dry Loss and Loss on ignition data at 105°, 550° and 950°C was measured following ASTM C1324-10, "Standard Test Method for Examination and Analysis of Hardened Masonry Mortar," Section 9.5. Insoluble residue was determined following ASTM C1324 Section 9.4. Siliceous aggregate content was calculated from the insoluble residue. Silicon and calcium content was measured, when applicable, according to ASTM C1324, "Standard Test Method for Examination and Analysis of Hardened Masonry Mortar." Slag is not a component of proportion based mortars and is not addressed in ASTM C1324. Slag content is estimated using the raw chemistry determinations.

2.0 Petrography

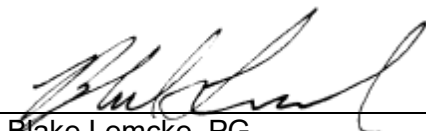
Petrographic observations were performed in accordance with Standard Operating Procedure 24 LAB 005, "Examination and Analysis of Hardened Masonry Mortar," ASTM C1324 - Section 8 Petrographic Examination. The hand sample was viewed under an Olympus SZX12 stereo-zoom microscope with magnification up to 100x. Thin section analysis was performed in accordance with Standard Operating Procedure 24 LAB 012, "Preparation of Thin Sections for Petrographic Analysis, AET Method". The samples are first epoxy-impregnated, highly polished, then epoxied to a glass slide. The excess sample is cut from the glass and the slide is polished until the material reaches 25 microns or less in thickness. The resulting sample is reviewed under a Nikon E600 petrographic microscope at magnifications up to 600x. Thin section analysis is used to identify various cementitious and non-cementitious portions of the mortar.

REMARKS

The remaining portions of the sample will be retained for a period of sixty days from the date of this report. Unless further instructions are received by that time, the samples may be discarded. The services for this project have been conducted in a manner consistent with that level of care and skill exercised by members of the profession currently practicing in this area under similar budget and time constraints. The results relate only to the sample analyzed. No warranty, expressed or implied, is made.

We appreciate the opportunity to have been of service to you on this project. If you have any questions regarding the information presented in this report or if we can be of additional assistance, please contact us.

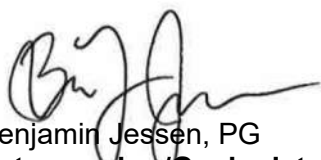
Report Prepared By:
American Engineering Testing, Inc.



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Work: 651-659-1362



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brebel@teamaet.com
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Benjamin Jessen, PG
Petrographer/Geologist
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bjessen@teamAET.com

CHEMICAL RESULTS

Chemical results and calculations are below. Table IA reports the measured chemical composition of the mortar sample following ASTM C 1324. Table IIA reports the calculated values. The calculated volumetric ratio of portland cement to slag cement to sand is presented in Table IIIA.

Table IA: Measured Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Loss @ 105 ° C	4.63
Loss @ 550 ° C	2.37
Loss @ 950 ° C	5.24
% Soluble Silica	5.42
% Insoluble Residue	65.2

Table IIA: Calculated Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Siliceous Sand %	65.2
Portland Cement %	25.7
Slag Cement %	2.0

Table IIIA: Calculated Volumetric Composition of Mortar Sample

<u>Client ID</u>	<u>Exterior Cladding</u>
Portland Cement content	1
Slag Cement content	0.2
Sand content	3.0
Portland Cement to Slag Cement to Sand	1 : 0.2 : 3.0

Chemical results and calculations are below. Table IB reports the measured chemical composition of the mortar sample following ASTM C 1324. Table IIB reports the calculated values. The calculated volumetric ratio of hydrated lime to sand is presented in Table IIIB.

Table IB: Measured Composition of Mortar Sample

<u>Client ID</u>	<u>Mortar Sample #8</u>
Loss @ 105 ° C	4.43
Loss @ 550 ° C	1.17
Loss @ 950 ° C	7.99
% Soluble Silica	0.63
% Calcium Oxide	
% Insoluble Residue	78.4

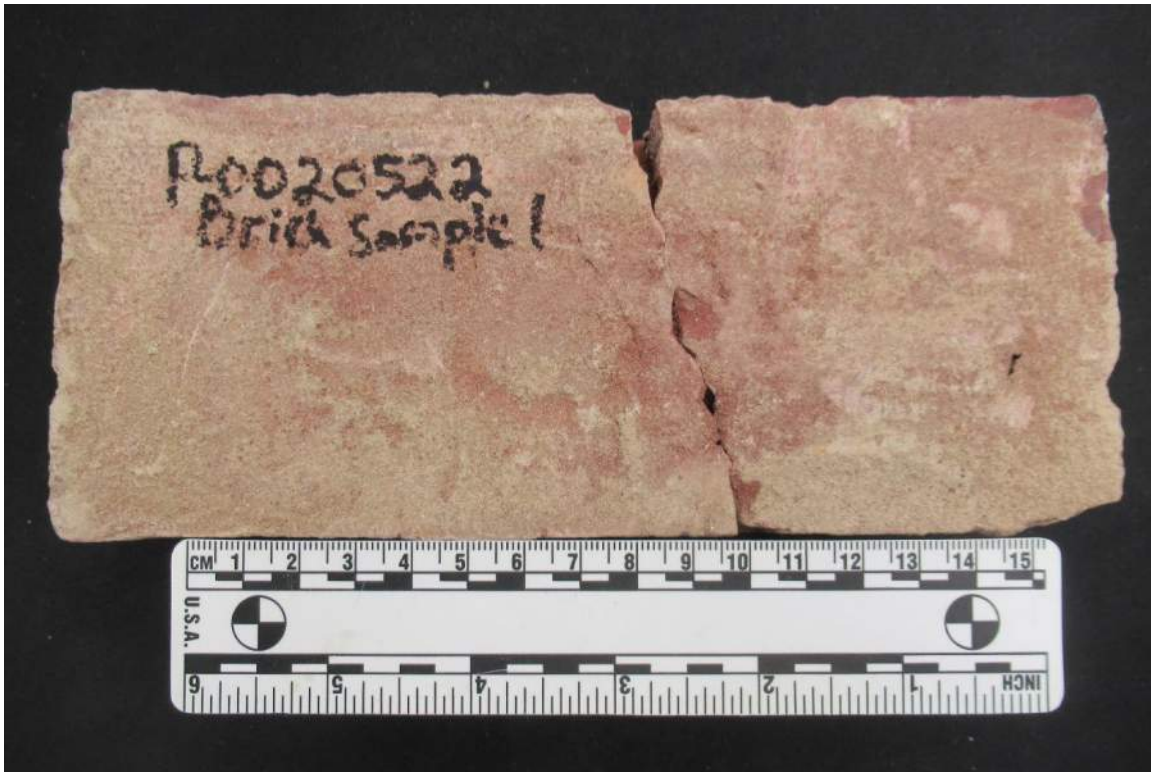
Table IIB: Calculated Composition of Mortar Sample

<u>Client ID</u>	<u>Mortar Sample #8</u>
Siliceous Sand %	78.4
Hydrated Lime %	12.9

Table IIIB: Calculated Volumetric Composition of Mortar Sample

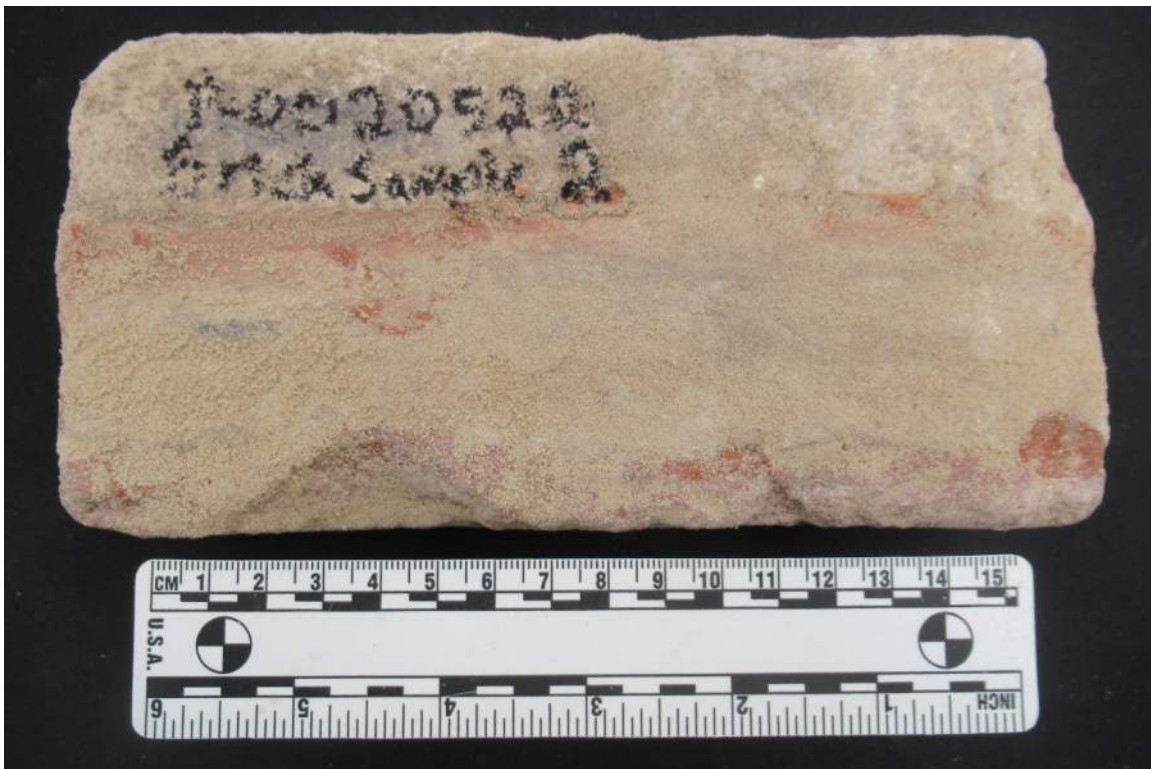
<u>Client ID</u>	<u>Mortar Sample #8</u>
Lime content	1
Sand content	3.0
Lime to Sand	1 : 3.0

Photo: 1



Sample ID: Brick Sample #1 **Description:** Profile of the brick sample as received.

Photo: 2



Sample ID: Brick Sample #2 **Description:** Profile of the brick sample as received.

Photo: 3



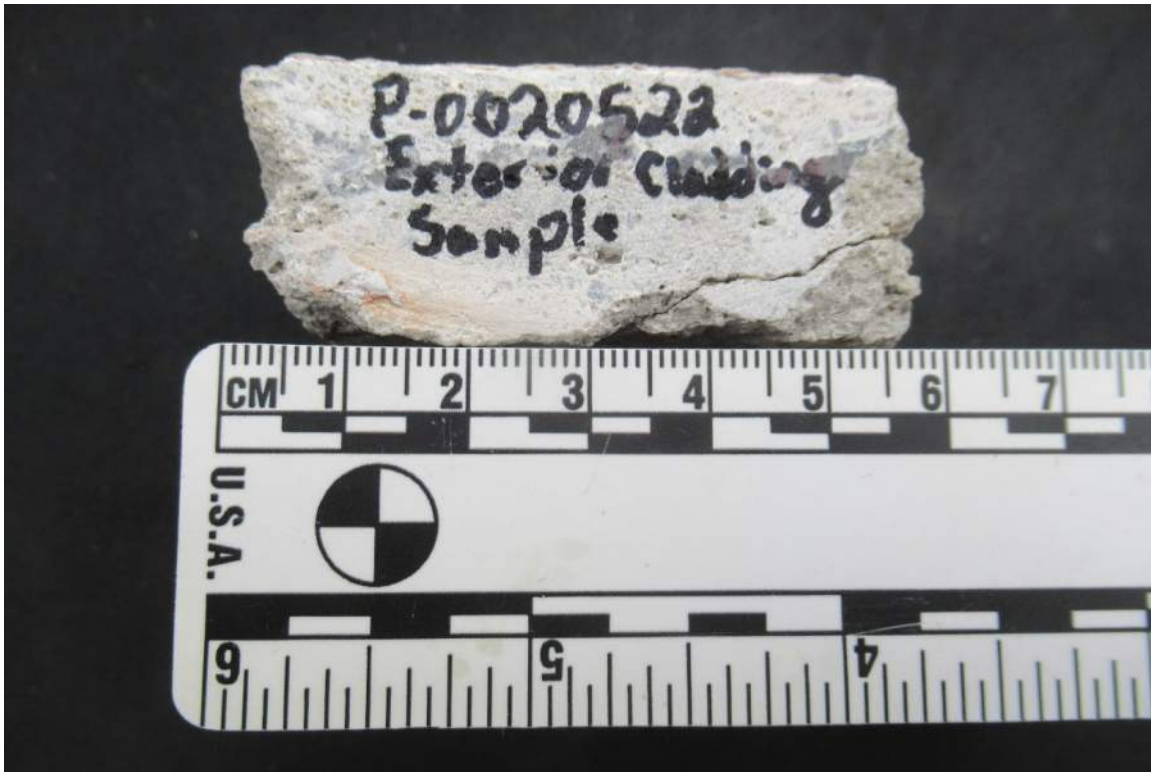
Sample ID: Brick Sample #3 **Description:** Profile of the brick sample as received.

Photo: 4



Sample ID: Brick Sample #4 **Description:** Profile of the brick sample as received.

Photo: 5



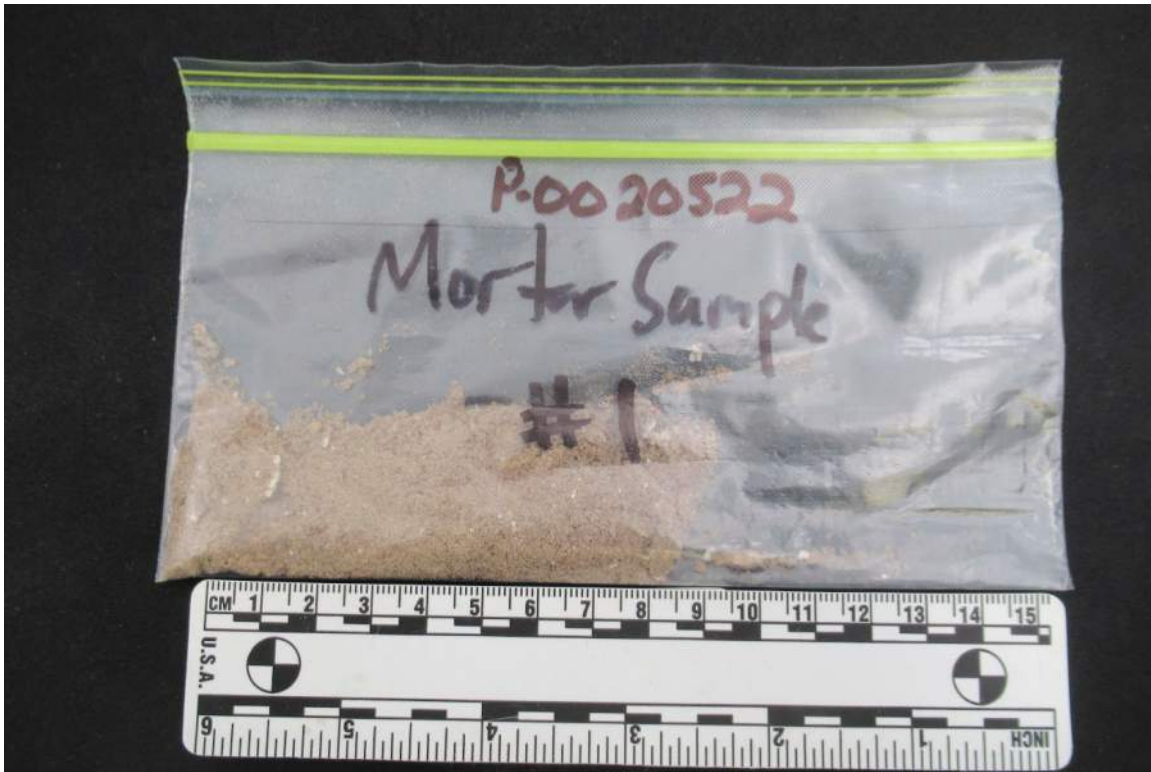
Sample ID: Exterior Cladding Sample **Description:** Profile of the stucco sample as received.

Photo: 6



Sample ID: Exterior Cladding Sample **Description:** Outer surface of the stucco sample as received.

Photo: 7



Sample ID:

Mortar Sample
#1

Description: Overall view of the mortar sample as received.

Photo: 8



Sample ID:

Mortar Sample
#2

Description: Overall view of the mortar sample as received.

Photo: 9

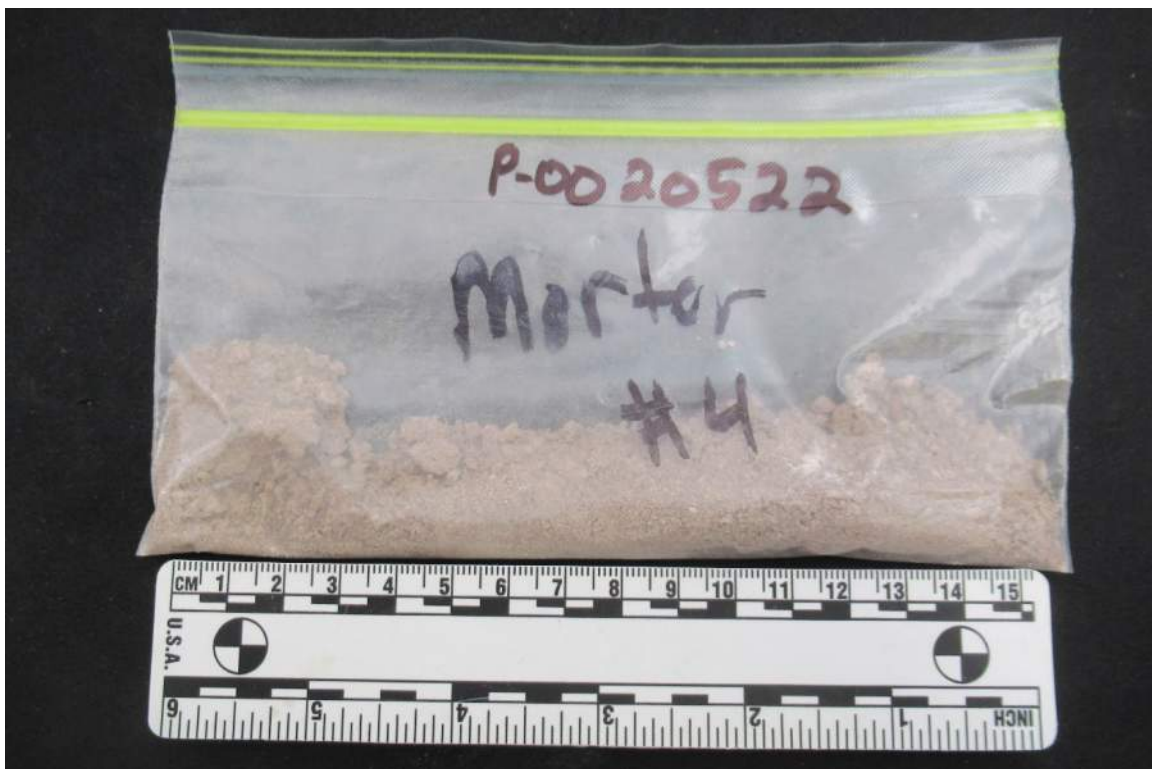


Sample ID:

Mortar Sample
#3

Description: Overall view of the mortar sample as received.

Photo: 10

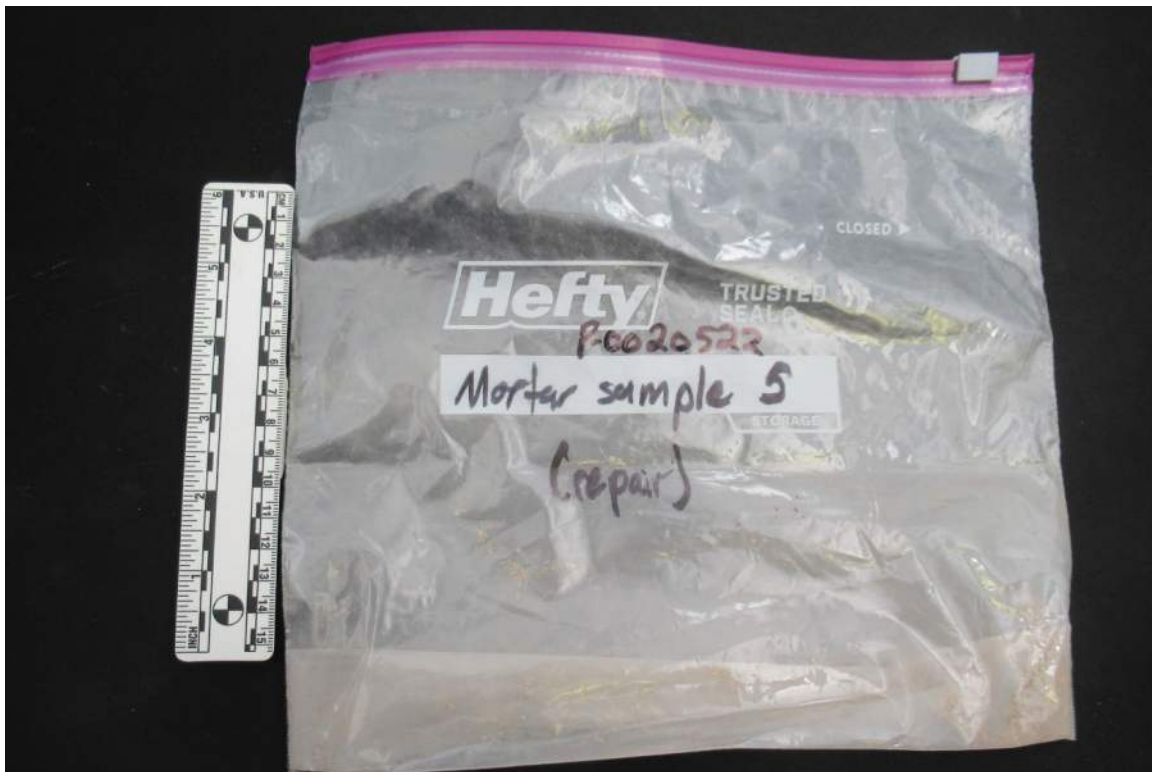


Sample ID:

Mortar Sample
#4

Description: Overall view of the mortar sample as received.

