

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT
DISTRICT**

June 7, 2021

**BOARD OF SUPERVISORS
REGULAR MEETING
AGENDA**

Lake Powell Residential Golf Community Development District

OFFICE OF THE DISTRICT MANAGER

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431

Phone: (561) 571-0010 • Fax: (561) 571-0013 • Toll-Free: (877) 276-0889

May 28, 2021

ATTENDEES:
Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Board of Supervisors

Lake Powell Residential Golf Community Development District

Dear Board Members:

The Board of Supervisors of the Lake Powell Residential Golf Community Development District will hold a Regular Meeting on June 7, 2021, at 2:00 p.m., Central Time, at the Boat House, 1110 Prospect Promenade, Panama City Beach, Florida 32413. The agenda is as follows:


1. Call to Order/Roll Call
2. Consideration of Resolution 2021-03, Approving a Proposed Budget for Fiscal Year 2021/2022 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
3. Discussion: Request for Proposals (RFP) for Road Resurfacing
4. Consideration of Resolution 2021-04, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022 and Providing for an Effective Date
5. Discussion: Impact of PUD on CDD Improvements
6. Discussion: District Dead Tree Removal Policy
7. Consideration of Responses to Request for Proposals (RFP) for Security Services
 - A. Affidavit of Publication
 - B. RFP Package
 - C. Respondent(s)
 - I. L. Lance Security Service, LLC
 - II. Securitas Security Services USA, Inc.
 - III. Synergy Security Services, LLC
 - IV. TriCorps
 - D. Evaluation Matrix/Ranking

- E. Award of Contract
- 8. Acceptance of Unaudited Financial Statements as of April 30, 2021
- 9. Approval of April 5, 2021 Regular Meeting Minutes
- 10. Staff Reports
 - A. Ecologist/Operations: *Cypress Environmental of Bay County, LLC*
 - B. District Counsel: *Burke Blue*
 - Update: Communications with St. Joe Regarding Emergency Egress
 - C. District Engineer: *McNeil Carroll Engineering, Inc.*
 - Update: Stormwater
 - D. District Manager: *Wrathell, Hunt and Associates, LLC*
 - I. Discussion: Distribution of Agenda Packages
 - II. Discussion: Status of Purchase of Microphone Stands
 - III. Discussion: Status of Purchase of Screen Enclosures
 - IV. NEXT MEETING DATE: August 30, 2021 at 2:00 P.M. (Central Time)
 - QUORUM CHECK

| | | | |
|----------------|------------------------------------|--------------------------------|-----------------------------|
| David Holt | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| David Dean | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Thomas Balduf | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Jerry Robinson | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Calvin Starlin | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |

- 11. Public Comments
- 12. Supervisors Requests
- 13. Adjournment

Should you have any questions or concerns, please do not hesitate to contact me directly at (561) 346-5294.

Sincerely,

 Cindy Cerbone
 District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE
CALL-IN NUMBER: 1-888-354-0094
CONFERENCE ID: 8518503

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

2

RESOLUTION 2