Photo: 11



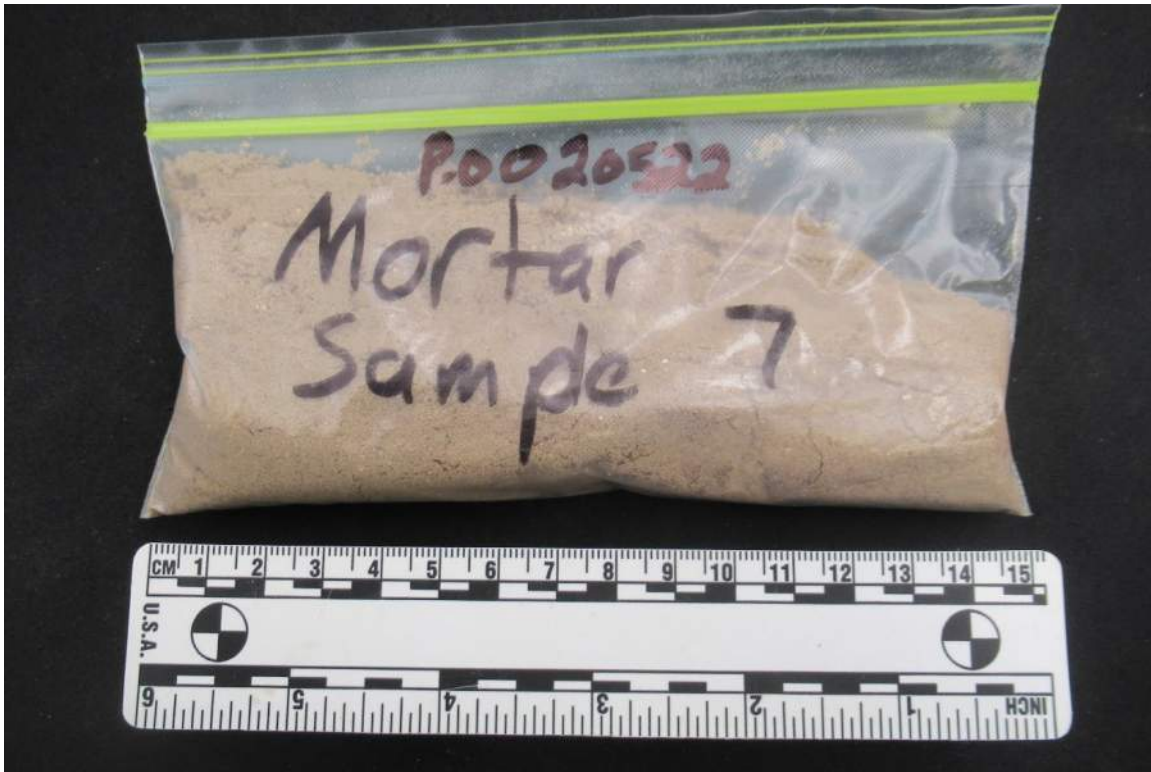
Sample ID: Mortar Sample #5 **Description:** Overall view of the mortar sample as received.

Photo: 12



Sample ID: Mortar Sample #6 **Description:** Overall view of the mortar sample as received.

Photo: 13



Sample ID:

Mortar Sample
#7

Description: Overall view of the mortar sample as received.

Photo: 14



Sample ID:

Mortar Sample
#8

Description: Overall view of the mortar sample as received.

Photo: 15



Sample ID:

Stair Mortar
Sample

Description: Overall view of the mortar sample as received.

Photo: 16

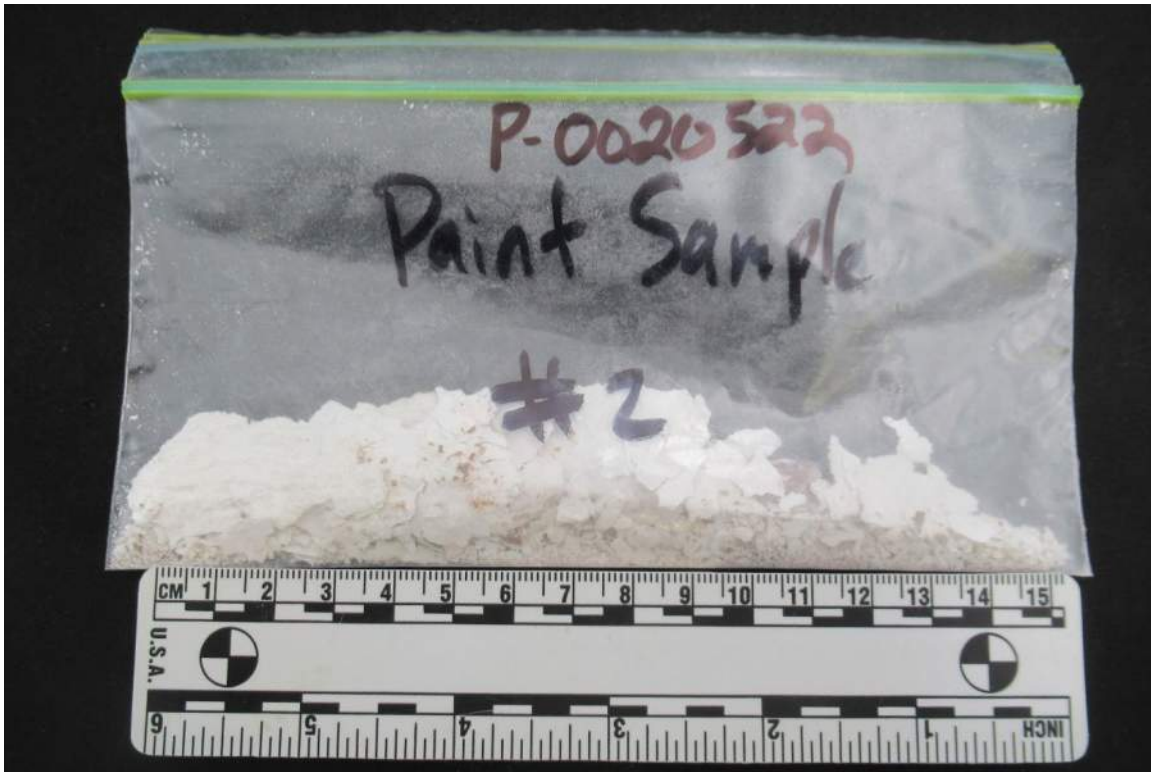


Sample ID:

Paint Sample #1

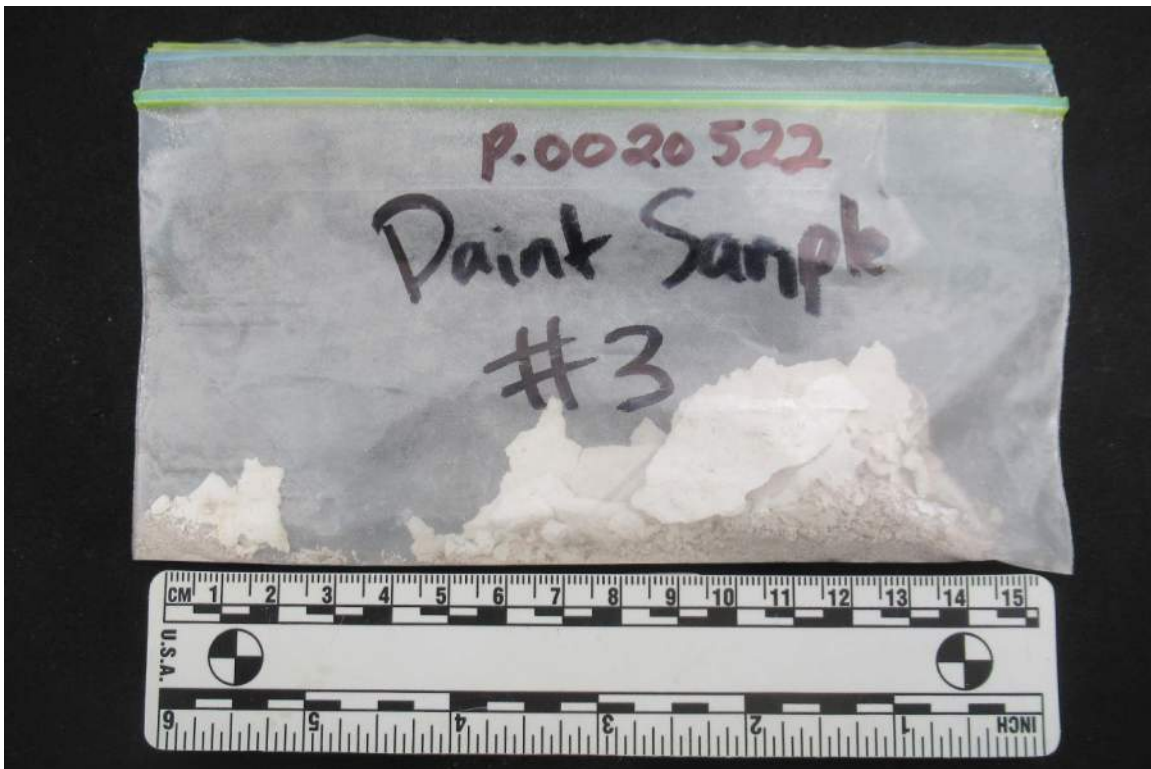
Description: Overall view of the paint sample as received.

Photo: 17



Sample ID: Paint Sample #2 **Description:** Overall view of the paint sample as received.

Photo: 18



Sample ID: Paint Sample #3 **Description:** Overall view of the paint sample as received.

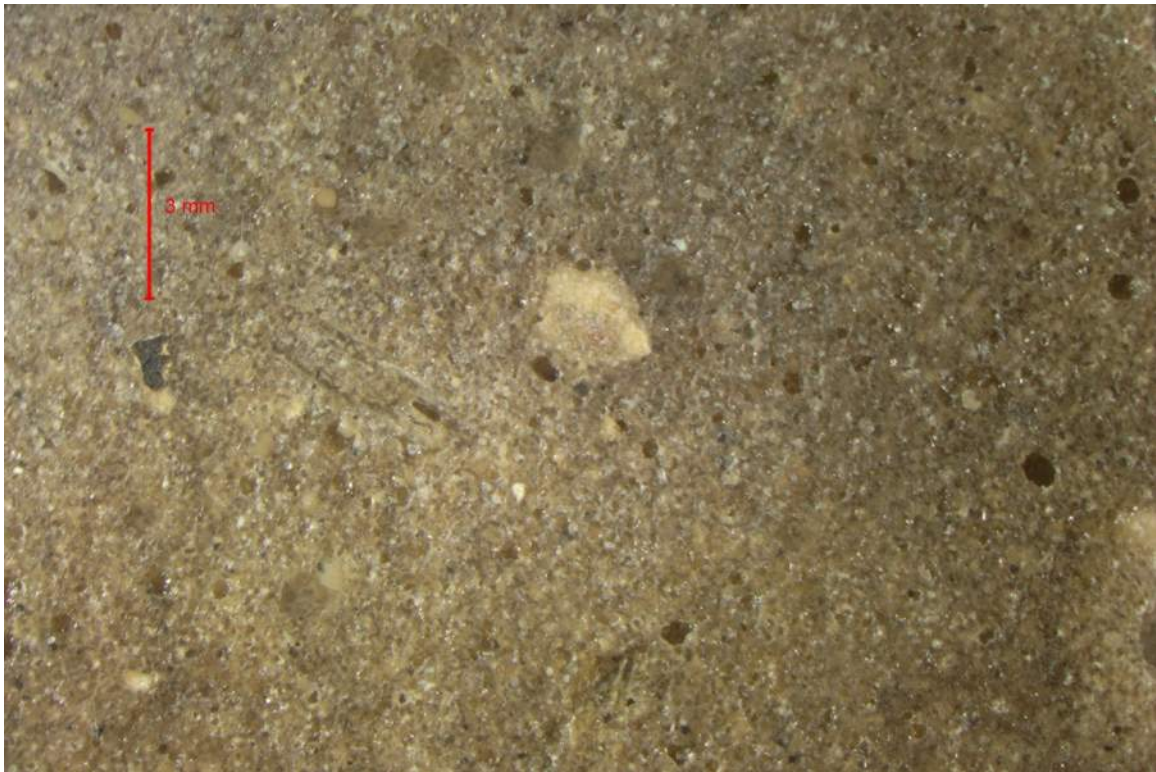
Photo: 19



Sample ID: Exterior Cladding **Description:** Lapped surface of the stucco after epoxy stabilization, viewed at low magnification. Note up to four applications or layers were applied to the outer surface (parge coat, primer, and paint).

Mag: 7x

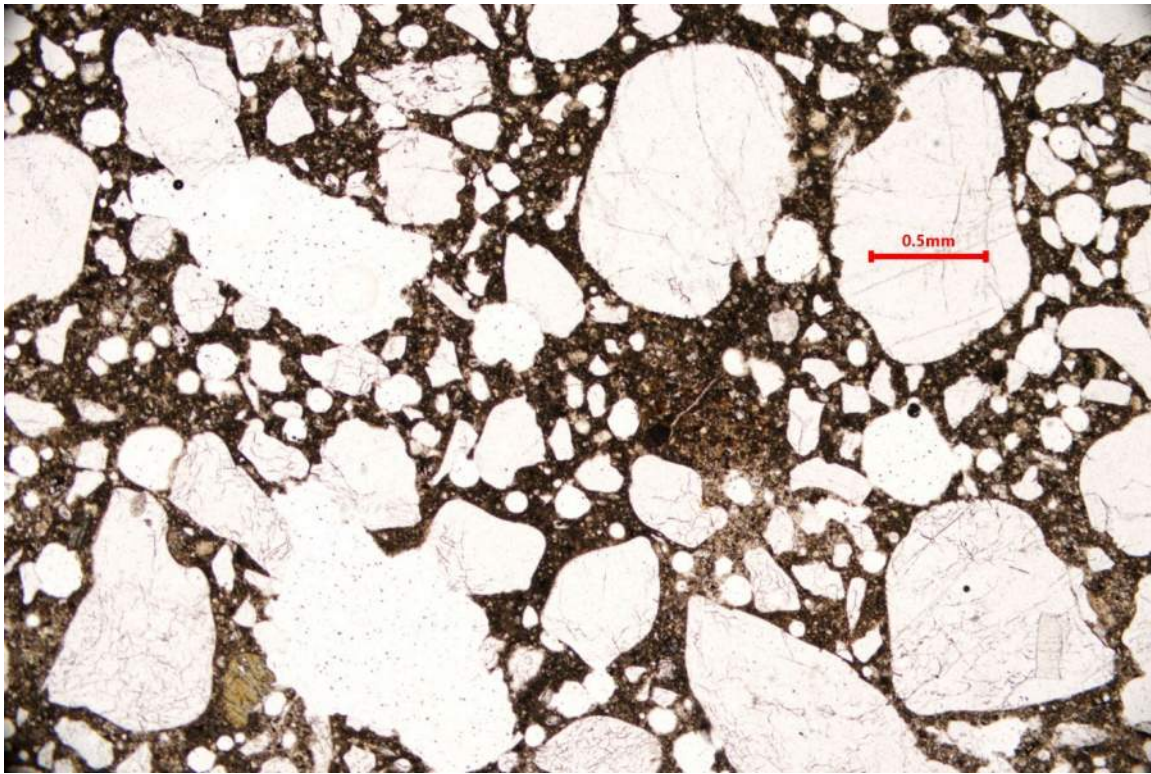
Photo: 20



Sample ID: Mortar Sample **Description:** Lapped surface of the mortar after epoxy stabilization, viewed at low magnification.

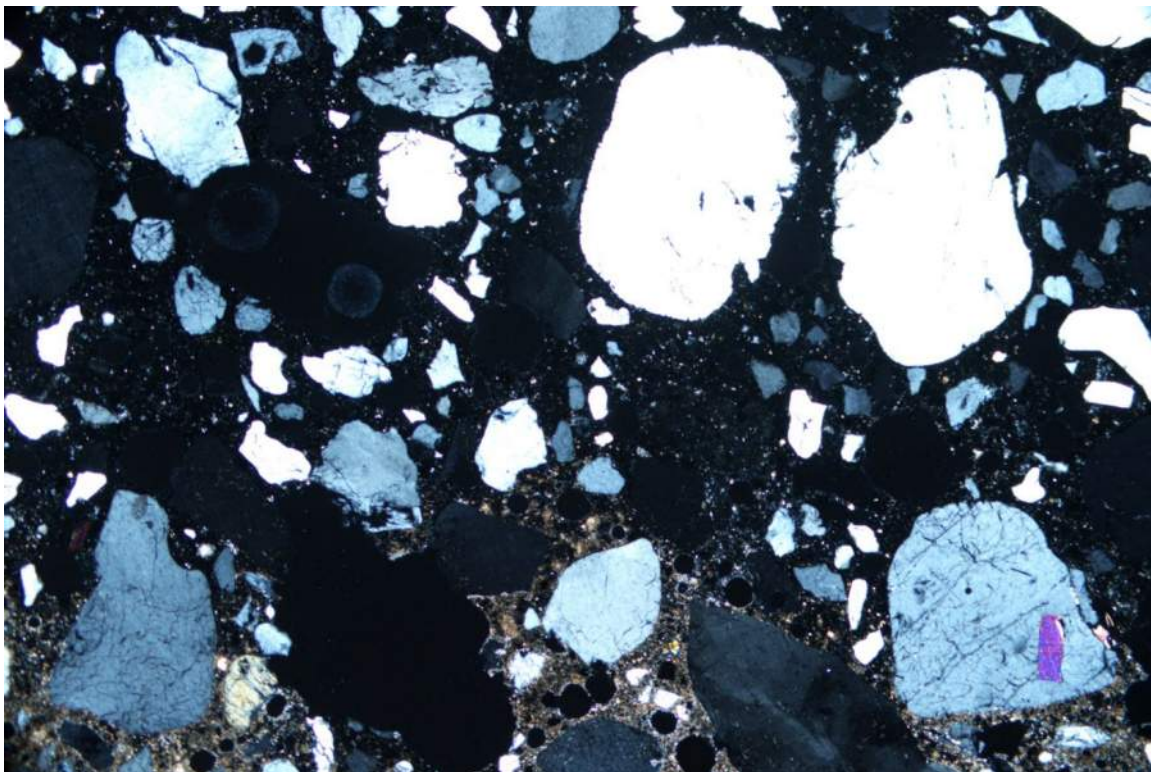
Mag: #8
7x

Photo: 21



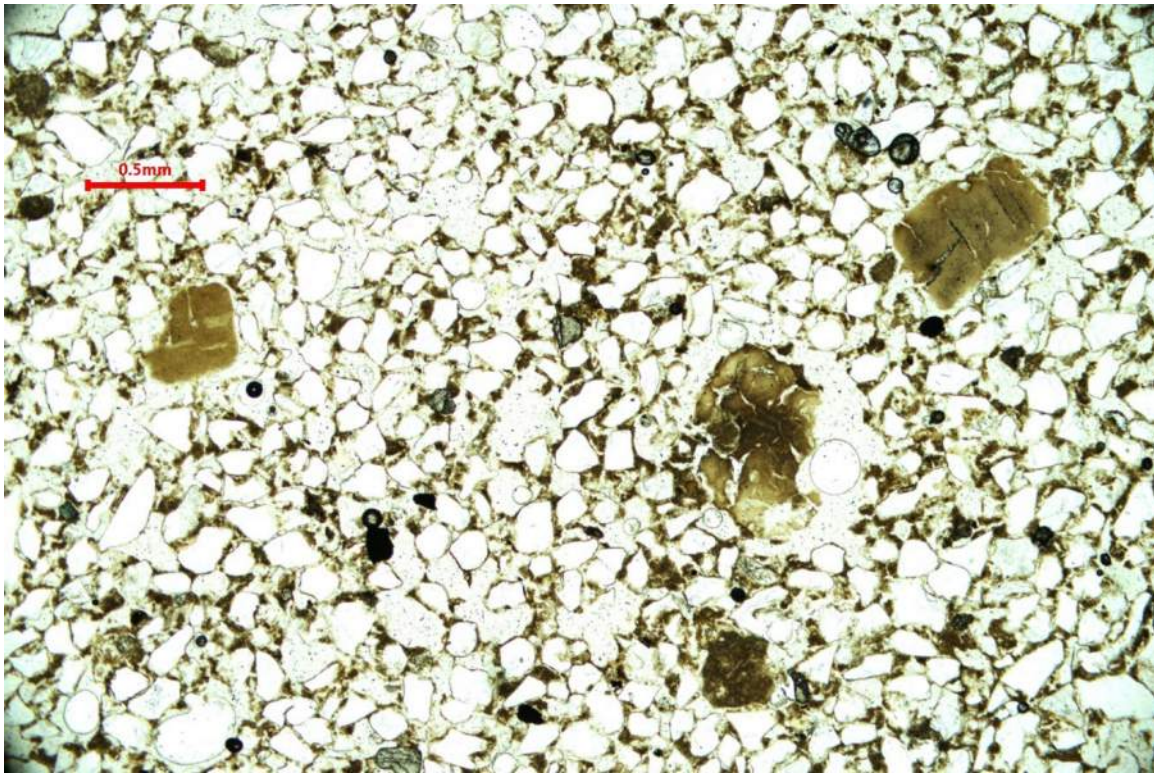
Sample ID: Exterior Cladding Sample
Mag: 40x
Description: Overall view of stucco in thin section under transmitted plane polarized light.

Photo: 22



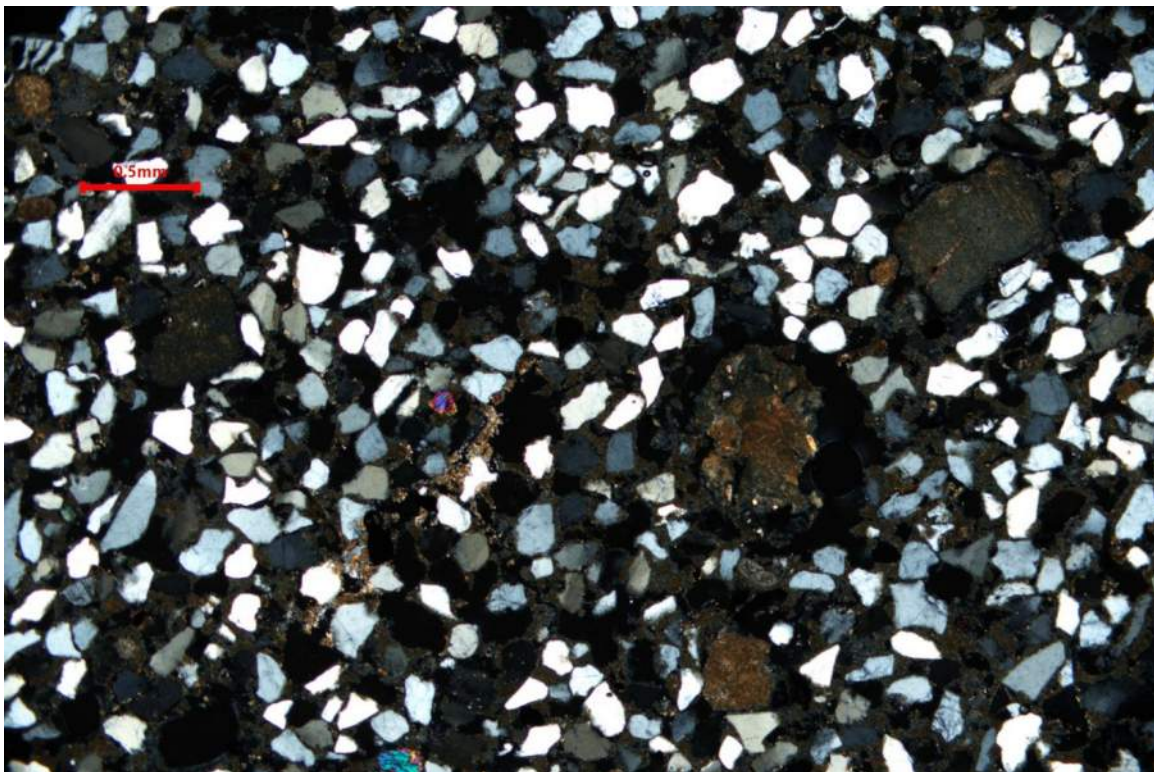
Sample ID: Exterior Cladding Sample
Mag: 40x
Description: Same view as above under transmitted cross polarized light.

Photo: 23



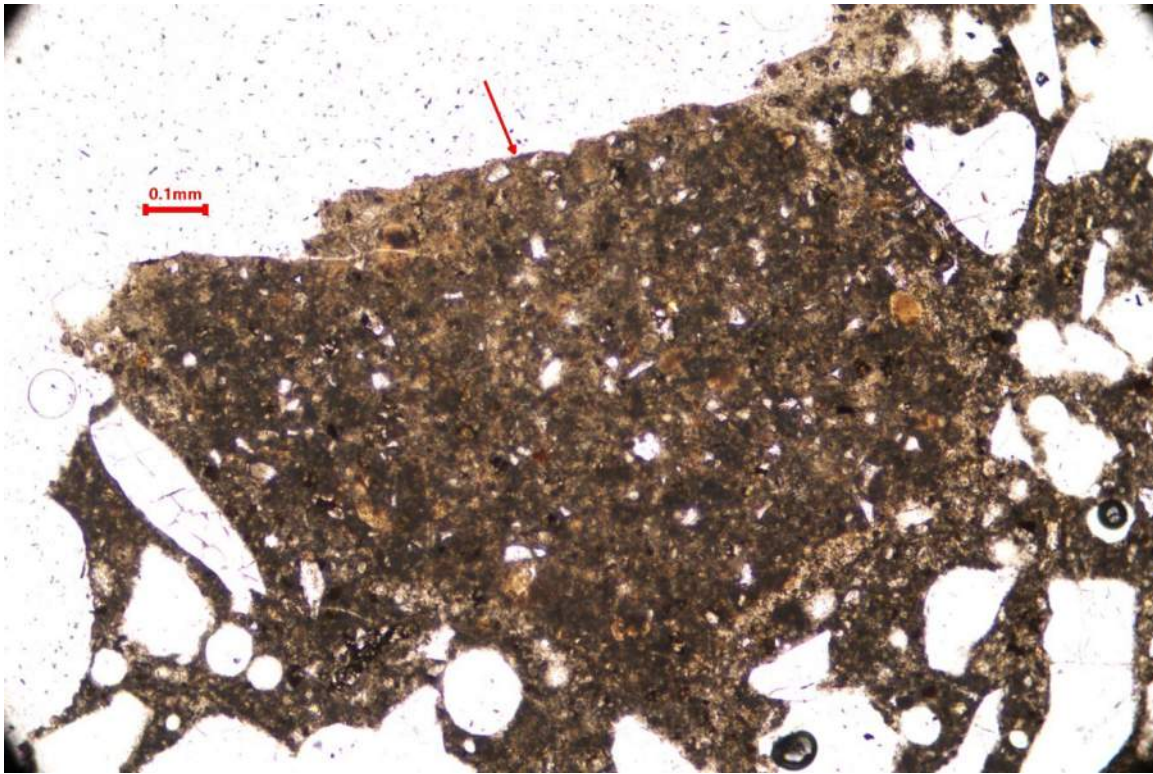
Sample ID: Mortar Sample #8
Mag: 40x
Description: Overall view of mortar in thin section under transmitted plane polarized light.

Photo: 24



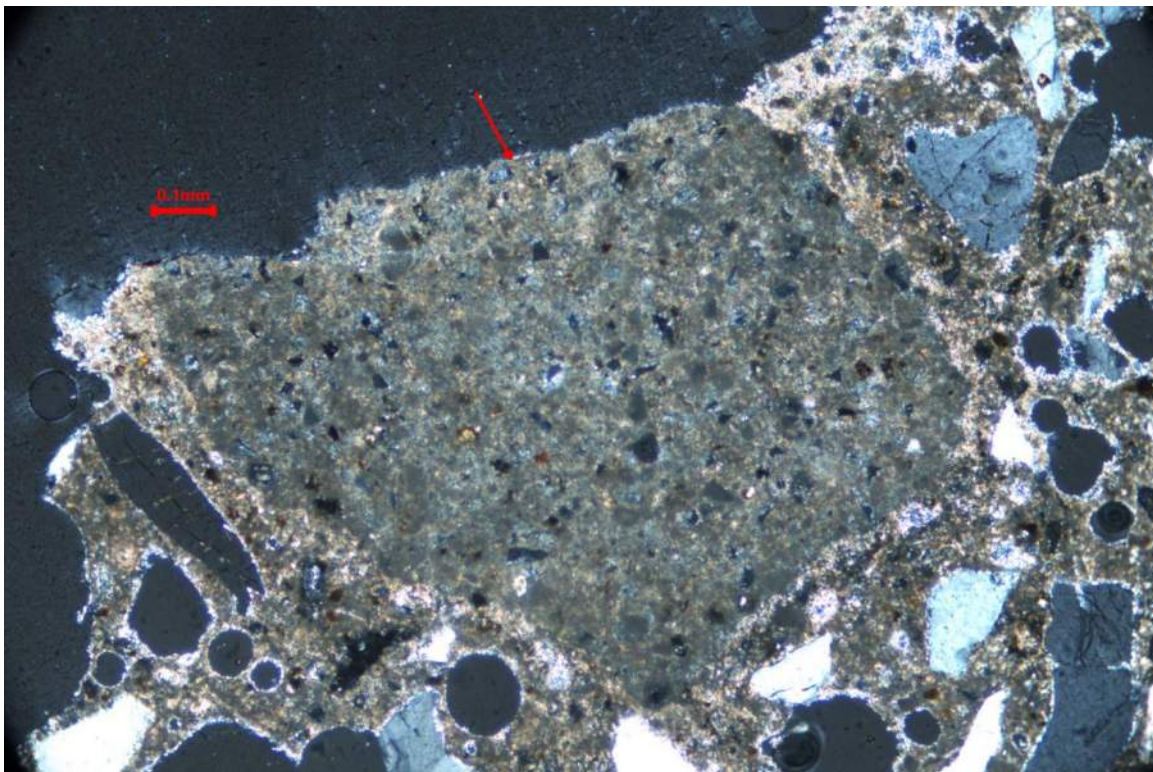
Sample ID: Mortar Sample #8
Mag: 40x
Description: Same view as above under transmitted cross polarized light.

Photo: 25



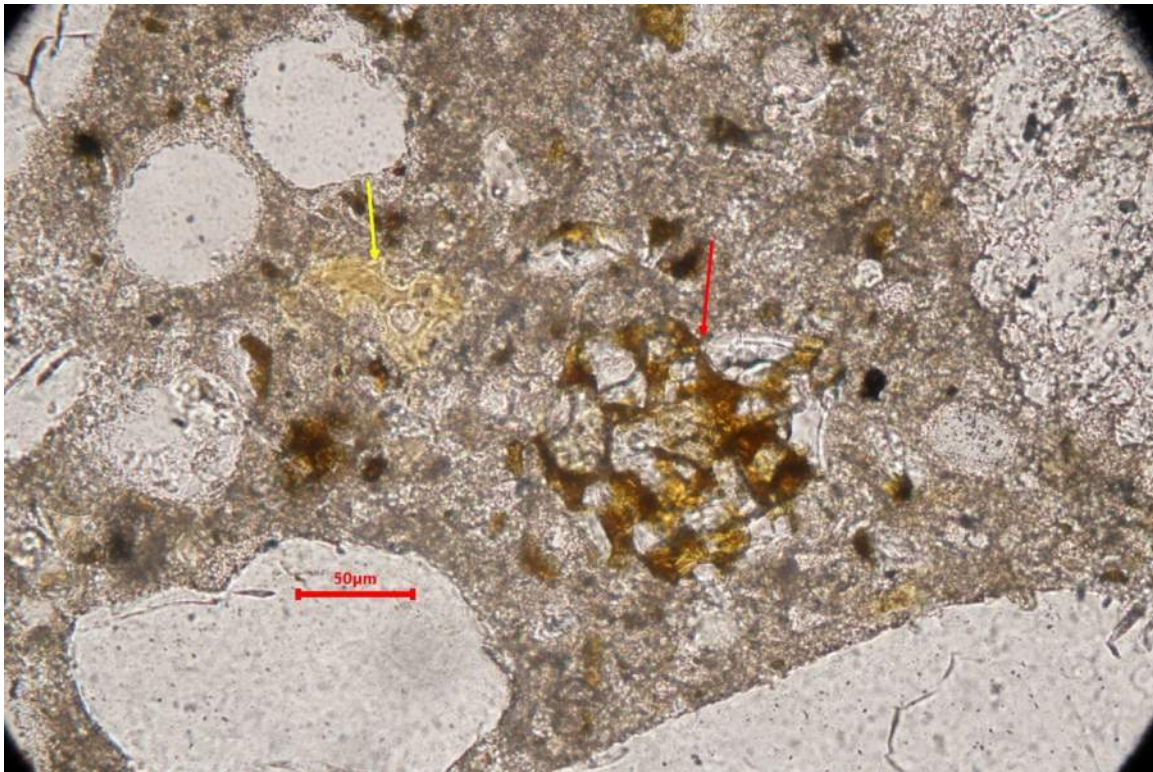
Sample ID:	Exterior Cladding Sample	Description: Sand to pebble sized paste agglomeration (red arrow) containing abundant residual cement particles, as viewed in thin section of stucco with transmitted plane polarized light.
Mag:	100x	

Photo: 26



Sample ID:	Exterior Cladding Sample	Description: Same view as above with transmitted cross polarized light.
Mag:	100x	

Photo: 27



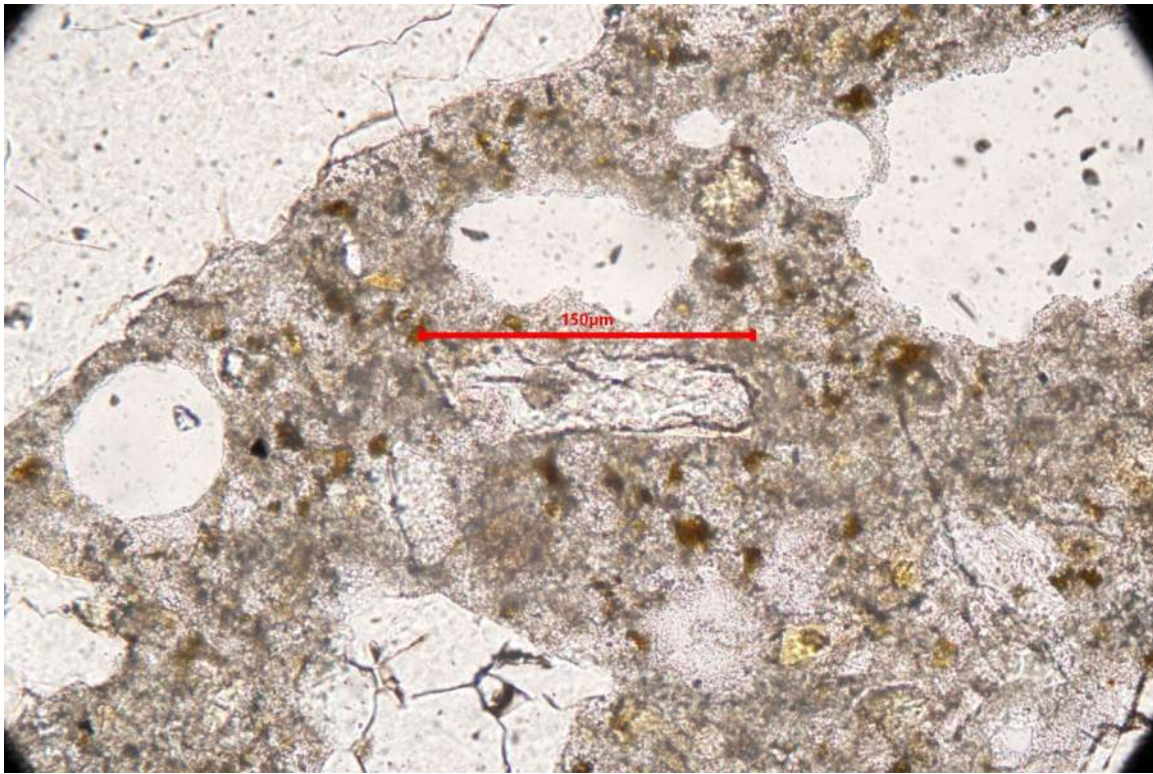
Sample ID: Exterior Cladding
Mag: Sample 400x
Description: Residual portland cement clinker particle (red arrow) and residual slag cement particle with characteristic yellow hydration rim (yellow arrow). Viewed in thin section of stucco with transmitted plane polarized light.

Photo: 28



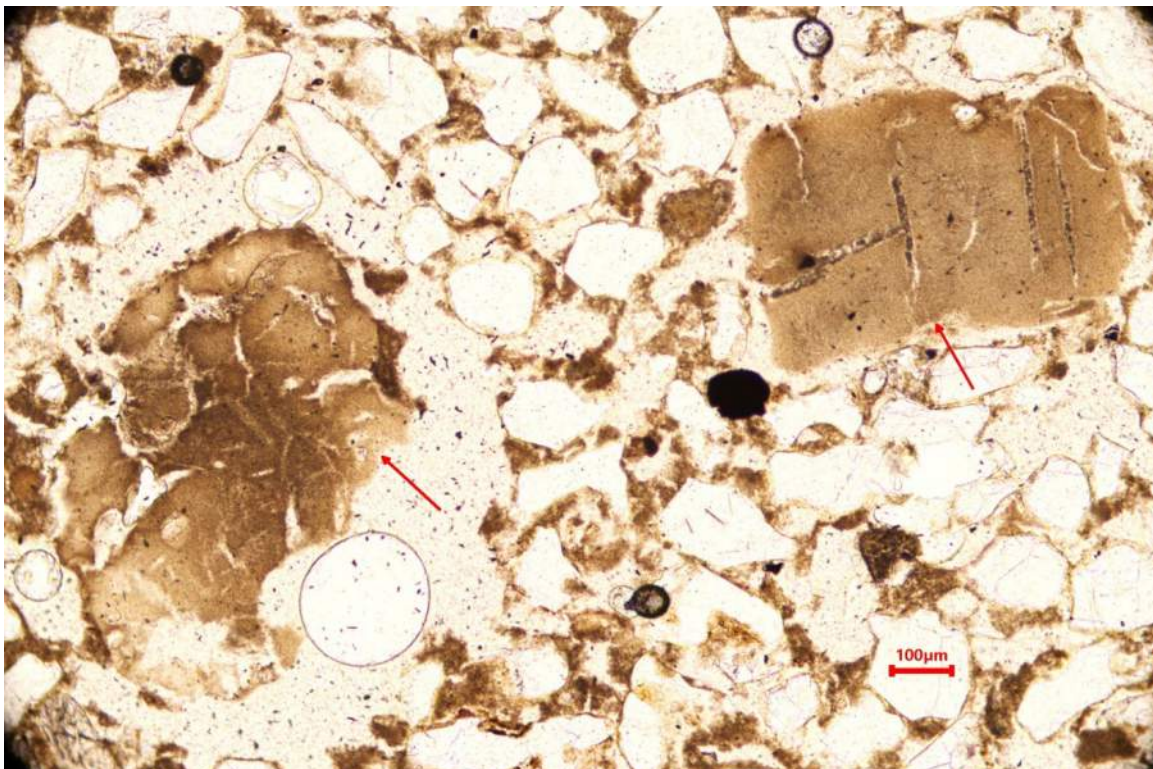
Sample ID: Exterior Cladding
Mag: Sample 400x
Description: Largest documented portland cement clinker particle, measuring roughly 175 microns in its largest dimension. Viewed in thin section of stucco with transmitted plane polarized light.

Photo: 29



Sample ID: Exterior Cladding
Mag: Sample 400x
Description: Largest documented slag cement particle, measuring roughly 150 microns in its largest dimension. Viewed in thin section of stucco with transmitted plane polarized light.

Photo: 30



Sample ID: Mortar Sample
Mag: #8 100x
Description: Sand-sized lime nodules/agglomerations (red arrows) within mortar binder, viewed in thin section with transmitted plane polarized light.



REPORT OF BRICK TESTS, ASTM C67-21

PROJECT:

AMELIA ISLAND LIGHTHOUSE
CONSULTING

AET PROJECT: P-0020522

REPORTED TO:

WALKER CONSULTANTS
10375 Parke Meadows Drive, Suite 425
Lone Tree, CO, 80124
ATTN: Sara Holcomb

DATE: March 20, 2023

Brick Description:

Brick Masonry Units

SAMPLE ID: N/A

Tests were performed in accordance with test procedures in ASTM C67-21, Standard Test Methods for Sampling and Testing Brick and Structural Clay Tile".

Conformance:

For informational use only. The test method specifies 5 samples to be used for compressive strength, absorption, and IRA Suction testing. Only 4 total samples were made available for testing.

**Brick Requirements
ASTM C216-22**

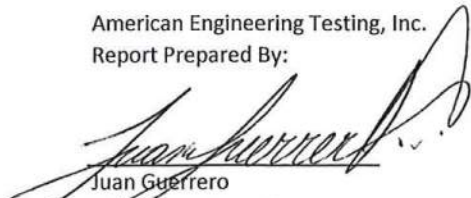
Sample No.	1	2	3	4	Avg.	Avg.	Individual
Compressive Strength, psi.	22,280	8,590	6,590	7,760	11,305	Min. 3000	Min. 2500
Absorption:							
24 Hr, %:		10.92	2.66		6.79		
5 Hr Boil, %		11.64	3.69		7.66	Max. 17.0	Max. 20.0
Saturation Coefficient:		0.94	0.72		0.83	Max. 0.78	Max. 0.80
IRA Suction (g/min/30 in2)		16.26	9.76		13.01		
Unit Weight, lb/ft3:	126.90	122.51	140.34	117.22	126.74		

Sample No.	1	2	3	4
Width, in	3.20	3.63	3.66	3.77
Height, in	2.16	2.13	2.01	2.12
Length, in	7.56	7.31	7.44	4.01

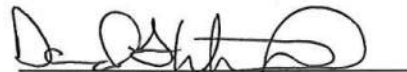
Remarks: The samples have been consumed in the process of testing. For further information, please contact us at the number listed below.

American Engineering Testing, Inc.

Report Prepared By:


Juan Guerrero
Laboratory Supervisor
651-2199249

Report Reviewed By:


David G. Wirth
Manager, Construction Services
651-6591373

PICTURES OF BRICK TESTS, ASTM C67-21

PROJECT:

AMELIA ISLAND LIGHTHOUSE
CONSULTING

AET PROJECT: P-0020522

REPORTED TO:

WALKER CONSULTANTS
10375 Parke Meadows Drive, Suite 425
Lone Tree, CO, 80124
ATTN: Sara Holcomb

DATE: March 20, 2023



Samples cleaning and preparing for Tests.



Samples for compression Test.

**CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION**

City of Fernandina Beach
204 Ash Street
Fernandina Beach, FL 32034

ADDENDUM No. 2

The following changes are applicable to the original documents and specifications of **ITB 24-23**. This Addendum No.2 now becomes part of the original Invitation to Bid and shall be acknowledged by attaching a copy of this Addendum, signed by an authorized representative of the person or firm submitting the bid. Failure to do so may disqualify the bid submittal.

Submitters shall thoroughly familiarize themselves with the contents of this Addendum before submitting the bid.

NAME: _____ **TITLE:** _____

ADDRESS: _____

CITY: _____ **STATE:** _____

AUTHORIZED SIGNATURE: _____ **DATE:** _____

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

The restoration/preservation of the Historic Amelia Island Lighthouse is a four-year project broken down into four phases. Each phase listed below is detailed in the Walker Consultants' *Conditions Assessment of the Amelia Island Lighthouse* and guidelines documented *Conditions Assessment of the Amelia Island Lighthouse* should be followed during construction. Additionally, the City will separately employ a Historic Preservation Architect/Engineer to provide on-site and remote guidance to the selected vendor and the City to ensure construction is performed consistent with U.S. National Park Service Secretary of the Interior's Standards for the Treatment of Historic Properties. The City would prefer the selected contractor to follow the four-year project to completion.

Phase 1 is limited to interior Masonry Preservation and Repairs consisting of cleaning and paint stripping of approximately 3000 SF interior masonry.

1. Contractor Mobilization
2. Interior Brick Masonry Cleaning and Existing Coating Stripping

Phase 2 is Exterior Lighthouse Cladding Preservation, Selective Repairs and Coating consisting of three tasks: The following three tasks of phase 2 must be completed by **May 15, 2025**.

1. Exterior Stucco Patch Repairs
2. Exterior Cleaning and Mineral Coat Application
3. Granite Stair Tread Repairs/Consolidation

Phase 3 is Comprehensive Interior Masonry Re-pointing approximately 3000 SF – contingent upon funding.

1. Contractor Mobilization
2. Interior Brick Masonry Re-pointing and Selective Brick Replacement
3. Limited Cladding Repairs at Exterior Corroded Cast Iron Connections

Phase 4 is Selective Interior Masonry Repairs and Consolidant Application- contingent upon funding.

1. Contractor Mobilization
2. Selective Interior Masonry Repairs and Consolidant Application

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

After discussions with the Grant Administrator the Lighthouse Repairs/Restoration is to be done in phases not categories. Addendum No. 2 Changes the “Categories to Phases” to align with the Walker Consultants Assessment. The assessment is published as a second document.

1. Please confirm exterior area to be attend is from grade to bottom of the lantern level? And that no work is included or intended at the lantern level or above?
No work is intended to include the lantern level or above.
2. Please confirm or clarify any limitations on staging in proximity to the lighthouse? And that the contractor will be ability to use lawn and paved areas as needed for staging of equipment and materials?
Staging materials on the lawn and paved areas will need to be coordinated with City Staff.
3. Has a pre-alteration hazardous material assessment been conducted of all surfaces to be disturbed in the project? If so, can the report be provided?
The April 19, 2023 Walker Report states in the Limitations section that, “we have not reviewed or evaluated the presence of, or the subsequent mitigation of, hazardous materials including, but not limited to, asbestos and PCB.”
4. If lead based paint (LBP) or asbestos containing materials (ACM) are discovered, will abatement or remediation procedures that are required be treated as a changed condition with appropriate change orders? **Yes.**
5. There are no formal project specifications or drawings noted with the solicitation documents. Will there be any requirements for division 1 or technical submittals?
Historic preservation oversight is required for this project. These services are being bid separately. Formal specifications and drawings will be provided by the vendor that will be awarded this bid.
6. For ~~Category 1~~, **Phase 1** -, how many square feet or percentage of area should be included by the contractor for complete removal of non-breathable coatings?
The Walker Report states, “No coating material that is firmly adhering to, and thus protecting masonry surfaces, should not be removed. However, based on the observed conditions at the interior brick masonry walls, COMPLETE removal of the non-breathable, existing deteriorated interior coating materials is recommended.”

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

7. Who is responsible for identifying all areas of interior brick coated with a non-breathable coating?

The awarded bidder is responsible for removal of the interior brick coating

8. For ~~Category 2~~, Phase 2 - have any trial tests been conducted for applications of stone consolidant to the granite treads to determine or demonstrate the appropriateness of this treatment and the number of applications best suited for the treatment?

Test results can be found in Appendix B of the Walker Report.

9. For ~~Category 2~~, Phase 2 - is there a specific quantity of stone repairs to be conducted in LF or SF for each repair type?

See appendix A and page 20 of the Walker Consultants Assessment

10. For ~~Category 3~~, Phase 2 - how many square feet of stucco repair should be included in the bid price?

All damaged/cracked/delineated stucco should be repaired prior to new mineral silicate coating.

11. For ~~Category 3~~, Phase 2 - the mineral silicate coating requires bonding to bare masonry substrates. Accordingly, it is recommended the existing coating be entirely removed by the gentlest means possible which may involve chemical or mechanical means. Please confirm it is the intent to 100% remove the existing coating to properly prepare the stucco substrates for a new mineral silicate coating?

It is NOT recommended to remove the existing coating. Reference pages 14-15 of the Walker Consultants Assessment.

12. For ~~Category 4~~, Phase 3 - please clarify or designate all locations where cast iron should be treated as described?

No work is intended to include the lantern level or above.

13. For ~~Category 5~~, Phase 3 - please confirm interior brick repointing scope of work is intended to be 100% repointing?

Per the Walker Report, "Based on observed conditions, Walker recommends 100% repointing at lighthouse interior masonry wall surfaces and selective replacement of damaged or deteriorated brick masonry units."

14. For ~~Category 5~~, Phase 3 - please confirm the approximate quantity of brick replacement that should be included in the base bid?

Contractor should plan on 10% brick replacement

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

15. For ~~Category 5~~, **Phase 3** - please confirm if salvaged or new matching brick for replacement are acceptable, or if replacement brick must be either salvaged or new?
Salvaged and matching brick is preferred
16. For ~~Category 5~~, **Phase 3** - please confirm if NHL mortar is acceptable for use?
Reference page 12-13 of the Walker Consultants Assessment
17. Please confirm location of water for contractor use in proximity to the lighthouse?
Water is available on property for use and is approximately 100' away from the lighthouse
18. Please confirm if contractor will be permitted to use electric from available sources at or near the lighthouse? **Yes**
19. Please verify number and size of breakers/circuits and locations of outlets available for contractor use?
There is a 15/20a outlet in the lower level of the lighthouse and a 15/20a outlet in the oil house building which is approximately 25' away.
20. Please confirm if the contractor will be permitted to work weekends if needed.
Weekend work is allowable.
21. Please confirm if the bid due date can be extended if the Q&A's are returned within 7 days of the bid due date, currently set for Nov 21st?
Bid date MAY be extended; however, that extension date has not yet been determined.
22. When does the City anticipate award of the project?
The City plans to award the bid by the end of 2024.
23. When does the City anticipate issuance of Notice to Proceed (NTP)?
The City plans to issue a NTP within 2 weeks of awarding bid

An amended Exhibit A-1, Bid Pricing Form follows on the next page.

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

"AMENDED" - EXHIBIT "A-1"

BID PRICING FORM

The undersigned, having carefully examined the Contract Documents and the site of the proposed work and being familiar with the obstacles and conditions that will be encountered during the execution of the work, hereby offers, and agrees to furnish all labor, materials, supervision and equipment necessary to perform the Construction in accordance with the proposed contract documents, without exception for the following:

INCLUDED IN PHASE 1 BASE BID:

Phase 1: funding approved

Category/Phase 1

1. Contractor Mobilization \$_____LS
2. Interior Brick Masonry
Cleaning and Existing Coating Stripping \$_____LS

Phase 2: funding approved

Category/Phase 2

1. Contractor Mobilization \$_____LS
2. Exterior Stucco Patch Repairs \$_____LS
3. Exterior Cleaning and Mineral
Silicate Coating \$_____LS
4. Granite Stair Tread Repair/
Consolidation Treatment \$_____LS

Phase 3: based on receipt of grant funding

Category/Phase 3

2. Contractor Mobilization \$_____LS
4. Interior Brick Masonry Re-pointing
and Selective Brick Replacement \$_____LS

Phase 4: based on receipt of grant funding

Category/Phase 4

1. Contractor Mobilization \$_____LS
2. Selective Interior Masonry Repairs and
Consolidant Application \$_____LS

TOTAL LUMP SUM PRICE: _____ \$_____

(in words)

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "A"
CONTACT SHEET

Name: Specialized Property Services, Inc.

Federal Taxpayer ID: 59-3674931

Mailing Address: 9605 US Hwy 92

City, State, & Zip Code: Tampa, FL 33610

Telephone: 800-446-4274 Fax: 813-514-2794

Email: danmartucci@ssgrp247.net

Submitted By: Daniel G Martucci

Title: President

Accounting Contact:

Name: Dawn Parents Title: Lead Project Coordinator

Email Address: dawnparents@ssgrp247.net Phone: 813-246-4274

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION

"AMENDED" - EXHIBIT "A-1"

BID PRICING FORM

The undersigned, having carefully examined the Contract Documents and the site of the proposed work and being familiar with the obstacles and conditions that will be encountered during the execution of the work, hereby offers, and agrees to furnish all labor, materials, supervision and equipment necessary to perform the Construction in accordance with the proposed contract documents, without exception for the following:

INCLUDED IN PHASE 1 BASE BID:

Phase 1: funding approved

Category/Phase 1

- | | | |
|--|----------------------|----|
| 1. Contractor Mobilization | \$ <u>140,931.67</u> | LS |
| 2. Interior Brick Masonry
Cleaning and Existing Coating Stripping | \$ <u>23779.82</u> | LS |

Phase 2: funding approved

Category/Phase 2

- | | | |
|---|----------------------|----|
| 1. Contractor Mobilization | \$ <u>140,000.00</u> | LS |
| 2. Exterior Stucco Patch Repairs | \$ <u>440497.00</u> | LS |
| 3. Exterior Cleaning and Mineral
Silicate Coating | \$ <u>25670.99</u> | LS |
| 4. Granite Stair Tread Repair/
Consolidation Treatment | \$ <u>27723.45</u> | LS |

Phase 3: based on receipt of grant funding

Category/Phase 3

- | | | |
|--|---------------------|----|
| 2. Contractor Mobilization | \$ <u>10000.00</u> | LS |
| 4. Interior Brick Masonry Re-pointing
and Selective Brick Replacement | \$ <u>254794.50</u> | LS |

Phase 4: based on receipt of grant funding

Category/Phase 4

- | | | |
|--|--------------------|----|
| 1. Contractor Mobilization | \$ <u>5000.00</u> | LS |
| 2. Selective Interior Masonry Repairs and
Consolidant Application | \$ <u>93445.64</u> | LS |

TOTAL LUMP SUM PRICE: _____ \$ 1,161,843.06

One million, one hundred sixty one thousand, eight hundred forty three dollars & six cents

(in words)

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "A-1"

BID FORM (CONTINUED)

This Bid is submitted by:

If Bidder is:

An Individual

Name (typed or printed): _____

By: _____

(Individual's signature)

Doing business as: _____

A Partnership

Partnership Name: _____

By: _____

(Signature of general partner -- attach evidence of authority to sign)

Name (typed or printed): _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

BID FORM (CONTINUED)

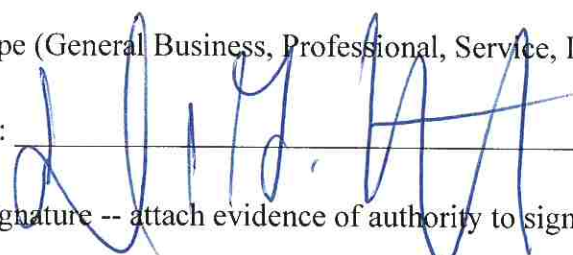
A Corporation

Corporation Name: Specialized Property Services, Inc.

(SEAL)

State of Incorporation: Florida

Type (General Business, Professional, Service, Limited Liability): SCORP.

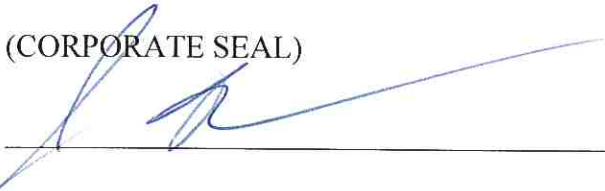
By: 

(Signature -- attach evidence of authority to sign)

Name (typed or printed): Daniel G Martucci

Title: President

(CORPORATE SEAL)

Attest 

Date of Qualification to do business in Florida is 10 / 9 / 2000

A Joint Venture

Name of Joint Venture: _____

First Joint Venturer Name: _____ (SEAL)

By: _____

(Signature of first joint venture partner -- attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

Second Joint Venturer Name: _____

(SEAL)

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "A-1"

BID FORM (CONTINUED)

By: _____

(Signature of second joint venture partner -- attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

(Each joint venture entity must sign. The manner of signing for each individual, partnership, and corporation that is a party to the joint venture should be in the manner indicated above.)

Bidder's Business Address _____

Phone No. _____ Fax No. _____

E-mail _____

SUBMITTED on _____ 20 ____.

State Contractor License No. _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "B"

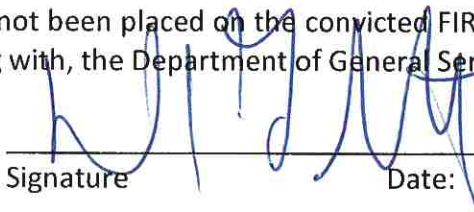
SWORN STATEMENT UNDER F.S. SECTION 287.133(3) (A), ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted with Bid, Proposal or Contract for Bid 24-23.
2. This sworn statement is submitted by (entity) Specialized Property Services, Inc whose business address is 9605 E Hwy 92 Tampa, FL 33610 and (if applicable) Federal Employer Identification Number (FEIN) is 59-3674931 (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)
3. My name is Daniel G Martucci and my relationship to the entity named above is President.
4. I understand that a "public entity crime" as defined in Paragraph 287.133(a) (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 with the United States, including, but not limited to, any proposal or contract for goods or services to be provided to any public entity or any agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
5. I understand that "convicted" or "conviction" as defined in paragraph 287.133(a) (b), Florida Statutes, means finding of guilt or a conviction of a public entity crime with or without an adjudication of guilt, in any federal or state trial court of records 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.
6. I understand that an "affiliate" as defined in Paragraph 287.133(1) (a), Florida Statutes, means:
 1. A predecessor or successor of a person convicted of a public entity crime; or
 2. 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 City of Fernandina Beach, Florida ownership by one of shares constituting a controlling income among persons when not for fair interest in another person, or a pooling of equipment or income among persons when not for fair market value under a length agreement, shall be a prima facie case that one person controls another person. A person who was knowingly convicted of a public entity crime, in Florida during the preceding 36 months shall be considered an affiliate.

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

7. I understand that a "person" as defined in Paragraph 287.133(1) (e), Florida Statutes, means any natural person or entity organized under the laws of the state or of the United States with the legal power to enter into a binding contract for 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.
8. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. (Please indicate which statement applies)
- ☒ Neither the entity submitting this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, nor affiliate of the entity have been charged with and convicted of a public entity crime subsequent to July 1, 1989.
- ☐ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members, or agents who are active in 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. (Please attach a copy of the final order.)
- ☐ The person or affiliate was placed on the convicted FIRM list. There has been a subsequent proceeding before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer determined that it was in public interest to remove the person or affiliate from the convicted FIRM list. (Please attach a copy of the final order.)
- ☐ The person or affiliate has not been placed on the convicted FIRM list. (Please describe any action taken by, or pending with, the Department of General Services.)

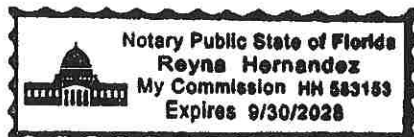


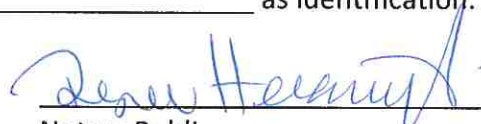
Signature Date: 11/20/2024

STATE OF FLORIDA

COUNTY OF Hillsborough

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this 20 day of Nov., 2024, and is personally known to me, or has provided _____ as identification.





Notary Public
My Commission expires: 09/30/2028

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "C"

DRUG-FREE WORKPLACE CERTIFICATION

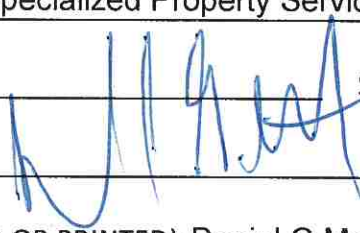
The below-signed INDIVIDUAL/FIRM certifies that it has implemented a drug-free workplace program. In order to have a drug-free workplace prepare, a business shall:

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violation of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or services a copy of the statement specified in paragraph 1.
4. In the statement in paragraph 1., notify the employees that, as a condition of working on the commodities or contractual services that are under proposal, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of nolo contendere to, any violation occurring in the workplace no later than five (5) working days after such conviction.
5. Impose a sanction on, or require fine satisfactory participation in drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign this statement, I Certify that this firm complies fully with the above drug-free workplace requirements.

COMPANY: Specialized Property Services, Inc

CITY: Tampa STATE: FL ZIP CODE: 33610

SIGNATURE:  PHONE: 813-246-4274

NAME (TYPED OR PRINTED): Daniel G Martucci TITLE: President

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "D"

E-VERIFY STATEMENT

Bid/Proposal Number: Bid 24-23

Project Description: HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

I/FIRM acknowledges and agrees to the following:

I/FIRM shall utilize the U.S. Department of Homeland Security's E-Verify system, in accordance with the terms governing use of the system, to confirm the employment eligibility of:

1. All persons employed by the FIRM during the term of the Contract to perform employment duties within Florida; and
2. All persons assigned by the FIRM to perform work pursuant to the contract with the Department.

Individual/Company/Firm: Specialized Property Services, Inc

Authorized Signature:  _____

Title: President

Date: 11/20/2024

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "E"

PROPOSER ACKNOWLEDGEMENTS AND AGREEMENTS

The undersigned, as an employee or agent of the Proposer, having the authority to sign a binding agreement on behalf of the corporation, company, or firm presenting this submittal, confirms understanding and/or agreement and/or takes exception with any statement in the following sections of this RFP document.

1. INTRODUCTION AND GENERAL INFORMATION
Understands and agrees to all terms.
2. PROPOSAL INSTRUCTIONS, TERMS AND CONDITIONS
Understands and agrees to all terms.
3. EVALUATION AND CONTRACT OVERVIEW
Understands and agrees to all terms.
4. PROPOSER'S RESPONSE: SUBMITTAL INFORMATION
Understands and agrees to all terms.
5. PROPOSER'S RESPONSE: PROPOSED TEAM
Understands and agrees to all terms.
6. PROPOSER'S RESPONSE: PROPOSED COMPENSATION
Understands and agrees to all terms.

Name: Daniel G Martucci

Title: President

Signature: _____

Date: 11/20/2024

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "F"

CONFLICT OF INTEREST STATEMENT

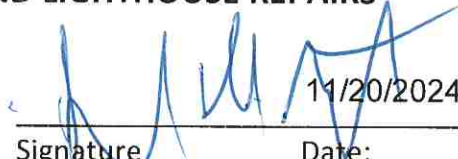
This sworn statement is submitted with Bid, Proposal or Contract for Bid 24-23.

This sworn statement is submitted by (entity) Specialized Property Services, Inc. whose business address is 9605 E. US Highway 92, Tampa, FL 33610 and (if applicable) Federal Employer Identification Number (FEIN) is 59-3674931 (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: Daniel G.)

My name is Martucci and my relationship to the entity named above is President.

1. The above-named entity is submitting a Proposal for the City of Fernandina Beach.
2. The Affiant has made diligent inquiry and provides the information contained in the Affidavit based upon his/her own knowledge.
3. The Affiant states that only one submittal for the above proposal is being submitted and that the above-named entity has no financial interest in other entities submitting proposals for the same project.
4. Neither the Affiant nor the above-named entity has directly or indirectly entered into any agreement, participated in any collusion, or otherwise taken any action in restraints of free competitive pricing in connection with the entity's submittal for the above proposal. This statement restricts the discussion of pricing data until the completion of negotiations if necessary and execution of the Contract for this project.
5. Neither the entity not its affiliates, nor anyone associated with them, is presently suspended or otherwise ineligible from participation in contract letting by any local, State, or Federal Agency.
6. Neither the entity nor its affiliates, nor anyone associated with them have any potential conflict of interest due to any other clients, contracts, or property interests for this project.
7. I certify that no member of the entity's ownership or management is presently applying for an employee position or actively seeking an elected position with the City of Fernandina Beach.
8. I certify that no member of the entity's ownership or management, or staff has a vested interest in any aspect of the City of Fernandina Beach.
9. In the event that a conflict of interest is identified in the provision of services, I, on behalf of the above-named entity, will immediately notify the City of Fernandina Beach.

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**



Signature Date: 11/20/2024

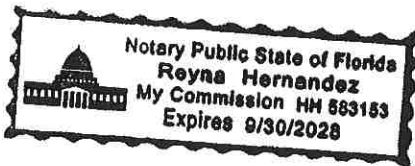
STATE OF FLORIDA
COUNTY OF Hillsborough

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this 20 day of Nov, 2024, and is personally known to me, or has provided _____ as identification.



Notary Signature

My Commission expires: 09/30/2028



THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS

EXHIBIT "G"

NON-COLLUSION AFFIDAVIT

This sworn statement is submitted with Bid, Proposal, or Contract for Bid 24-23.

This sworn statement is submitted by (entity) Specialized Property Services, Inc. whose business address is 9605 E. US Highway 92 Tampa, FL 33610 and (if applicable) Federal Employer Identification Number (FEIN) is 59-3674931 (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

Daniel G

My name is Martucci and my relationship to the entity named above is President.

1. The above named is fully informed respecting the preparation and contents of the attached submittal and of all pertinent circumstances respecting such submittal;
2. Such Submittal is genuine and is not a collusive or sham submittal;
3. Neither the said Submitter nor any of its officers, partners, owners, agents, representatives, employees, or parties in interest, including this affiant, has in any way colluded, connived, or agreed, directly or indirectly, with any other Bidder, firm or person to submit a collusive or sham Submittal in connection with such Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other Bidder, firm, or person to fix the price or prices in the attached submittal or any other Bidder, or to fix any overhead, profit or cost element of the submittal price or the submittal price of any other Bidder, or to secure through any collusion, connivance, or unlawful agreement any advantage against the City of Fernandina Beach, Florida or any person interested in the proposed Contract; and
4. The price or prices quoted in the attached submittal are fair and proper and are not tainted by any collusion, conspiracy, connivance, or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.

Signature

Date:

11/20/2024

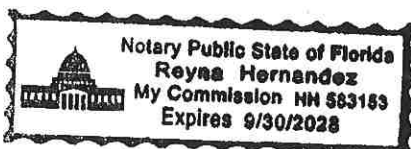
STATE OF FLORIDA

COUNTY OF Hillsborough

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this 20 day of November, 2024 and is personally known to me, or has provided _____ as identification.

[Signature]
Notary Signature

My Commission expires: 09/30/2024



THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

EXHIBIT "H"

DISPUTES DISCLOSURE FORM

Answer the following questions by placing an "X" after "YES" or "NO". If you answer "YES", please explain in the space provided, or via attachment.

Has your firm or any of its officers, received a reprimand of any nature or been suspended by the Department of Professional Regulations or any other regulatory agency or professional association within the last five (5) years?

YES ___ NO X

Has your firm, or any member of your firm, been declared in default, terminated or removed from a contract or job related to the services your firm provides in the regular course of business within the last five (5) years?

YES ___ NO X

Has your firm had against it or filed any request for equitable adjustment, contract claims, bid protest, or litigation in the past five (5) years that is related to the services your firm provides in the regular course of business?

YES ___ NO X

If yes, state the nature of the request for equitable adjustment, contract claim, litigation, or protest, and state a brief description of the case, the outcome or status of the suit and the monetary amounts or extended contract time involved.

I hereby certify that all statements made are true and agree and understand that any misstatement or misrepresentation or falsification of facts shall be cause for forfeiture of rights for further consideration of this proposal for the City of Fernandina Beach.

Specialized Property Services, Inc.

11/20/2024

Firm

Date

Daniel G Martucci, President

Authorized Signature

Printed or Typed Name and Title

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
INVITATION TO BID #24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS**

**"ATTACHMENT A"
LIST OF SUBCONTRACTORS**

I _____/DO, X_____/DO NOT, propose to subcontract some of the work on this project. I
propose to subcontract work to the following contractors/firms:

CONTRACTOR/FIRM NAME:	ADDRESS:	DESCRIPTION OF WORK/SERVICES TO BE PERFORMED:	CONTRACT AMOUNT

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 1
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION**

City of Fernandina Beach
204 Ash Street
Fernandina Beach, FL 32034

ADDENDUM No. 1

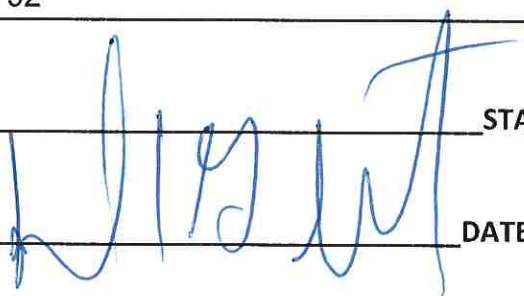
The following changes are applicable to the original documents and specifications of **ITB 24-23**. This Addendum No.1 now becomes part of the original Invitation to Bid and shall be acknowledged by attaching a copy of this Addendum, signed by an authorized representative of the person or firm submitting the bid. Failure to do so may disqualify the bid submittal.

Submitters shall thoroughly familiarize themselves with the contents of this Addendum before submitting the bid.

NAME: Daniel G Martucci **TITLE:** President

ADDRESS: 9605 E US Hwy 92

CITY: Tampa **STATE:** FL

AUTHORIZED SIGNATURE:  **DATE:** 11/20/2024

**CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 2
ITB 24-23
HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS/RESTORATION**

City of Fernandina Beach
204 Ash Street
Fernandina Beach, FL 32034

ADDENDUM No. 2

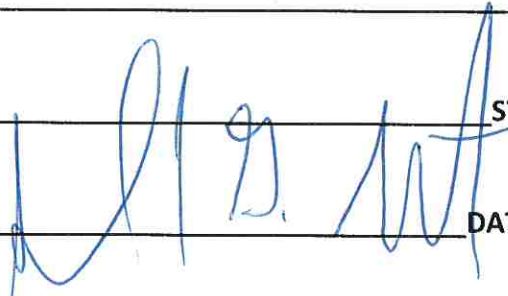
The following changes are applicable to the original documents and specifications of **ITB 24-23**. This Addendum No.2 now becomes part of the original Invitation to Bid and shall be acknowledged by attaching a copy of this Addendum, signed by an authorized representative of the person or firm submitting the bid. Failure to do so may disqualify the bid submittal.

Submitters shall thoroughly familiarize themselves with the contents of this Addendum before submitting the bid.

NAME: Daniel G Martucci **TITLE:** President

ADDRESS: 9605 E US Hwy 92

CITY: Tampa **STATE:** FL

AUTHORIZED SIGNATURE:  **DATE:** 11/20/2024

Document A310™ – 2010

Conforms with The American Institute of Architects AIA Document 310

Bid Bond

CONTRACTOR:

(Name, legal status and address)

Specialized Property Services, Inc.
9605 E. US Highway 92
Tampa, FL 33610

SURETY:

(Name, legal status and principal place of business)

Westfield Insurance Company
P.O. Box 5001
Westfield Center, OH 44251-5001

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

OWNER:

(Name, legal status and address)

City of Fernandina Beach
204 Ash St.
Fernandina Beach, FL 32034

BOND AMOUNT: \$ 5%

Five Percent of Amount Bid

PROJECT:

(Name, location or address, and Project number, if any)

Bid #24-23 - HISTORIC AMELIA ISLAND LIGHTHOUSE REPAIRS - Masonry Repairs and painting - 215
O'Hagan Lane, Fernandina Beach, FL 32034

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 21st day of November, 2024

(Witness)

(Witness) Tracey C. Brown-Boone

Specialized Property Services, Inc.

(Principal)

(Seal)

By:

(Title)

Westfield Insurance Company

(Surety)

(Seal)

By:

(Title) Kevin Wojtowicz

Attorney-in-Fact

General
Power
of AttorneyWestfield Insurance Co.
Westfield National Insurance Co.
Ohio Farmers Insurance Co.
Westfield Center, Ohio

CERTIFIED COPY

Know All Men by These Presents, That WESTFIELD INSURANCE COMPANY, WESTFIELD NATIONAL INSURANCE COMPANY and OHIO FARMERS INSURANCE COMPANY, corporations, hereinafter referred to individually as a "Company" and collectively as "Companies," duly organized and existing under the laws of the State of Ohio, and having its principal office in Westfield Center, Medina County, Ohio, do by these presents make, constitute and appoint
KEVIN WOJTOWICZ, JENNIFER STEPHENS, JOHN R. NEU, JOINTLY OR SEVERALLY

of ST. PETERSBURG and State of FL its true and lawful Attorney(s)-in-Fact, with full power and authority hereby conferred in its name, place and stead, to execute, acknowledge and deliver any and all bonds, recognizances, undertakings, or other instruments or contracts of suretyship-

LIMITATION: THIS POWER OF ATTORNEY CANNOT BE USED TO EXECUTE NOTE GUARANTEE, MORTGAGE DEFICIENCY, MORTGAGE GUARANTEE, OR BANK DEPOSITORY BONDS.

and to bind any of the Companies thereby as fully and to the same extent as if such bonds were signed by the President, sealed with the corporate seal of the applicable Company and duly attested by its Secretary, hereby ratifying and confirming all that the said Attorney(s)-in-Fact may do in the premises. Said appointment is made under and by authority of the following resolution adopted by the Board of Directors of each of the WESTFIELD INSURANCE COMPANY, WESTFIELD NATIONAL INSURANCE COMPANY and OHIO FARMERS INSURANCE COMPANY:

"Be It Resolved, that the President, any Senior Executive, any Secretary or any Fidelity & Surety Operations Executive or other Executive shall be and is hereby vested with full power and authority to appoint any one or more suitable persons as Attorney(s)-in-Fact to represent and act for and on behalf of the Company subject to the following provisions:

The Attorney-in-Fact, may be given full power and authority for and in the name of and on behalf of the Company, to execute, acknowledge and deliver, any and all bonds, recognizances, contracts, agreements of indemnity and other conditional or obligatory undertakings and any and all notices and documents canceling or terminating the Company's liability thereunder, and any such instruments so executed by any such Attorney-in-Fact shall be as binding upon the Company as if signed by the President and sealed and attested by the Corporate Secretary."

"Be it Further Resolved, that the signature of any such designated person and the seal of the Company heretofore or hereafter affixed to any power of attorney or any certificate relating thereto by facsimile, and any power of attorney or certificate bearing facsimile signatures or facsimile seal shall be valid and binding upon the Company with respect to any bond or undertaking to which it is attached." (Each adopted at a meeting held on February 8, 2000).

In Witness Whereof, WESTFIELD INSURANCE COMPANY, WESTFIELD NATIONAL INSURANCE COMPANY and OHIO FARMERS INSURANCE COMPANY have caused these presents to be signed by their National Surety Leader and Senior Executive and their corporate seals to be hereto affixed this 02nd day of JANUARY A.D., 2020.

Corporate
Seals
Affixed

WESTFIELD INSURANCE COMPANY
WESTFIELD NATIONAL INSURANCE COMPANY
OHIO FARMERS INSURANCE COMPANY

Gary W. Stumper

By: Gary W. Stumper, National Surety Leader and Senior Executive

State of Ohio
County of Medina ss.:

On this 02nd day of JANUARY A.D., 2020, before me personally came Gary W. Stumper to me known, who, being by me duly sworn, did depose and say, that he resides in Hartford, CT; that he is National Surety Leader and Senior Executive of WESTFIELD INSURANCE COMPANY, WESTFIELD NATIONAL INSURANCE COMPANY and OHIO FARMERS INSURANCE COMPANY, the companies described in and which executed the above instrument; that he knows the seals of said Companies; that the seals affixed to said instrument are such corporate seals; that they were so affixed by order of the Boards of Directors of said Companies; and that he signed his name thereto by like order.

Notarial
Seal
Affixed

David A. Kotnik

David A. Kotnik, Attorney at Law, Notary Public
My Commission Does Not Expire (Sec. 147.03 Ohio Revised Code)

State of Ohio
County of Medina ss.:

I, Frank A. Carrino, Secretary of WESTFIELD INSURANCE COMPANY, WESTFIELD NATIONAL INSURANCE COMPANY and OHIO FARMERS INSURANCE COMPANY, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney, executed by said Companies, which is still in full force and effect; and furthermore, the resolutions of the Boards of Directors, set out in the Power of Attorney are in full force and effect.

In Witness Whereof, I have hereunto set my hand and affixed the seals of said Companies at Westfield Center, Ohio, this 21st day of November A.D., 2024



Frank A. Carrino Secretary

Frank A. Carrino, Secretary

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

INTRODUCTION

The City of Fernandina Beach, Florida is requesting competitive sealed responses for **PROFESSIONAL CONSULTANT PROJECT MANAGEMENT SERVICES FOR AN ARCHITECT/ENGINEER QUALIFIED IN HISTORIC PRESERVATION** of brick masonry structures for the rehabilitation of the Amelia Island Lighthouse in Fernandina Beach, Florida.

The City will receive sealed submittals at the location stated below not later than **2:00pm, December 3, 2024**.

Any submittal received after the above stated time and date will not be considered. It will be the sole responsibility of the Respondent to have its submittal delivered to the City of Fernandina Beach, by U.S. Mail, hand delivery or any other method available to him/her; however, facsimile, or electronic submittals will not be accepted. Delay in delivery will be the sole responsibility of the Respondent. Submittals received after the deadline will not be considered.

RESPONDENTS ARE REFERRED TO THE ATTACHED GENERAL CONDITIONS FOR OTHER IMPORTANT INFORMATION REGARDING THE REQUEST FOR QUALIFICATIONS PROCESS, REQUIREMENTS AND EXHIBITS.

The original RFQ submittal (**1 original, 4 copies and 1 electronic copy, CD, or thumb drive**) must be delivered to City Hall in a sealed package, clearly marked on the outside, **RFQ 24-04** and addressed to:

City of Fernandina Beach
Attn: City Clerk's Office – **RFQ #24-04**
204 Ash Street
Fernandina Beach, FL 32034

Hand delivered Submittal is to be taken to the Clerk's Office at the above address.

The submittal must be submitted on the specified **Contact Sheet**, hereto attached as "**Exhibit A**" and **Price Submittal Form**, hereto attached as "**Exhibit A-1**". The person signing the Response Form must have the authority to bind the proposer to the Submittal. All information on the Price Submittal form must be provided, or the submittal may not be accepted.

The competitive sealed Submittal must be accompanied by a "**Public Entity Crimes**", herein provided as "**Exhibit B**", "**Drug-Free Workplace Certification**" herein provides as "**Exhibit C**", "**E-Verify Statement**" herein provided as "**Exhibit D**", "**Proposer Acknowledgements and Agreements**", herein provided as "**Exhibit E**", "**Conflict of Interest**", herein provided as, "**Exhibit F**", "**Non-Collusion Affidavit**", herein provided as "**Exhibit G**" and "**Dispute Disclosure**", herein provided as "**Exhibit H**".

In accordance with Item 16, General Terms and Conditions, please provide **proof the Consultant is not listed in the Excluded Parties List System**, a federal suspension and debarment listing.

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

SCOPE OF WORK

The City of Fernandina Beach, Florida (City) is requesting the services of an experienced, qualified Historic Preservation Architect/Engineer to assist the City during the restoration of the exterior brick facade of the Historic Amelia Island Lighthouse located at 215 O'Hagan Lane, Fernandina Beach, FL.

The 67 ft tall historic Lighthouse was originally constructed in 1839 utilizing bricks from the Cumberland Island, Georgia lighthouse. The building is comprised of brick masonry walls, which range from 4 ft thick at the base to 2 ft thick at the top and are encased by an exterior, white painted stucco finish. The interior masonry walls of the lighthouse are covered in white paint, which is significantly delaminated and deteriorated. The lighthouse is the oldest operational lighthouse in the State of Florida and is the westernmost lighthouse on the East Coast of the United States. It is classified as one of "Florida's Historic Lighthouses" and is listed on the National Historic Register.

The Consultant's scope of work consists of;

Providing construction phase administration to include routine site visits (biweekly) on behalf of the City, on the work progress and quality of work. Documentation of each site visit will be required to ensure the work is consistent with the requirements of the National Park Service, Department of the Interior Standards for Rehabilitation Work, 36 CFR 67.7. and the guidance provided by the Walker Consultants *Historic Amelia Island Lighthouse Conditions Assessment 2023 with Phases*. Included in the Consultant's scope is to attend scheduled Contractor and City progress meetings during the work and prepare quarterly reports with photographs that comply with Florida Department of State Division of Historic Preservation Special Category Grant requirements. Work will include historic material testing reports if needed, as well as repair details for project-specific conditions. Technical specifications should incorporate the consideration of the applicable *Standards* referenced in the Walker Consultants Assessment, as well as specific Contractor mock-up requirements for all phases of the work (repointing, brick replacement, consolidated and coating application, etc.).

THE CONTRACTOR'S PROJECT SCOPE OF WORK FOR THE RESTORATION INCLUDES:

PHASE 1- INTERIOR BRICK MASONRY CLEANING AND EXISTING COATING STRIPPING

Approximately 50% of the interior brick walls are missing paint from peeling over the years. Several locations exhibit where water, efflorescence or rust stains have penetrated through the existing paint material.

The historic structure is not conditioned and environmental thermal cycles and relative humidity extremes in the coastal Florida climate have influenced the behavior of the moisture absorption cycles of the masonry wall and the performance of coating finish materials.

The existing interior paint finishes appear to include an extensively deteriorated and delaminated white coating material (identified as BASF Acryl 60 based on previous project documentation).

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

The scope of work will involve performing a visual condition assessment of the interior brick walls and coatings and the removal of damaged or deteriorated coating materials only to the next sound layer, using the least invasive or gentlest means possible such as hand removal or hand scraping before re-coating. No coating material that is firmly adhering to, and thus protecting masonry surfaces, should not be removed. However, based on the observed conditions at the interior brick masonry walls, complete removal of the non-breathable, existing deteriorated interior coating materials is recommended.

PHASE 2 - GRANITE STAIR REPAIRS AND CONSOLIDATION TREATMENT

Granite stair treads include varying degrees of stone material deterioration and/or erosion on all exposed stone surfaces (tops, sides, and undersides) and mortar joints between stairs ranging in condition from good to poor.

Deteriorated, spalled, or cracked stone surfaces are to be repaired with specialty stone epoxies and repair mortars selected to match the existing granite properties and restore the stone step profiles. Application of a stone consolidant on the existing stair surfaces, to preserve and protect the intact natural stone materials and to provide additional durability and water repellency to prevent continued water related deterioration.

PHASE 3 - EXTERIOR STUCCO REPAIRS AND MINERAL SILICATE COATING APPLICATION

Exterior finishes on the lighthouse brick walls are approximately ¾ inch thick and were directly applied to the brick masonry structure consisting of an unknown type of white exterior coating material applied directly to the stucco exterior surfaces. Existing stucco surface is not to be removed. Areas of delaminated stucco should be verified by sounding and any cracks or delaminated stucco should be repaired by removing the select areas of damaged materials, keying in new patch material and patching with new stucco that mimics the original material in strength, composition, color and texture. Cracks are not to be routed and sealed. Please provide cost for Exterior Stucco Repairs and Mineral Silicate Coating Applications as two separate line items.

PHASE 4 – SELECTIVE CLADDING REPAIRS AT EXTERIOR CORRODED CAST IRON CONNECTIONS

The existing cast iron components exposed to contact with masonry may have experienced accelerated deterioration and corrosion from moisture or air-borne salt infiltration. Visible rust streaking or staining will be visible on the masonry surfaces. Where cast iron framing and connections are present should be coated using high performance rust inhibitor finishes and a sealant joint material to accommodate incidental movements of the components.

PHASE 5 – INTERIOR BRICK MASONRY RE-POINTING AND SELECTIVE BRICK REPLACEMENT

The interior surfaces of the brick masonry structure need to be re-pointed after removal of the existing coating to address deteriorated masonry wall conditions and replacement of damaged masonry units. Mortar should be removed manually where possible to avoid further damage to the masonry blocks.

Mechanical removal of the existing deteriorated may be allowed if an intensive mock-up and process is directed by the Engineer. Repointing shall be performed using lime-based mortar to match the existing

mortar properties and suitable for historic structures of this type. Repointing mortars containing Portland cement should not be used.

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

The existing tongue & groove wood windowsills have deteriorated and need replacement and re-painting of existing finished areas.

All work performed by the Contractor shall comply with the National Park Service, Department of Interior, 36 CFR 67.7-Standards for Rehabilitation of Historic Buildings, Preservation Briefs No. 1 and 2 as provided in Attachment A. Additionally, the work will be performed consistent with the attached document titled *Historic Amelia Island Lighthouse Conditions Assessment 2023 with Phases*.

SELECTION PROCEDURE

The submittals received will be evaluated by qualified personnel of the City. The Evaluation Committee shall be responsible for evaluating the qualifications and capabilities of proposers who have submitted submittals in response to the request for qualifications. Committee evaluations shall be conducted in accordance with applicable Florida Public Records Laws, including F.S. 119. Evaluation may include such activity as is deemed appropriate by the Committee to verify the qualifications and capabilities of the proposers and their ability to furnish the required goods or services.

The Evaluation Committee shall review the Submittals and prepare by consensus a recommendation of award to the Consultant it deems to be most qualified and capable to perform the required services.

The Evaluation Committee, at its discretion, may request oral, written or visual presentations from; conduct interviews with; or conduct visits to the office, facilities or projects of the Proposers it selects from among those submitting Responses.

If the Evaluation Committee decides to entertain presentations or conducts interviews at a subsequent meeting, it shall set the date, place and time for that meeting, then establish the order of presentations of interview before adjourning. The Purchasing Department shall be responsible for notifying all firms of the meeting and order of presentations or interviews.

If no oral presentations or interviews are requested, the Evaluation Committee selection shall be based on its review and evaluation of qualified firms at its initial Committee meeting.

The evaluation of Proposer qualifications and capabilities shall include but not be limited to such factors as: experience; capabilities; past record; past performance; adequacy of personnel; ability of professional personnel; willingness and ability to meet time and budget requirements; recent, current and projected workload; location; approach to the project; ability to furnish the required services; volume of work previously awarded to each firm submitting qualifications; and such other factors as may be determined by the Evaluation

Committee to be applicable to the particular requirements of the project for which the professional services have been requested.

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

At the conclusion of its evaluation, the Evaluation Committee shall report its recommendations and order of preference (final ranking) to the Board of Commissioners.

EVALUATION OF SUBMITTALS

The City of Fernandina Beach shall be the judge of its own best interests, the submittals, and the resulting Contract. An award may be made to the most responsive and responsible firm whose submittal is determined to be the most advantageous to the City.

The governmental entities will consider as an important factor in the award, in addition to price, a demonstrated history of reliable and dependable service to similar users or demonstration of a long history of reliability and dependability for users with critical municipal needs similar to the governmental entities.

The City reserves the right to consider historic information and fact, whether gained from the Submitter's response, question and answer conferences, references, and/or other sources in the evaluation process.

The City reserves the right to conduct investigations as deemed necessary by the City to assist in the evaluation of any submittal and to establish the responsibility, qualifications and financial ability of respondents, subcontractors, suppliers and other persons and organizations to preform and furnish the work in accordance with the RFQ documents.

It is the Respondent's sole responsibility to submit information related to the evaluation categories. The City is under no obligation to solicit such information if the respondent fails to include it within their response. Failure to provide requested information may result in the rejection of the submittal, or a deduction in evaluation points at the sole discretion of the Evaluation Committee.

EVALUATION PROCESS

All submittals will be evaluated in terms of project approach, experience, quality of work, fee schedule and capacity to perform. Past performances on local government projects will also be assessed in terms of timeliness, completing work within budget, quality of work and other factors, such as knowledge of community. There is a preference to work with firms with staff offices available within a 200-mile radius to support the need for public hearings with the Historic District.

EVALUATION CRITERIA

- | | |
|--|------------|
| • Qualifications of Firm and Experience | 40% |
| • Project Approach – demonstrates understanding of project requirements and proposes method to accomplish the work meeting or exceeding criteria listed in the request for proposals. | 35% |
| • Demonstrated Government Experience | 20% |
| • Local Preference (within 200-mile radius). | 5% |

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
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AWARD

Award recommendation will be awarded to the most responsive and responsible respondent offering the best value. The City reserves the right, based upon its deliberations and in its opinion, to accept or reject any or all submittals. The City also reserves the right to waive minor irregularities or variations to the specifications and in the bidding process.

Successful Respondent is required to have a Business License in the city where their home office is located. If Respondent's business office is located in the City of Fernandina Beach a business tax license is required.

RFQ PACKAGE

Request for Qualification Documents and Specifications can be downloaded online at www.fbfl.us/bids. Any questions regarding the RFQ package can be directed in writing to Wanda Weeks, Purchasing Agent, at wweeks@fbfl.org.

CONTACT

Specification questions during the submittal period must be submitted in writing to Wanda Weeks, Purchasing Agent, at wweeks@fbfl.org.

Respondents are hereby put on notice that no contact will be made with any of the City Commission members, other City staff, or others that may be involved in the selection process to discuss this request or to influence the outcome of the selection.

ADDENDA

A written response to Respondent questions will be issued via Addendum and posted on the City's website at www.fbfl.us/bids and DemandStar at www.demandstar.com. It is the Respondent's responsibility to check the City's website for Addenda prior to submitting their response. The deadline for questions is ten days before submittal opening.

If there is an Addendum it becomes part of the original Bid or RFQ and must be acknowledged by attaching a copy of the Addendum, signed by an authorized representative of the person or company submitting the bid or response. Failure to do so may disqualify the submittal.

INSURANCE REQUIREMENTS

Insurance requirements are outlined in the General Conditions of this Request for Qualifications.

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

GENERAL CONDITIONS

- 1. PREPARATION OF RESPONSE** – REQUEST FOR PROPOSAL will be prepared in accordance with the following:
 - a. The enclosed Contact Sheet/Proposal Form, attached hereto as “Exhibit A”, must be used when submitting your REQUEST FOR PROPOSAL.
 - b. All information required by the Contact Sheet/Proposal Form must be furnished. The Proposer must print or type his/her name and manually sign the Form and any continuation sheet on which an entry is made.
 - c. Alternate Proposals will not be considered unless authorized by the Request for Proposal.
 - d. Proposers will **not** include federal taxes nor State of Florida sales, excise, and use taxes in prices, as the City is exempt from payment of such taxes. An exemption certificate will be signed where applicable upon request.
 - e. Proposers must make all investigations necessary to thoroughly inform themselves about any and all conditions related to the performance of the contract. Plea of ignorance by the Proposer of conditions that exists or may hereafter exist as a result of failure or omission on the part of the Proposer to make the necessary examinations and investigations, or failure to fulfill in every detail the requirements provided for in the Purchasing Policy, Purchasing Ordinance and/or State and Federal Statutes. The City’s Purchasing Ordinance is set forth in Chapter 2-420, *et seq.*
 - f. Deliveries are to be made during regular business hours.
 - g. Proposals must be valid for a minimum of ninety (90) days, unless otherwise stated on the REQUEST FOR PROPOSAL.
- 2. SUBMISSION OF RESPONSE**
 - a. Proposals and changes thereto must be enclosed in sealed envelopes and addressed as instructed on the Proposal Form. The name and address of the Proposer, the date and hour of the Request for Proposal opening and the material or service must be placed on the outside of the envelope.
 - b. REQUEST FOR PROPOSAL must be submitted on the forms furnished. Electronic Proposals will not be considered.
- 3. REJECTION OF RESPONSE**
 - a. The City reserves the right to accept or reject any or all Proposals, to waive irregularities and technicalities, and to request resubmission or to re-advertise for the services. The City will be the sole judge of the submittals. The City's decision will be final.

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

4. WITHDRAWAL OF RESPONSE

- a. Proposals may not be withdrawn after the time set for the opening for a period of time as specified.
- b. Proposals may be withdrawn prior to the time set for the opening. Such request must be in writing.

5. LATE RESPONSE

- a. REQUEST FOR PROPOSAL and modifications received after the time set for the opening will not be considered.
- b. Modifications in writing received prior to the time set for the opening will be accepted.

6. LOCAL, STATE, AND FEDERAL COMPLIANCE

- a. Proposers must comply with all local, state, and federal directives, orders and laws as applicable to the REQUEST FOR PROPOSAL and subsequent contract(s) in accordance with the requirements as stated in CFR 200.321, including but not limited to Equal Employment Opportunity (EEO), Minority Business Enterprise (MBE), and Occupational Safety and Health Administration (OSHA) as applicable to this contract.
- b. A "Public Entity Crimes Statement", in accordance with Florida Statutes, Section 287.133 (3) (a), on Public Entity Crimes, attached hereto as "Exhibit B", must be received at the time of the proposal.
- c. A "Drug Free Workplace Certification" attached hereto as "Exhibit C", must be received at the time of the proposal.
- d. The City of Fernandina Beach requires that the Proposer selected will not discriminate under the contract against any person, in accordance with federal, state and local government regulations.
- e. An "E-Verify Statement" attached hereto as "Exhibit D" must be received at the time of the proposal.

7. AWARD OF RESPONSE

- a. The REQUEST FOR PROPOSAL will be awarded to the most responsive and responsible proposer offering the best value to the City of Fernandina Beach.
- b. The City reserves the right to accept and award item by item, and/or by group, or in the aggregate.
- c. A written award of acceptance (Purchase Order) mailed or otherwise furnished to the successful Proposer will result in a binding contract without further action by either party.
- d. Unless otherwise noted in the specifications, the length of the agreement will be one year, with two one-year renewals possible based on the mutual consent of the parties.

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

- e. Upon award, for construction projects, the Contractor will be required to complete/execute the City's Contract and General Conditions for Construction Services. An example of the contract can be found on the City's website at www.fbfl.us/bids, Bids and Purchasing web page.
- f. Agreement may be cancelled with 60-day notice unless otherwise stated in signed contract documents.

8. NOT RESPONSIBLE FOR COSTS

- a. The City will not be responsible for any cost incurred by a prospective Proposer in responding to this REQUEST FOR PROPOSAL.

9. PUBLIC INFORMATION

- a. All information contained in this Proposal is public information, and as such will be handled in accordance with chapter 119, Florida Statutes.

10. ADDITIONAL INFORMATION

- a. The City reserves the right to require Proposers to provide references and information on previous similar experience prior to award of the contract.

11. QUESTIONS

- a. Any questions about the REQUEST FOR PROPOSAL should be communicated per instructions in the REQUEST FOR PROPOSAL.

12. INDEMNIFICATION AND INSURANCE

INDEMNIFICATION

The ENGINEER/ARCHITECT agrees to assume liability for and indemnify, hold harmless, and defend the City, its commissioners, mayor, officers, employees, agents, and attorneys of, from, and against all liability and expense, including reasonable attorney's fees, in connection with any and all claims, demands, damages, actions, causes of action, and suits in equity of whatever kind or nature, including claims for personal injury, property damage, equitable relief, or loss of use, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the ENGINEER/ARCHITECT, its agents, officers, contractors, subcontractors, employees, or anyone else employed or utilized by the ENGINEER/ARCHITECT in the performance of this Agreement. The ENGINEER/ARCHITECT's liability hereunder shall include all attorney's fees and costs incurred by the City in the enforcement of this indemnification provision. This includes claims made by the employees of the ENGINEER/ARCHITECT against the City and the ENGINEER/ARCHITECT hereby waives its entitlement, if any, to immunity under Section 440.11, Florida Statutes. The obligations contained in this provision shall survive termination of this Agreement and shall not be limited by the amount of any insurance required to be obtained or maintained under this Agreement.

CITY OF FERNANDINA BEACH, FLORIDA

REQUEST FOR QUALIFICATIONS

RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

Subject to the limitations set forth in this Section, the ENGINEER/ARCHITECT shall assume control of the defense of any claim asserted by a third party against the City and, in connection with such defense, shall appoint lead counsel, in each case at the ENGINEER/ARCHITECT's expense. The City shall have the right, at its option, to participate in the defense of any third-party claim, without relieving ENGINEER/ARCHITECT of any of its obligations hereunder. If the ENGINEER/ARCHITECT assumes control of the defense of any third-party claim in accordance with this paragraph, the ENGINEER/ARCHITECT shall obtain the prior written consent of the City before entering into any settlement of such claim. Notwithstanding anything to the contrary in this Section, the ENGINEER/ARCHITECT shall not assume or maintain control of the defense of any third party claim, but shall pay the fees of counsel retained by the City and all expenses, including experts' fees, if (i) an adverse determination with respect to the third party claim would, in the good faith judgment of the City, be detrimental in any material respect to the City's reputation; (ii) the third party claim seeks an injunction or equitable relief against the City; or (iii) the ENGINEER/ARCHITECT has failed or is failing to prosecute or defend vigorously the third party claim. Each party shall cooperate, and cause its agents to cooperate, in the defense or prosecution of any third-party claim and shall furnish or cause to be furnished such records and information, and attend such conferences, discovery proceedings, hearings, trials, or appeals, as may be reasonably requested in connection therewith.

It is the specific intent of the parties hereto that the foregoing indemnification complies with Section 725.08, Florida Statutes, as amended. ENGINEER/ARCHITECT expressly agrees that it will not claim, and waives any claim, that this indemnification violates Section 725.08, Florida Statutes, as amended. Nothing contained in the foregoing indemnification shall be construed as a waiver of any immunity or limitation of liability the City may have under the doctrine of sovereign immunity or Section 768.28, Florida Statutes.

INSURANCE

Prior to commencement of any work under this Contract and until completion and final acceptance of the work, the ENGINEER/ARCHITECT must, at its sole expense, maintain the following insurance on its own behalf, and furnish to the CITY certificates of insurance evidencing same and reflecting the effective date of such coverage as follows: The term "Consultant" as used in the insurance rider, will mean and include Subconsultants of every tier.

- A. Worker's Compensation and Occupational Disease Insurance in accordance with the applicable law or laws; Employer's Liability Insurance with limit of at least One Million (\$1,000,000) dollars. This includes sole proprietorships and officers of corporations who will be performing work on the job.

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- B. Commercial General Liability with a combined Bodily Injury and Property Damage limit of not less than ONE Million (\$1,000,000.00) dollars per occurrence and TWO Million (\$2,000,000) Dollars in the aggregate. The aggregate must be applicable on a per project basis. Coverage must include the following perils:
 - 1. Broad Form Blanket Contractual Liability for liability assumed under this Contract and all other Contracts relative to the project.
 - 2. Completed Operations/Products Liability.
 - 3. Broad Form Property Damage
 - 4. Personal and Advertising Injury Liability
 - 5. Independent Consultants
 - 6. Endorsements must be furnished reflecting the inclusion of the interests of City.
 - 7. Coverage is to be endorsed to reflect that insurance is to be primary and non-contributory with respect to any other collectable insurance, for the City.
 - 8. Coverage is to be provided on an "occurrence" basis with carriers licensed and admitted to do business in the State of [your state] or otherwise acceptable to the Contractor (your company).
 - 9. A copy of policy and/or endorsement(s) and any other documents required to verify such insurance are to be submitted with the appropriate certificate(s),
- C. Commercial Automobile Liability Insurance covering the use of all Owned, Non-Owned, and Hired Vehicles with combined Bodily Injury and Property Damage Limit of at least One Million (\$1,000,000) Dollars.
- D. Umbrella I Excess Liability Insurance with a limit of no less than One Million (\$1,000,000) dollars minimum per occurrence.
- E. During the term of this Agreement, the CONSULTANT will carry Errors and Omission insurance which will cover liability for any damage or non-performance on account of any error, omission, or other provable negligence caused by the CONSULTANT. The amount of insurance shall not be less than \$1,000,000 per occurrence and aggregate. The City of Fernandina Beach may require a higher limit as mutually agreed with the CONSULTANT for specific task orders.
- F. During the term of this agreement, (if applicable) the ENGINEER/ARCHITECT will carry Professional Liability Insurance which will cover liability for any damage or non-performance on account of any error, omission, or other provable negligence caused by the ENGINEER/ARCHITECT. The amount of insurance must not be less than One Million (\$1,000,000) Dollars per occurrence and aggregate.
- G. Loss Deductible – If the insurance of any ENGINEER/ARCHITECT contains deductible(s), penalty(s) or self-insured retention(s), the ENGINEER/ARCHITECT Whose insurance contains such provision(s) must be solely responsible for payment of such deductible(s), penalty(s) or self-insured retention(s).
- H. Where an Off Project Site Property exposure exists, the Consultant at its sole expense must furnish to the City Certificates of Insurance and other required documentation evidencing the following coverage which will provide for the

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interests of City to be named as Loss Payees and will contain a provision requiring the insurance carriers to waive their rights of subrogation against all indemnities' named in the contract.

- I. The above insurances must each contain the following wording verbatim: "[Name of Owner], [Name of Consultant] , are interested in the maintenance of this insurance and it is agreed that this insurance will not be canceled , materially changed or not renewed without at least a thirty (30) day advance written notice to [Name and address of Owner] , [Name and address of Consultant] and by certified mail-return receipt requested ."
- J. The Consultant must file certificates of insurance prior to the commencement of work with the Owner and the Consultant which will be subject to the Owner approval of adequacy of protection and the satisfactory character of the Insurer.
- K. Any type of insurance or any increase of limits of liability not described above which the Subcontractor requires for its own protection or on account of statute shall be its own responsibility and at its own expense.
- L. The carrying of the insurance described shall in no way be interpreted as relieving the Consultant of any responsibility of liability under this Contract.
- M. Any policies effected by the Consultant on its Owned and/or Rented Equipment and Materials must contain a provision requiring the insurance carriers to waive their rights of subrogation against the [Name of Owner], [Name of Consultant], and all other indemnities' named in the Contract.
- N. Should the Consultant engage a Subconsultant, the same conditions will apply under this contract to each Subconsultant, however, the retained Subconsultant must be required to maintain limits of liability of not less than One Million (\$1,000,000) Dollars per occurrence and Two Million (\$2,000,000) Dollars in the aggregate, with said limits applicable on a per project basis, or such greater limits as may be required by the retaining Subconsultant.

13. PAYMENT

Payment due hereunder must be made by the City to ENGINEER/ARCHITECT in accordance with the Florida Prompt Payment Act.

14. PROTESTS

Proposal protest conditions and procedures are in accordance with City Ordinances – Part 2, Chapter 2, Article VII, Division 2, Section 2-444.

15. FEDERAL GRANT MONEY

In the event this project is funded with federal grant monies, ENGINEER/ARCHITECT may not participate in the proposal if ENGINEER/ARCHITECT is listed in the Excluded Parties List System (EPLS) a federal suspension and debarment listing. The Federal Government's Excluded Parties List System (EPL) is located at, including but not limited

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to, <https://www.sam.gov/portal/SAM/>. ENGINEER/ARCHITECT must include copy of search results with bid or proposal.

17. LOBBYING

- a. Lobbying is defined as any action taken by an individual, firm, association, joint venture, partnership, syndicate, corporation, and/or all other groups who seek to influence the governmental decision of a Board Member, the City Manager, and/or any City Personnel during the solicitation process. The lobbying black-out period commences upon the issuance of this solicitation and concluded upon the signing of the agreement. CONTRACTORS must not contact any Commission Member and/or any requesting or evaluating Department/Office personnel during said black-out period. All questions and procedural matters must be directed to the City Manager. The City Commissioners and/or the City Manager may disqualify any solicitation response where any Commissioner, the City Manager, and/or City Personnel have been lobbied in violation of the black-out period.

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EXHIBITS

EXHIBIT "A"	Contact Sheet
EXHIBIT "B"	Public Entity Crimes
EXHIBIT "C"	Drug-Free Workplace Certification
EXHIBIT "D"	E-Verify Statement
EXHIBIT "E"	Proposer Acknowledgements and Agreements
EXHIBIT "F"	Conflict of Interest
EXHIBIT "G"	Non-Collusion Affidavit
EXHIBIT "H"	Disputes Disclosure

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EXHIBIT "A"
CONTACT SHEET

Name: _____

Federal Taxpayer ID: _____

Mailing Address: _____

City, State, & Zip Code: _____

Telephone: _____ Fax: _____

Email: _____

Submitted By: _____

Title: _____

Accounting Contact:

Name: _____ Title: _____

Email Address: _____ Phone: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT "B"

SWORN STATEMENT UNDER F.S. SECTION 287.133(3) (A), ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted with Bid, Proposal or Contract for _____.
2. This sworn statement is submitted by (entity) _____ whose business address is _____ and (if applicable) Federal Employer Identification Number (FEIN) is _____ (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)
3. My name is _____ and my relationship to the entity named above is _____.
4. I understand that a "public entity crime" as defined in Paragraph 287.133(a) (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 with the United States, including, but not limited to, any proposal or contract for goods or services to be provided to any public entity or any agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
5. I understand that "convicted" or "conviction" as defined in paragraph 287.133(a) (b), Florida Statutes, means finding of guilt or a conviction of a public entity crime with or without an adjudication of guilt, in any federal or state trial court of records 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.
6. I understand that an "affiliate" as defined in Paragraph 287.133(1) (a), Florida Statutes, means:
 1. A predecessor or successor of a person convicted of a public entity crime; or
 2. 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 City of Fernandina Beach, Florida ownership by one of shares constituting a controlling income among persons when not for fair interest in another person, or a pooling of equipment or income among persons when not for fair market value under a length agreement, must be a prima facie case that one person controls another person. A person who was knowingly convicted of a public entity crime, in Florida during the preceding 36 months must be considered an affiliate.
7. I understand that a "person" as defined in Paragraph 287.133(1) (e), Florida Statutes, means any natural person or entity organized under the laws of the state or of the United States with the legal

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power to enter into a binding contract for 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.

8. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. (Please indicate which statement applies)

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

_____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members, or agents who are active in 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. (Please attach a copy of the final order.)

_____ The person or affiliate was placed on the convicted FIRM list. There has been a subsequent proceeding before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer determined that it was in public interest to remove the person or affiliate from the convicted FIRM list. (Please attach a copy of the final order.)

_____ The person or affiliate has not been placed on the convicted FIRM list. (Please describe any action taken by, or pending with, the Department of General Services.)

Signature

Date:

STATE OF FLORIDA

COUNTY OF _____

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, _____ who, after first being sworn by me, affixed his/her signature at the space provided above on this ____ day of _____, 20____, and is personally known to me, or has provided _____ as identification.

Notary Public

My Commission expires: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT "C"

DRUG-FREE WORKPLACE CERTIFICATION

The below-signed INDIVIDUAL/FIRM certifies that it has implemented a drug-free workplace program. In order to have a drug-free workplace prepare, a business must:

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violation of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or services a copy of the statement specified in paragraph 1.
4. In the statement in paragraph 1., notify the employees that, as a condition of working on the commodities or contractual services that are under proposal, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of nolo contendere to, any violation occurring in the workplace no later than five (5) working days after such conviction.
5. Impose a sanction on or require fine satisfactory participation in drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign this statement, I Certify that this firm complies fully with the above drug-free workplace requirements.

COMPANY: _____

CITY: _____ STATE: _____ ZIP CODE: _____

SIGNATURE: _____ PHONE: _____

NAME (TYPED OR PRINTED): _____ TITLE: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT “D”

E-VERIFY STATEMENT

Bid/Proposal Number: _____

ProjectDescription: _____

I/FIRM acknowledges and agrees to the following:

I/FIRM will utilize the U.S. Department of Homeland Security’s E-Verify system, in accordance with the terms governing use of the system, to confirm the employment eligibility of:

1. All persons employed by the FIRM during the term of the Contract to perform employment duties within Florida; and
2. All persons assigned by the FIRM to perform work pursuant to the contract with the Department.

Individual/Company/Firm: _____

Authorized Signature: _____

Title: _____

Date: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT “E”

PROPOSER ACKNOWLEDGEMENTS AND AGREEMENTS

The undersigned, as an employee or agent of the Proposer, having the authority to sign a binding agreement on behalf of the corporation, company, or firm presenting this submittal, confirms understanding and/or agreement and/or takes exception with any statement in the following sections of this RFQ document.

1. INTRODUCTION AND GENERAL INFORMATION
Understands and agrees to all terms.
2. PROPOSAL INSTRUCTIONS, TERMS AND CONDITIONS
Understands and agrees to all terms.
3. EVALUATION AND CONTRACT OVERVIEW
Understands and agrees to all terms.
4. PROPOSER’S RESPONSE: SUBMITTAL INFORMATION
Understands and agrees to all terms.
5. PROPOSER’S RESPONSE: PROPOSED TEAM
Understands and agrees to all terms.
6. PROPOSER’S RESPONSE: PROPOSED COMPENSATION
Understands and agrees to all terms.

Name: _____ Title: _____

Signature: _____ Date: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT "F"

CONFLICT OF INTEREST STATEMENT

This sworn statement is submitted with Bid, Proposal or Contract for _____

This sworn statement is submitted by (entity) _____ whose business address is _____ and (if applicable) Federal Employer Identification Number (FEIN) is _____ (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

My name is _____ and my relationship to the entity named above is _____.

1. The above-named entity is submitting a Proposal for the City of Fernandina Beach.
2. The Affiant has made diligent inquiry and provides the information contained in the Affidavit based upon his/her own knowledge.
3. The Affiant states that only one submittal for the above proposal is being submitted and that the above-named entity has no financial interest in other entities submitting proposals for the same project.
4. Neither the Affiant nor the above-named entity has directly or indirectly entered into any agreement, participated in any collusion, or otherwise taken any action in restraints of free competitive pricing in connection with the entity's submittal for the above proposal. This statement restricts the discussion of pricing data until the completion of negotiations if necessary and execution of the Contract for this project.
5. Neither the entity nor its affiliates, nor anyone associated with them, is presently suspended or otherwise ineligible from participation in contract letting by any local, State, or Federal Agency.
6. Neither the entity nor its affiliates, nor anyone associated with them have any potential conflict of interest due to any other clients, contracts, or property interests for this project.
7. I certify that no member of the entity's ownership or management is presently applying for an employee position or actively seeking an elected position with the City of Fernandina Beach.
8. I certify that no member of the entity's ownership or management, or staff has a vested interest in any aspect of the City of Fernandina Beach.
9. In the event that a conflict of interest is identified in the provision of services, I, on behalf of the above-named entity, will immediately notify the City of Fernandina Beach.

Signature

Date:

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STATE OF FLORIDA

COUNTY OF _____

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this ____ day of _____, 20____, and is personally known to me, or has provided _____ as identification.

Notary Signature

My Commission expires: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT "G"

NON-COLLUSION AFFIDAVIT

This sworn statement is submitted with Bid, Proposal or Contract for _____.

This sworn statement is submitted by (entity) _____ whose business address is _____ and (if applicable) Federal Employer Identification Number (FEIN) is _____ (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

My name is _____ and my relationship to the entity named above is _____.

1. The above named is fully informed respecting the preparation and contents of the attached proposal and of all pertinent circumstances respecting such proposal;
2. Such Proposal is genuine and is not a collusive or sham proposal;
3. Neither the said Proposer nor any of its officers, partners, owners, agents, representatives, employees, or parties in interest, including this affiant, has in any way colluded, connived, or agreed, directly or indirectly, with any other Responder, firm or person to submit a collusive or sham Proposal in connection with such Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other Responder, firm, or person to fix the price or prices in the attached proposal or any other Responder, or to fix any overhead, profit or cost element of the proposal price or the proposal price of any other Responder, or to secure through any collusion, connivance, or unlawful agreement any advantage against the City of Fernandina Beach, Florida or any person interested in the proposed Contract; and
4. The price or prices quoted in the attached proposal are fair and proper and are not tainted by any collusion, conspiracy, connivance, or unlawful agreement on the part of the Responder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.

Signature

Date:

STATE OF FLORIDA

COUNTY OF _____

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this ____ day of _____, 20__, and is personally known to me, or has provided _____ as identification.

Notary Signature

My Commission expires: _____

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

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EXHIBIT “H”

DISPUTES DISCLOSURE FORM

Answer the following questions by placing an “X” after “YES” or “NO”. If you answer “YES”, please explain in the space provided, or via attachment.

Has your firm or any of its officers, received a reprimand of any nature or been suspended by the Department of Professional Regulations or any other regulatory agency or professional association within the last five (5) years?

YES___ NO___

Has your firm, or any member of your firm, been declared in default, terminated or removed from a contract or job related to the services your firm provides in the regular course of business within the last five (5) years?

YES_____NO_____

Has your firm had against it or filed any request for equitable adjustment, contract claims, bid protest, or litigation in the past five (5) years that is related to the services your firm provides in the regular course of business?

YES_____NO_____

If yes, state the nature of the request for equitable adjustment, contract claim, litigation, or protest, and state a brief description of the case, the outcome or status of the suit and the monetary amounts or extended contract time involved.

I hereby certify that all statements made are true and agree and understand that any misstatement or misrepresentation or falsification of facts must be cause for forfeiture of rights for further consideration of this proposal for the City of Fernandina Beach.

Firm

Date

Authorized Signature

Printed or Typed Name and Title

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL



Prepared for City of Fernandina Beach

RFQ 24-04 Professional Consultant Services for Historic Preservation Architectural/ Engineer Project Management

December 3, 2024

ORIGINAL



WALKER
CONSULTANTS

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EXHIBIT "A"
CONTACT SHEET

Name: Walker Consultants, Inc.

Federal Taxpayer ID: 38 – 1782774

Mailing Address: 4925 Independence Parkway, Suite 425

City, State, & Zip Code: Tampa, FL 33634

Telephone: 813.888.5800 **Fax:** _____

Email: mdougherty@walkerconsultants.com

Submitted By: Matt Dougherty, PE

Title: Principal

Accounting Contact:

Name: Lori Cummings **Title:** Senior Project Accountant

Email Address: LCummings@WalkerConsultants.com **Phone:** 813.518.8546

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL



01

Qualifications of the Firm



Company Profile

Walker Consultants provides planning, design, engineering, forensics, restoration, and building envelope consulting.

Offices **27**

We are a 100% employee-owned company that takes pride in the work that we do and the value that we provide our clients. Our culture is defined by integrity, honesty, and high standards.

Staff **390**

We started in 1965 as structural and civil engineers and have grown to include architects, building envelope experts, forensics engineers, transportation planners, and parking consultants—all to better serve our clients with cost-effective and innovative solutions.

States Served **50**

Countries Served **55**

Solutions from Start to Finish—and Beyond

When your project is in its infancy, we can provide parking planning and consulting, including financial analysis. In the design phase, Walker provides building envelope design, peer reviews, and quality control checks for all types of structures. For parking structures, our industry-leading design services cover everything from architectural to structural, functional, and mechanical considerations.

Repeat Customers **85%**

For existing structures, Walker can support you as you maintain it. We provide assessments and investigations for all building types to assist owners in maintaining good conditions, and critical reviews and advanced analysis in the case of failures. Our experts develop cost-effective and long-lasting repair designs and asset management plans for all structures. We also assess safety, ADA, MEP, and property conditions.

ENR Ranking (2024) **277**

Thinking beyond the structure, Walker's specialists can help you refine the user experience with cutting-edge solutions that improve access: everything from curb management and multi-modal planning to parking operations reviews and technology updates. Our tailored, out-of-the-box approach to planning is built on inclusivity and stakeholder buy-in.



Walker at a Glance

01

Full Service, Single Focus

We are a consulting firm **dedicated to meeting a broad spectrum of client needs** by offering multi-disciplinary services. Our experts in **planning, design, engineering, forensics, restoration, and building envelope** come together with a singular focus on delivering solutions.



02

Global Experience, Local Knowledge

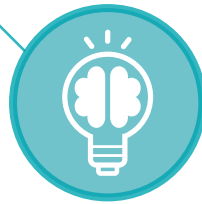
We've consulted on, designed, investigated, and restored projects nationwide and around the world, **developing in-depth local knowledge of geographic markets both domestic and international.** Our 27 offices place us within two hours of every major metropolitan area in the United States.



03

Experienced Staff, Creative Minds

Our project teams pair industry experts who bring decades of experience with young talent to produce creative solutions. The result? **Staff at all levels who have learned from the very best in their fields,** and collaborations that have led to thousands of successful projects and a deep bench of qualified professionals.



04

Quality Work, Loyal Customers

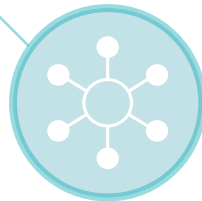
We strive to continually deliver high quality work for our clients and we consistently out-perform the industry with regards to client satisfaction and loyalty. The result has been a **repeat client rate of more than 85%.** For design projects, our change order rate is **1/10th the industry average.**



05

Practical Experience, Proven Solutions

Our experts conduct original research, stay ahead of industry trends, and maintain proprietary libraries of reference material. We take special care to make recommendations and engineer solutions that are **progressive, but also realistic and implementable.**



SOLUTIONS FOR STRUCTURES

Restoration Consulting



Walker develops
specialized, practical
repair designs that
will extend the life of
your facility.

Walker uses state-of-the-art strategies to offer tailored recommendations that enable you to improve the long-term health and value of your assets.

Our experience includes office, medical, and institutional buildings; historic structures; bridges; tunnels; water treatment facilities; airports; sports/entertainment facilities; parking facilities; and plazas. Compared to overhauls, renovations, or wholesale dismantling and reconstruction, Walker's restoration approaches are practical, less disruptive to the occupants and surrounding communities, and a substantially smaller investment in time and money.

Walker develops specialized, practical repair designs that will increase the performance and extend the service life of your facility. We are familiar with different types of structures, including buildings, bridges, and stadiums, as well as many types of construction materials, façade and window systems, and roof and plaza designs.

- Asset management plans
- Façade condition assessments and repairs
- Maintenance plans
- Condition assessments
- Historic preservation
- Construction documents and specifications
- Review and analysis of bids
- Construction contract administration services



Sara Holcomb, PE, QEWI

Project Manager, Senior Consultant

Sara Holcomb is a Senior Restoration Consultant based out of our New York City office. Highlights from Sara’s engineering consulting background include historic restoration, roofing and waterproofing design and peer review, and forensic façade and waterproofing investigations. Services provided on these projects include condition assessments, structural analysis, construction administration, repair design, peer review, and specialty façade ordinance inspections. Sara’s over 16 years of restoration design experience have included various facility types, such as high-rise office buildings and hotels, residential buildings, and government and university campuses. Her material expertise includes structural steel, concrete, brick, stone and terra cotta cladding, as well as numerous roofing and waterproofing systems. Sara also holds multiple certifications, including being a licensed PE in multiple states, as well as the New York City designation as a FISP QEWI

Key Experience

Building Enclosure Design & Repair
Historic Restoration
Roofing & Waterproofing Design
Structural Restoration

Education

Bachelor of Science, Civil Engineering,
Duke University

Registrations

Registered Qualified Exterior Wall
Inspector (QEWI) with the New York
City Department of Buildings (DOB)
Registered Professional Engineer in
New York, Maryland, Texas, Virginia,
Colorado, Florida

Affiliations

International Concrete Repair Institute
(ICRI), Metro New York Chapter
- Board of Directors, Secretary
- Programs Chair
Sealant, Waterproofing & Restoration
Institute

Project Highlights

**Peck Center & Amelia Island Lighthouse – Historic Masonry Assessment
Restoration**
Fernandina Beach, FL

Performed design and construction administration services related to historic masonry restoration for the historic Peck Center school house and Amelia Island Lighthouse in North Florida. Project involved NPA/Secretary of the Interior historic rehabilitation guidelines.

**Conrad New York Downtown – NYC FISP Inspection, Skylight Repair &
Roof Replacement**
New York, NY

Performed design, bidding and construction administration services related to NYC DOB Cycle 8A and 9A FISP inspections and designed facade masonry repairs, plus roofing system replacement and skylight glazing/sealant repairs at the main roof of the luxury hotel high-rise building in Battery Park City in Manhattan.

Historic Beaux Arts Hotel – NYC FISP Inspection & Façade Repair Design
New York, NY

Directed FISP inspection and associated facade restoration services for a historic, early 1900’s Beaux-Arts hotel building located in a Historic District in Manhattan. Walker is conducting industrial rope access (IRA) inspection drops for FISP close-up inspections and reviewing probe openings to evaluate the condition of historic cladding materials and integral structure.



Matthew P. Dougherty, PE

Principal, Director of Restoration

Matt Dougherty is the Director of Building Envelope, Forensics & Restoration at Walker Consultants' Tampa office. He has more than a decade of experience in the evaluation, design, and renovation of various building types including parking garages, stadiums, plaza systems, and facades. Matt has extensive experience performing condition assessments including non-destructive and destructive testing, developing and managing restoration designs. He handles all aspects of project planning and scheduling, construction documentation and administration while representing the owner during the construction process.

Key Experience

Failure/Damage Investigations
Facade Access
Structural Engineering
Structure Load Rating
Concrete Structures
Structural Metals
Facade Assessment
Parking Restoration
Masonry Construction

Education

Bachelor of Science in Civil Engineering,
University of Iowa, Iowa City, IA

Registrations

Licensed Professional Engineer in the
State of Florida, PE83178
Licensed Professional Engineer in the
State of Iowa, P22204

Affiliations

American Institute of Steel Construction
Member
International Concrete Repair Institute
Florida West Coast Chapter, Board
of Directors

Project Highlights

**Peck Center & Amelia Island Lighthouse – Historic Masonry Assessment
Restoration**
Fernandina Beach, FL

Performed design and construction administration services related to historic masonry restoration for the historic Peck Center school house and Amelia Island Lighthouse in North Florida. Project involved NPA/Secretary of the Interior historic rehabilitation guidelines.

HCAA FedEx Roof Replacement
Tampa, FL

Developed rehabilitation plans, specifications, and estimates of construction costs for replacement of the FedEx roof. Included were building envelope repairs related to the façade. Services also included bidding assistance and construction administration

Tampa International Airport Hillsborough County Aviation Authority
Tampa, FL

Provided consulting services associated with the inspection of the building envelopes of the Main Terminal Building, A-sort Baggage Claim Facility and Airsides A, C, E, and F at Tampa International Airport. Provided an Asset Management Plan to prioritize restoration work based on the airport's budget.

Hillsborough County Aviation Authority Roof Assessment
Tampa, FL

Collection and review of record drawings, maintenance records, and existing reports of the roof at Airside E at TPA.



Blake S. Sylvester, EI

Restoration Engineer

Blake is a Restoration Engineer in Walker Consultants' Tampa, Florida office and is responsible for assisting in the evaluation, preparation of construction documents, and construction observation services related to the redesign of parking structure and building envelope restoration projects.

Key Experience

Investigation, Evaluation, and
Remediation of existing building
envelope and structural conditions

Education

Bachelor of Science in Civil Engineering,
Civil Engineering, Florida Gulf Coast
University
Undergraduate Research Asst.
Resident Assistant

Registrations

Engineering Intern in the State of
Florida, 1100024329

Blake's restoration experience includes condition appraisal reports, site investigation, and contract document production. His restoration construction phase experience includes bidding services, contract administration, construction observation, and project close-out procedures.

Project Highlights

Peck Center & Amelia Island Lighthouse – Historic Masonry Assessment Restoration
Fernandina Beach, FL

Performed design and construction administration services related to historic masonry restoration for the historic Peck Center school house and Amelia Island Lighthouse in North Florida. Project involved NPA/Secretary of the Interior historic rehabilitation guidelines.

Hillsborough County Aviation Authority Roof Assessment
Tampa, FL

Collection and review of record drawings, maintenance records, and existing reports of the roof at Airside E at Tampa International Airport.

University of Florida Parking Structures III, VII, IX, IXA
Gainesville, FL

Concrete restoration, waterproofing repairs, metal stair replacement and other misc. repairs. The work was completed on an active campus and Walker coordinated with the University to minimize disturbance.

USF Collins Parking Structure Restoration
Tampa, FL

Repairs and maintenance work to the Collins Avenue Parking Structure, located adjacent to the USF Student Services Building. The proposed project will focus on the covered levels of the garage and include repair document preparation, bidding and construction administration.



Terry A. Driggs, Jr.

Building Envelope Consultant

Terry Driggs is a Restoration Consultant at Walker Consultants, Tampa, Florida. Terry has 10+ years of work experience with 4+ years of building envelope consulting experience and 5+ years of architectural documentation production and project management experience.

Terry manages and works on projects throughout all phases of construction from forensic evaluation, design, design review, submittal review, construction administration, etc. Said projects include new construction, expansions and remedial work at health-care facilities, airports, state/federal buildings, public education, higher education, office buildings, hospitality, etc.

Key Experience

Building Envelope Peer Review
Building Envelope Consulting
Architectural Project Management
Above and Below Grade Waterproofing
Roofing
Exterior Wall Assemblies
Glazing Assemblies

Education

Master of Architecture, University of Pennsylvania
Master of Architecture, University of Kentucky
Bachelor of Science, Graphic Design.
Art Institute of Pittsburgh

Affiliations

International Institute of Building
Enclosure Consultants (IIBEC®)

Project Highlights

Florida International University Labor Center Building Envelope Miami, FL

Assessment of the building façade, exterior stairs, and limited areas of water intrusion at windows of a three-level structure constructed in 1994 with an approximate footprint of 25,060 square feet.

HCAA FedEx Roof Replacement Tampa, FL

Developed rehabilitation plans, specifications, and estimates of construction costs for replacement of the FedEx roof. Included were building envelope repairs related to the façade. Services also included bidding assistance and construction administration

Tampa International Airport Hillsborough County Aviation Authority Tampa, FL

Provided consulting services associated with the inspection of the building envelopes of the Main Terminal Building, A-sort Baggage Claim Facility and Airsides A, C, E, and F at Tampa International Airport. Provided an Asset Management Plan to prioritize restoration work based on the airport's budget.

Wells Fargo Stucco Building Envelope Assessments Multiple Florida Locations

Visual condition Assessments and repairs of ATM drive-thrus (exteriors, plenum space, and roofs) at various Wells Fargo Bank branches in Florida

Hillsborough County Aviation Authority Roof Assessment Tampa, FL

Collection and review of record drawings, maintenance records, and existing reports of the roof at Airside E at TPA.



02

Project Approach



Project Approach



Photo 1: Interior of Amelia Lighthouse, with granite stair treads and painted brick masonry.

Project Background

The 67-foot-tall historic Amelia Island Lighthouse, which stands at the highest point on Amelia Island, along the northern Atlantic shore of Florida, was originally constructed from bricks re-used from the Cumberland Island (GA) Lighthouse in 1839. The building comprises “mass” (multi-wythe) brick masonry walls, which range from four feet thick at the base to two feet thick at the top, and which are encased by an exterior, white-painted mortar finish. The lighthouse is the oldest operational lighthouse in the State of Florida and is the westernmost lighthouse on the East Coast of the United States. It is classified as one of “Florida’s Historic Lighthouses” and is listed on the National Historic Register. On-site personnel previously reported that the brick masonry at the top 8 feet of the structure was

rebuilt in early 1881; at that time, a new watch room, cast iron stairway, and lantern were also installed.

Because the lighthouse is listed on the National Historic Register, any repair project – including a multi-phased grant funded project – is subject to applicable sections of the Secretary of the Interior’s Standards for the Treatment of Historic Properties (“Standards”) with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings, as documented by the U.S. Department of the Interior National Park Service Technical Preservation Services. These Standards apply to all grants-in-aid projects assisted through the Historic Preservation Fund (which are authorized by the National Historic Preservation Act). The treatment Standards, developed in 1992, were most recently revised in 2017.

Walker has also previously researched the United States Department of the Interior, National Park Service, National Register of Historic Places (NRHP) Multiple Property Documentation Form prepared for “Florida’s Historic Lighthouses”, dated 2003, and the Historic Lighthouse Preservation Handbook (“Handbook”) throughout our assessment report, as applicable to the structural and enclosure conditions of the historic Amelia Island lighthouse. Walker’s report was dated April 19, 2023, and formed a basis for the recommendations and project repair scope submitted to the State of Florida by the City of Fernandina Beach for the proposed restoration project.

During the completion of our 2022 assessment, Walker obtained brick, mortar, and stucco material samples from the subject building for laboratory analysis and incorporation of the test results into project record documentation. Testing included ASTM C67 compressive strength testing on brick units, as well as ASTM C1324 petrographic mortar analysis to determine material composition of both the brick mortar and exterior “stucco” samples. Material test reports, as provided by American Engineering Testing, were previously shared with the City and will inform Walker’s design documents and recommended mock-up procedures for the future project.



Photo 2: Historic photo of the Amelia Island Lighthouse, courtesy of Chris Belcher.



Please note that Walker proposes to perform this work under the guidance and direction of one or more qualified Professional Engineers, who are licensed in the State of Florida, and an Architect, all of whom are experienced in historic preservation project requirements. Walker's design documents will be suitable for permitting the proposed historic preservation and restoration project to the State of Florida State Historic Preservation Office (SHPO) for the applicable grant funded project, per the issued RFP.

Scope of Services

Construction Permit Documents

1. **Project Initiation & Historic Preservation Scope Review – City Meetings & Discussion:** Conduct up to two (2) one-hour virtual conference meetings with the Client team to review the proposed Contractor scope of work and to further refine a phased approach for the prioritized repairs based on received State grant funding for the project.
2. **Contract Documents:** Prepare one combined set of construction drawings and specifications for façade repairs, which will detail the scope of work requirements and will include estimated quantities for the base bid.
 - a. Our technical construction documents may include the following potential repairs, depending on the results of our visual assessment and investigation:
 - i. Selective brick masonry repairs, coating repairs, and re-pointing;
 - ii. Selective granite tread masonry repairs or replacement;
 - iii. Selective masonry pinning for stabilization or securement;
 - iv. Selective sealant replacement;
 - v. Selective masonry/stucco re-coating;
 - b. The following issuances will be provided:
 - i. 90% Construction Documents – City/State SHPO Review Set
 - ii. 100% Construction Documents – Final Set for Bidding
3. **Historic Preservation Scope & Phasing Meetings:** Attend up to 2 (two) one-hour virtual meetings with the Client, Selected Contractor, and SHPO to review and discuss questions regarding our Contract Documents. Attend 1 (one) in-person meeting at the project site with the Client and Contractor to discuss Walker's repair project scope of work.

Bid Phase Assistance

1. **Bid List:** Assist the Client in compiling a list of up to four qualified contractors to bid on the project and issue a bid package to them. *Compliance with City procurement, contracting, and insurance requirements applicable to these qualified contractors will be coordinated by the Client as a part of the bid process. Walker's involvement is intended solely to ensure that qualified contractors are capable of bidding and performing the specialty historic restoration tasks, as required for the grant funded project per Florida SHPO and National Historic Landmark requirements described herein.*
2. **Pre-Bid Meeting:** Attend a pre-bid walkthrough and meeting with bidders.
3. **RFIs:** Respond to bidders' RFIs and answer questions about construction documents during bidding phase and assist the Client with issuing addenda as required. Two (2) rounds of addenda are included.



4. **Bid Analysis:** After receipt of all bids, prepare a summary spreadsheet with bid comparison, review the technical content in the bids and provide comments and recommendations to the Client.
5. **Bid Interviews:** Assist the Client in performing bid interviews via teleconference with up to three (3) selected bidders. Discuss bidders' relevant experience, references, their approach in terms of logistics, sequencing of work, schedule, protection, and cost.
6. **Meeting:** Conduct one virtual conference meeting with the Client to discuss the bid proposals and assist the Client in the selection of the Contractor.

Construction Administration

1. **Pre-Construction Meetings:** Schedule and attend two (2) on-site pre-construction meetings with the Client and Contractor, including one site visit to review material mock-ups and initial submittals applicable per historic preservation and restoration guidelines and industry standards applicable to the project scope.
2. **Meetings:** Attend regular construction progress meetings during construction until punch list work is completed. The number of meetings will be contingent upon the Contractor's schedule. **Ten (10) on-site meetings (coordinated at the same time as the site visits noted under Item 3, below)** are included in this plan, based on the schedule of the selected contractor.
3. **Site Visits:** Perform periodic site visits to observe the construction work in progress and verify installed work complies with the Contract Documents and specific historic restoration requirements.
4. **Field Reports:** Prepare field reports with progress photographs to inform the Client about the general progress of work and identify work items requiring correction. Field reports will be provided to the Client and Contractor electronically in PDF format.
5. **Submittals:** Prepare a submittal log and review Contractor's submittals, such as shop drawings, product data, test data, samples, and mock-ups for conformance with Contract Documents and State SHPO requirements. Two (2) rounds of submittal review are included. Submittals will be distributed electronically, in PDF format.
6. **RFIs:** Prepare an RFI log and review Contractor's Requests for Information (RFIs). Responses to ten (10) RFIs are included. RFIs will be distributed electronically, in PDF format.
7. **Payment Applications:** Review and approve Contractor's payment requests for technical scope completion prior to submission to the Client for payment. Payment Applications will be distributed electronically, in PDF format.
8. **Final Inspection:** Perform final inspection of all work including punch list completion. Provide a final field report documenting all work completed to the Client.

Limitations

The Client is responsible for providing Walker access to the site and applicable building documents. Walker has the right to rely on any, and all, information provided to us. Walker's design and consulting services described herein shall not be construed to warrant or guarantee that all latent or hidden distress or deficiencies at the building will be identified. If any additional information is discovered that may be pertinent to the performance of our services, we ask that it be presented to us immediately for our review and consideration.

Americans with Disabilities Act

A review of the facility for Building Code compliance and compliance with the Americans with Disabilities Act (ADA) requirements is not part of the scope of work. However, it should be noted that whenever significant repair, rehabilitation, or restoration is undertaken in an existing structure, ADA design requirements may become applicable if there are currently unmet ADA requirements.



Client's Responsibilities

The Client shall be responsible for:

1. Providing Walker with access to the building(s) required for our inspections, such as roof(s) and surrounding areas, if applicable.
2. Covering all project permitting and filing fees, including late filing fees and violations (if any).
3. Engaging a contractor to perform any construction work.
4. Engaging third party special inspection agency and hazardous material testing agency, as required.

Schedule

1. Walker's construction documents will be provided to the Client for review within 3 to 4 weeks of Client confirmation of an approved project design scope and repair approach (informed by Walker's recommendations).



03

Demonstrated Government
Experience

Historic Amelia Island Lighthouse Condition Assessment

Fernandina Beach, Florida



The 67-foot-tall Amelia Island Lighthouse is historically registered and requires routine assessments and maintenance. The City of Fernandina Beach engaged Walker to perform a condition assessment for the historic structure. During the assessment, Walker referred to the Secretary of the Interior Standards for historic preservation.

Key Features

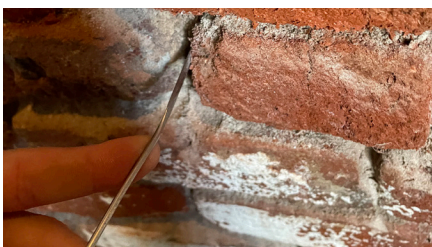
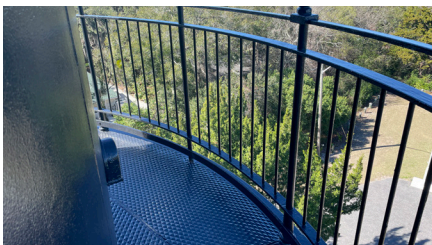
- Listed on the National Historic Register
- 67-foot-tall historic Amelia Island Lighthouse, along the northern Atlantic shore of Florida, the oldest operational lighthouse in the State of Florida
- Originally constructed from bricks re-used in 1839
- Comprised of (multi-wythe) brick masonry walls, which range from four feet thick at the base to two feet thick at the top, and which are encased by an exterior, white-painted stucco finish

Solutions Provided

- Performed structural and enclosure condition assessment and identified:
 - Brick deterioration, including flaking and spalling
 - Efflorescence, indicative of continuous moisture intrusion in the brick wall assembly
 - Deteriorated and cracked areas of exterior stucco
 - Window sills were observed to be sagging, indicating the supporting framing structure within is likely damaged or deteriorated
- Performed materials testing for the brick masonry, mortar, and exterior stucco
- Provided prioritized repair recommendations that adhere to the recommended preservation, rehabilitation, and restoration standards
- Provided detailed opinions of probable cost for specialized historic preservation and restoration projects

Benefits

- Based on our observations, the lighthouse is considered safe to use and continue to serve as a historic landmark for local visitors
- Walker has provided prioritized recommendations and a detailed assessment report that should enable the City to apply for State-approved grant funding for a phased preservation project over the next 3 to 5 years.



Peck Center Historic Preservation

Fernandina Beach, Florida



Walker was engaged by the City of Fernandina Beach to perform historic preservation and masonry restoration design services for the Peck Center. Western Specialty Contractors was engaged as the contractor to complete historic masonry re-pointing, selective lintel and masonry replacement, as well as masonry cleaning.

Walker has developed design documents suitable for historic review board approval by incorporating the contractor's historic product submittals, including both historic mortar and brick analysis test results, to achieve state grant funding. We have also provided assistance with construction administration site visits and project documentation. The 2022 Peck Center repointing project was sponsored in part by the Department of State, Division of Historical Resources.

Key Features

- State of Florida grant-funded masonry restoration
- Originally opened 1885, addition constructed 1960's
- Compliance with National Park Service & Secretary of the Interior Historic Preservation Standards and Guidelines, 36 CFR 67
- Design-build project delivery

Solutions Provided

- Building assessment and documents review
- Historic mortary analysis
- Developed design documents suitable for historic board review, construction, and permitting, that included historic masonry re-pointing and restoration
- Approved masonry restoration product materials and procedures
- Construction administration

Benefits

- Walker's restoration aided the structure in maintaining its historic status
- Balancing dual priorities of historic preservation and masonry performance resulted in greater durability long-term



Hillsborough County Aviation Authority Tampa International Airport Tampa, Florida



Main Terminal and Airsides – Structural and Envelope Inspections

Under our General Structural Consultant contract with the Aviation Authority, Walker conducted visual inspections of the building envelope of the Main Terminal and Airsides A, A-Sort, C, E and F.

Walker's team reviewed project drawings and as-built data prior to the inspections to gain an understanding of the original design intent and materials selection. During the inspections, Walker documented all visually evident deficient conditions of the building envelopes, including brick, CMU, curtain walls, windows, sealants, gaskets, metal panels, roof edges, and other façade elements, as well as any deterioration and signs of water leakage. Visibly evident deficiencies or maintenance items were recorded and representative conditions documented photographically. At the end of each day, any deficiencies requiring immediate attention, as well as a summary of the day's activities were submitted to the Authority.

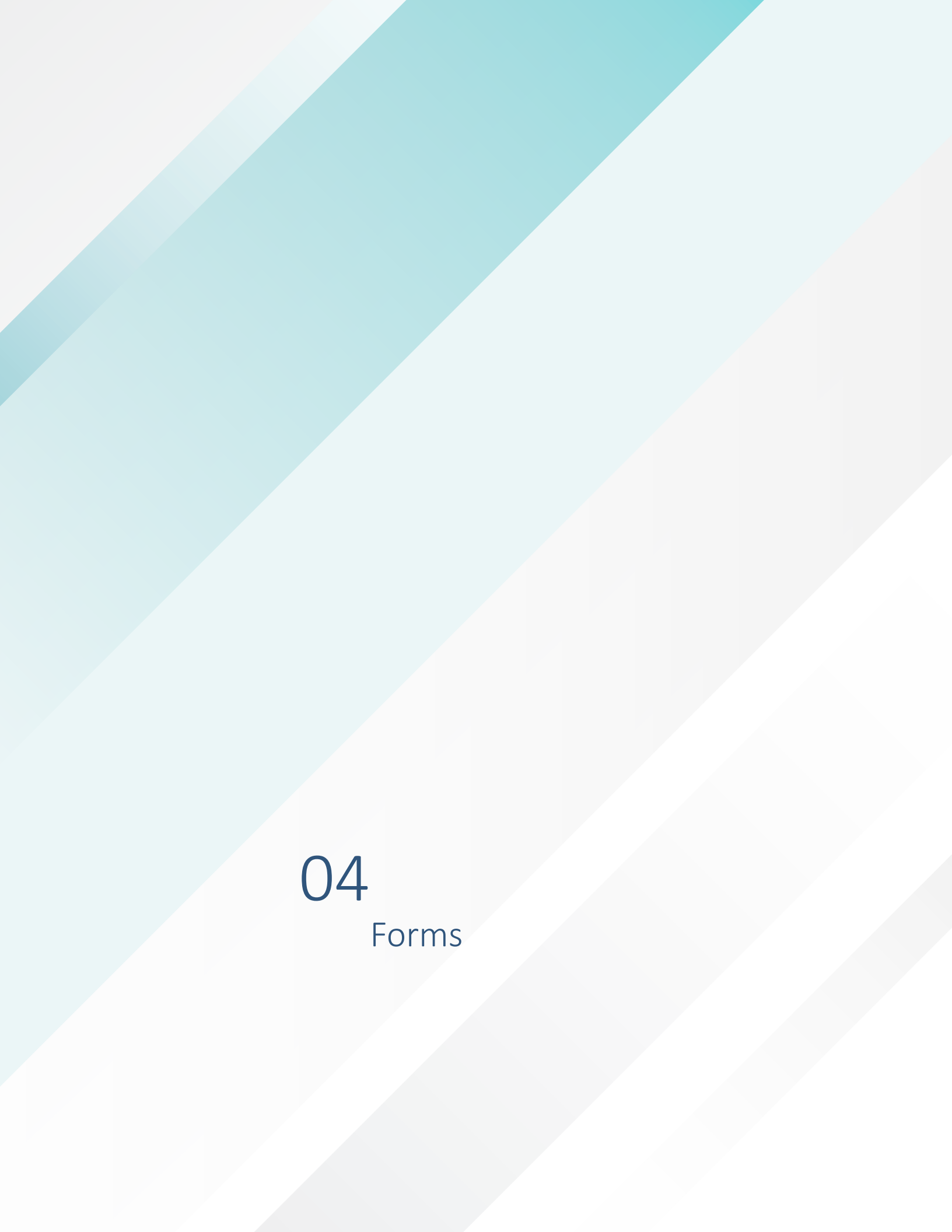
Our findings were incorporated into a condition appraisal report with a narrative supplemented by photos, repair recommendations and estimates of the repair cost.

Asset Management & Maintenance Plan

Walker's staff has been providing structural engineering consulting services to the Hillsborough County Aviation Authority under a continuing services contract since 2008.

Tampa International Airport Short-Term and Long-Term Parking Structures – Walker staff provided structural engineering consulting services to assist the Aviation Authority to develop a consistent approach to budgeting and scheduling ongoing maintenance and restoration activities.

Walker continues to assist the Authority each year by preparing repair and maintenance construction, bid documents and providing project administration services from bidding through final closeout of each phase of the work.



04

Forms

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT
EXHIBIT "B"

SWORN STATEMENT UNDER F.S. SECTION 287.133(3) (A), ON PUBLIC ENTITY CRIMES

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

1. This sworn statement is submitted with Bid, Proposal or Contract for RFQ 24-04.
2. This sworn statement is submitted by (entity) Walker Consultants, Inc. whose business address is 4925 Independence Parkway, Suite 425, Tampa, FL 33634 and (if applicable) Federal Employer Identification Number (FEIN) is 38 – 1782774 (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)
3. My name is Matt Dougherty, PE and my relationship to the entity named above is Principal.
4. I understand that a "public entity crime" as defined in Paragraph 287.133(a) (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 with the United States, including, but not limited to, any proposal or contract for goods or services to be provided to any public entity or any agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
5. I understand that "convicted" or "conviction" as defined in paragraph 287.133(a) (b), Florida Statutes, means finding of guilt or a conviction of a public entity crime with or without an adjudication of guilt, in any federal or state trial court of records 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.
6. I understand that an "affiliate" as defined in Paragraph 287.133(1) (a), Florida Statutes, means:
 1. A predecessor or successor of a person convicted of a public entity crime; or
 2. 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 City of Fernandina Beach, Florida ownership by one of shares constituting a controlling income among persons when not for fair interest in another person, or a pooling of equipment or income among persons when not for fair market value under a length agreement, must be a prima facie case that one person controls another person. A person who was knowingly convicted of a public entity crime, in Florida during the preceding 36 months must be considered an affiliate.
7. I understand that a "person" as defined in Paragraph 287.133(1) (e), Florida Statutes, means any natural person or entity organized under the laws of the state or of the United States with the legal

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

EXHIBIT "C"

DRUG-FREE WORKPLACE CERTIFICATION

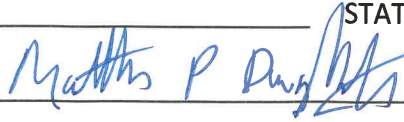
The below-signed INDIVIDUAL/FIRM certifies that it has implemented a drug-free workplace program. In order to have a drug-free workplace prepare, a business must:

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violation of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or services a copy of the statement specified in paragraph 1.
4. In the statement in paragraph 1., notify the employees that, as a condition of working on the commodities or contractual services that are under proposal, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of nolo contendere to, any violation occurring in the workplace no later than five (5) working days after such conviction.
5. Impose a sanction on or require fine satisfactory participation in drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign this statement, I Certify that this firm complies fully with the above drug-free workplace requirements.

COMPANY: Walker Consultants, Inc.

CITY: Tampa STATE: FL ZIP CODE: 33634

SIGNATURE:  PHONE: 813.888.5800

NAME (TYPED OR PRINTED): Matt Dougherty, PE TITLE: Principal

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT**

EXHIBIT "D"

E-VERIFY STATEMENT

Bid/Proposal Number: 24-04

ProjectDescription: Professional Consultant Services for Historic Preservation Architectural/
Engineer Project Management

I/FIRM acknowledges and agrees to the following:

I/FIRM will utilize the U.S. Department of Homeland Security's E-Verify system, in accordance with the terms governing use of the system, to confirm the employment eligibility of:

1. All persons employed by the FIRM during the term of the Contract to perform employment duties within Florida; and
2. All persons assigned by the FIRM to perform work pursuant to the contract with the Department.

Individual/Company/Firm: Walker Consultants, Inc.

Authorized Signature: _____



Title: Principal

Date: 11/26/24

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

EXHIBIT "E"

PROPOSER ACKNOWLEDGEMENTS AND AGREEMENTS

The undersigned, as an employee or agent of the Proposer, having the authority to sign a binding agreement on behalf of the corporation, company, or firm presenting this submittal, confirms understanding and/or agreement and/or takes exception with any statement in the following sections of this RFQ document.

1. INTRODUCTION AND GENERAL INFORMATION
Understands and agrees to all terms.
2. PROPOSAL INSTRUCTIONS, TERMS AND CONDITIONS
Understands and agrees to all terms.
3. EVALUATION AND CONTRACT OVERVIEW
Understands and agrees to all terms.
4. PROPOSER'S RESPONSE: SUBMITTAL INFORMATION
Understands and agrees to all terms.
5. PROPOSER'S RESPONSE: PROPOSED TEAM
Understands and agrees to all terms.
6. PROPOSER'S RESPONSE: PROPOSED COMPENSATION
Understands and agrees to all terms.

Name: Matt Dougherty, PE Title: Principal

Signature:  Date: 11/26/24

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

EXHIBIT "F"

CONFLICT OF INTEREST STATEMENT

This sworn statement is submitted with Bid, Proposal or Contract for RFQ 24-04

This sworn statement is submitted by (entity) Walker Consultants, Inc. whose business address is 4925 Independence Parkway, Suite 425, Tampa, FL 33634 and (if applicable) Federal Employer Identification Number (FEIN) is 38-1782774 (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

My name is Matt Dougherty, PE and my relationship to the entity named above is Principal.

1. The above-named entity is submitting a Proposal for the City of Fernandina Beach.
2. The Affiant has made diligent inquiry and provides the information contained in the Affidavit based upon his/her own knowledge.
3. The Affiant states that only one submittal for the above proposal is being submitted and that the above-named entity has no financial interest in other entities submitting proposals for the same project.
4. Neither the Affiant nor the above-named entity has directly or indirectly entered into any agreement, participated in any collusion, or otherwise taken any action in restraints of free competitive pricing in connection with the entity's submittal for the above proposal. This statement restricts the discussion of pricing data until the completion of negotiations if necessary and execution of the Contract for this project.
5. Neither the entity nor its affiliates, nor anyone associated with them, is presently suspended or otherwise ineligible from participation in contract letting by any local, State, or Federal Agency.
6. Neither the entity nor its affiliates, nor anyone associated with them have any potential conflict of interest due to any other clients, contracts, or property interests for this project.
7. I certify that no member of the entity's ownership or management is presently applying for an employee position or actively seeking an elected position with the City of Fernandina Beach.
8. I certify that no member of the entity's ownership or management, or staff has a vested interest in any aspect of the City of Fernandina Beach.
9. In the event that a conflict of interest is identified in the provision of services, I, on behalf of the above-named entity, will immediately notify the City of Fernandina Beach.



Signature Date: 11/26/24

**CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT**

STATE OF FLORIDA

COUNTY OF Hillsborough

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this 26 day of November, 2024, and is personally known to me, or has provided _____ as identification.

Heidi Hurtado

Notary Signature

My Commission expires: 03/06/2025



THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT

EXHIBIT "G"

NON-COLLUSION AFFIDAVIT

This sworn statement is submitted with Bid, Proposal or Contract for RFQ 24-04.

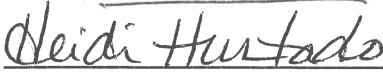
This sworn statement is submitted by (entity) Walker Consultants, Inc. whose business address is 4925 Independence Parkway, Suite 425, Tampa, FL 33634 and (if applicable) Federal Employer Identification Number (FEIN) is 38-1782774 (If a Sole Proprietor and you have no FEIN, include the last four (4) digits of your Social Security Number: _____.)

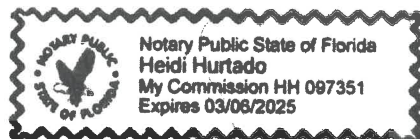
My name is Matt Dougherty, PE and my relationship to the entity named above is Principal.

1. The above named is fully informed respecting the preparation and contents of the attached proposal and of all pertinent circumstances respecting such proposal;
2. Such Proposal is genuine and is not a collusive or sham proposal;
3. Neither the said Proposer nor any of its officers, partners, owners, agents, representatives, employees, or parties in interest, including this affiant, has in any way colluded, connived, or agreed, directly or indirectly, with any other Responder, firm or person to submit a collusive or sham Proposal in connection with such Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other Responder, firm, or person to fix the price or prices in the attached proposal or any other Responder, or to fix any overhead, profit or cost element of the proposal price or the proposal price of any other Responder, or to secure through any collusion, connivance, or unlawful agreement any advantage against the City of Fernandina Beach, Florida or any person interested in the proposed Contract; and
4. The price or prices quoted in the attached proposal are fair and proper and are not tainted by any collusion, conspiracy, connivance, or unlawful agreement on the part of the Responder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.


Signature _____ Date: 11/26/24

STATE OF FLORIDA
COUNTY OF Hillsborough
PERSONALLY, APPEARED BEFORE ME, the undersigned authority, who, after first being sworn by me, affixed his/her signature at the space provided above on this 26 day of November, 2024 and is personally known to me, or has provided _____ as identification.

 _____ My Commission expires: 03/06/2025
Notary Signature



THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
REQUEST FOR QUALIFICATIONS
RFQ 24-04 PROFESSIONAL CONSULTANT SERVICES FOR HISTORIC
PRESERVATION ARCHITECTURAL/ENGINEER PROJECT MANAGEMENT**

EXHIBIT "H"

DISPUTES DISCLOSURE FORM

Answer the following questions by placing an "X" after "YES" or "NO". If you answer "YES", please explain in the space provided, or via attachment.

Has your firm or any of its officers, received a reprimand of any nature or been suspended by the Department of Professional Regulations or any other regulatory agency or professional association within the last five (5) years?

YES ___ NO X

Has your firm, or any member of your firm, been declared in default, terminated or removed from a contract or job related to the services your firm provides in the regular course of business within the last five (5) years?

YES _____ NO X

Has your firm had against it or filed any request for equitable adjustment, contract claims, bid protest, or litigation in the past five (5) years that is related to the services your firm provides in the regular course of business?

YES X NO _____

If yes, state the nature of the request for equitable adjustment, contract claim, litigation, or protest, and state a brief description of the case, the outcome or status of the suit and the monetary amounts or extended contract time involved.

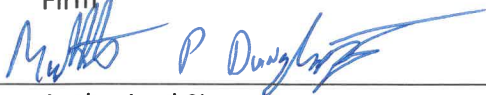
I hereby certify that all statements made are true and agree and understand that any misstatement or misrepresentation or falsification of facts must be cause for forfeiture of rights for further consideration of this proposal for the City of Fernandina Beach.

Walker Consultants, Inc.

11/26/24

Firm

Date



Matt Dougherty, PE - Principal

Authorized Signature

Printed or Typed Name and Title

THIS FORM MUST BE INCLUDED WITH BID/PROPOSAL

**CITY OF FERNANDINA BEACH, FLORIDA
ADDENDUM NO. 1
RFQ 24-04
PROFESSIONAL SERVICES FOR HISTORIC PRESERVATION ARCHITECTURAL/ENGINEER
PROJECT MANAGER**

City of Fernandina Beach
204 Ash Street
Fernandina Beach, FL 32034

ADDENDUM No. 1

The following changes are applicable to the original documents and specifications of **RFQ 24-04**. This Addendum No.1 now becomes part of the original Invitation to Bid and shall be acknowledged by attaching a copy of this Addendum, signed by an authorized representative of the person or firm submitting the bid. Failure to do so may disqualify the bid submittal.

Submitters shall thoroughly familiarize themselves with the contents of this Addendum before submitting the bid.

NAME: Matt Dougherty, PE **TITLE:** Principal

ADDRESS: 4925 Independence Parkway, Suite 425

CITY: Tampa **STATE:** FL

AUTHORIZED SIGNATURE:  **DATE:** 11/26/24



WALKER
CONSULTANTS



City of Fernandina Beach
204 Ash Street, Fernandina Beach, Florida
32034

Permit

Permit NO. **BLDC-2024-0084**

Permit Type: **General Building - Commercial**

Work Classification: **Repair/Replace/Remodel**

Permit Status: **Issued**

Issue Date: **12/05/2024**

Expiration: **06/03/2025**

Location Address

19 N 6TH ST, FERNANDINA BEACH, FL 32034

Parcel Number

00-00-31-1800-0030-0030

Contacts

Thomas Wilke **Owner**
9 North 6th Street, Fernandina Beach, FL 32034-4810
twilke4700@gmail.com

Thomas Wilke **Owner**
(410)349-6000
twilke4700@yahoo.com

Melodie Gonyeau **Applicant**
2220 Corporate Square Blvd, Jacksonville, FL 32216
(904)727-6811 melodie@acedoor.com

Nicole Mathison **Applicant**
2220 Corporate Square Boulevard, Jacksonville, FL 32216
(904)727-6811 nicole@acedoor.com

Gordon Hale **Contractor**
9123 Hare AVE, Jacksonville, FL 32211
(904)727-6811

Description: Repair and replacement of 62 sashes in these buildings with HDC approved sashes and/or remediation using an HDC approved contractor

Valuation: **\$115,000.00**

Total Sq Feet: **15,000.00**

Inspection Requests:

Building 904-310-3135
Zoning 904-310-3480

Fees	Amount
Administrative Fee -Commercial(non refundable)	\$50.00
Building Dept Permit Fee	\$862.50
COA - Staff Residential Fee	\$25.00
DBPR Surcharge	\$12.94
DCA Surcharge	\$8.62
Total:	\$959.06

Payments	Amt Paid
Total Fees	\$959.06
Check #	\$959.06
xVfmwbVz0lBE	
Amount Due:	\$0.00

Available Inspections:	
Inspection Type	
NOTICE OF COMMENCEMENT	
WINDOW/DOOR ROUGH	
HISTORIC DISTRICT FINAL (VIRTUAL W/PICTURES)	
BUILDING FINAL	

PERMIT VOID SIX MONTHS AFTER DATE OF ISSUE WITHOUT A PASSED INSPECTION. ALL PERMITS SUBJECT TO INSPECTION. INSPECTIONS MUST BE MADE BEFORE PROCEEDING WITH SUBSEQUENT WORK.

WARNING TO OWNER: "YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."

NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THE COUNTY, AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM THE OTHER GOVERNMENTAL ENTITIES, SUCH AS WATER MANAGEMENT DISTRICTS, STATE AGENCIES, OR FEDERAL AGENCIES.

THE APPROVED PLANS AND THIS PERMIT MUST BE POST IN THE DOCUMENT BOX OR AN OTHERWISE CONSPICUOUS PLACE FOR INSPECTION.
(See Chapter 1 Building Code)



CERTIFICATE OF APPROVAL (COA) HDCSA2022-0177 FOR CITY OF FERNANDINA BEACH

Plan Type:	HDC - Staff Review	Project:		App Date:	04/20/2022
Work Class:	HDC Staff Review	District:	Default	Exp Date:	05/20/2022
Status:	Approval Expired	Square Feet:	0.00	Completed:	04/21/2022
Valuation:	\$0.00	Assigned To:	Salvatore Cumella	Approval Expire Date:	06/11/2025

Description: Certificate of Approval (COA) to Repair damaged windows and replacement of non-original windows with Andersen 400 series (double-hung and fixed). Rehab of existing wood deck, in-kind.

12/11/2024 - Approved Extension of COA due to delay. New expiration 6/11/2025.
06/17/2022 - Amendment to install 4 skylights at higher roof

04/28/2022 - Approval for the following amendments to COA:
Replaced rotten exterior siding with in-kind material
Replace lattice in crawl space with wood lattice
Replace existing shingles with new Tamko architectural shingles, Heritage Rustic Black
RegROUT chimneys
Install Belgrade Holland Stone 8"x4", gray concrete pavers
Paint exterior walls and trim SW Black of Night 6993

Parcel:	00-00-31-1800-0041-0061 Main	Address:	113 S 8Th St Main Fernandina Beach, FL 32034	Zone:	C-3(Central Business District)
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Applicant	Owner	Applicant
CARLOS ABACA	CARLOS ABACA	Carlos Abaca
113 S 8TH ST	113 S 8TH ST	96083 Piney Island Dr SW 26th
FERNANDINA BEACH, FL	FERNANDINA BEACH, FL	Avenue
32034	32034	Fernandina Beach, FL 32039
Mobile: 786-202-9175	Mobile: 786-202-9175	Mobile: 7862029175

Note	Created By	Date and Time Created
1. Amendment to add 4 skylights.	Salvatore Cumella	06/27/2022

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00020709	COA - Staff Residential Fee	\$25.00	\$25.00
Total for Invoice INV-00020709		\$25.00	\$25.00
Grand Total for Plan		\$25.00	\$25.00



CERTIFICATE OF APPROVAL (COA) HDCSA2023-0280 FOR CITY OF FERNANDINA BEACH

Plan Type: HDC - Staff Review	Project:	App Date: 05/02/2023
Work Class: HDC Staff Review	District: Default	Exp Date: 06/01/2023
Status: Approved	Square Feet: 0.00	Completed: 05/23/2023
Valuation: \$0.00	Assigned To: Salvatore Cumella	Approval Expire Date: 06/11/2025
Description: Certificate of Approval (COA) to install 6' board on board PT fence 12/11/24 - approved extension of COA - new expiration 6/11/25		

Parcel: 00-00-31-1800-0041-0061 Main	Address: 113 S 8Th St Fernandina Beach, FL 32034	Zone:
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Owner CARLOS ABACA 113 S 8TH ST FERNANDINA BEACH, FL 32034 Mobile: 786-202-9175	Agent Harry Sanchez 4175 SW 98 CT Miami, FL 33165 Business: 3058077715	Applicant ESTUARIO LLC 121 S 8th ST Fernandina Beach, FL 32034 Business: 7862029175
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Note	Created By	Date and Time Created
1. Approval of extension per KG - new expiration 6/11/25	Sylvie McCann	12/11/2024

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00026484	COA - Staff Residential Fee	\$25.00	\$25.00
Total for Invoice INV-00026484		\$25.00	\$25.00
Grand Total for Plan		\$25.00	\$25.00



**CERTIFICATE OF APPROVAL (COA) HDCSA2024-0028
FOR CITY OF FERNANDINA BEACH**

Plan Type:	HDC - Staff Review	Project:		App Date:	12/30/2024
Work Class:	HDC Staff Review	District:	Default	Exp Date:	01/29/2025
Status:	Approved	Square Feet:	0.00	Completed:	12/31/2024
Valuation:	\$0.00	Assigned To:	Kelly Gibson	Approval Expire Date:	12/31/2025
Description:	Certificate of Approval (COA) to repaint porch with: Silver Spring 2120-50 Noxville Gray HC-160 Jet Black 2120-10				

Parcel:	00-00-31-1800-0045-0082 Main	Address:	810 Atlantic Av Fernandina Beach, FL 32034 Main	Zone:	C-3(Central Business District)
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Owner	Applicant
Brian Kelby Bland & Gilbert	Brian Kelby Bland & Gilbert
Howard Bolton	Howard Bolton
810 Atlantic	810 Atlantic
Fernandina Beach, FL 32034	Fernandina Beach, FL 32034
Mobile: 415-336-0947	Mobile: 415-336-0947

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00036451	COA - Staff Residential Fee	\$25.00	\$25.00
		Total for Invoice INV-00036451	\$25.00
		Grand Total for Plan	\$25.00



City of Fernandina Beach
204 Ash Street, Fernandina Beach, Florida
32034

Permit

Permit NO. **ROFC-2024-0074**

Permit Type: **Roof - Commercial**

Work Classification: **Reroof**

Permit Status: **Issued**

Issue Date: **12/18/2024**

Expiration: 06/16/2025

Location Address

Parcel Number

24 S 5TH ST, FERNANDINA BEACH, FL 32034

00-00-31-1800-0029-0050

Contacts

Jon Anderson

Owner

(904)468-9893

Blake Cover

Applicant

1417 Sadler RD 155, Fernandina Beach, FL 32034

(904)206-0529

blake@coverroofingco.com

DARBY NICKLESS

Contractor

1417 Sadler RD #155, Fernandina Beach, FL 32034

(904)206-0529

Description: Roof replacement, Duro-last PVC 50 mil roof coating

Valuation: \$0.00

Total Sq Feet: 0.00

Inspection Requests:

Building 904-310-3135

Zoning 904-310-3480

Fees	Amount
Administrative Fee -Commercial(non refundable)	\$50.00
Base Roof Fee	\$90.00
COA - Staff Residential Fee	\$25.00
DBPR Surcharge	\$2.00
DCA Surcharge	\$2.00
Total:	\$169.00

Payments	Amt Paid
Total Fees	\$169.00
Check # PaKhRJLN6q\$7	\$169.00
Amount Due:	\$0.00

Available Inspections:	
Inspection Type	
NOTICE OF COMMENCEMENT	
VIRTUAL NAIL OFF/SHEATHING	
ROOF FLASHING/DRY-IN	
VIRTUAL FLASHING/DRY-IN	
VIRTUAL ROOF IN PROGRESS	
ROOF NAIL OFF/SHEATHING	
ROOF IN PROGRESS	
ROOF FINAL	

PERMIT VOID SIX MONTHS AFTER DATE OF ISSUE WITHOUT A PASSED INSPECTION. ALL PERMITS SUBJECT TO INSPECTION. INSPECTIONS MUST BE MADE BEFORE PROCEEDING WITH SUBSEQUENT WORK.

WARNING TO OWNER: "YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."

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(See Chapter 1 Building Code)



City of Fernandina Beach
204 Ash Street, Fernandina Beach, Florida
32034

Permit

Permit NO. **SIGN-2024-0039**

Permit Type: **Signs**

Work Classification: **Permanent**

Permit Status: **Issued**

Issue Date: **12/17/2024**

Expiration: 06/16/2025

Location Address

Parcel Number

10 S 2 ST, FERNANDINA BEACH, FL 32034

00-00-31-1800-0269-0010

Contacts

Owner
Stark Building LLC
PO Box 16987, Fernandina Beach, FL 32034
(904)432-7629 jferguso2002@gmail.com

Applicant
Moore Amelia Island Rentals, LLC
P.O Box 16165, Fernandina Beach, FL
(904)261-6580 chasta@mooreairentals.com

Contractor
James Companion
97292 Pirates Point Rd, Yulee, FL 32097
(904)753-1675 J_construction@comcast.net

Description: Hang double sided sandblasted HDU sign from existing bracket using 3" I-bolts with chain link. At South Elevation (see Pictures).

Valuation: \$0.00

Total Sq Feet: 0.00

Inspection Requests:

Building 904-310-3135
Zoning 904-310-3480

Fees	Amount
After the Fact Permit Fee	\$280.00
COA - Staff Residential Fee	\$25.00
DBPR Surcharge	\$2.00
DCA Surcharge	\$2.00
Permanent Sign Fee (<\$1000)	\$70.00
Total:	\$379.00

Payments	Amt Paid
Total Fees	\$379.00
Check # GXFomILYzlsN	\$379.00
Amount Due:	\$0.00

Available Inspections:	
Inspection Type	
HISTORIC DISTRICT FINAL (VIRTUAL W/PICTURES)	
Final Planning/Zoning	
BUILDING FINAL	

PERMIT VOID SIX MONTHS AFTER DATE OF ISSUE WITHOUT A PASSED INSPECTION. ALL PERMITS SUBJECT TO INSPECTION. INSPECTIONS MUST BE MADE BEFORE PROCEEDING WITH SUBSEQUENT WORK.

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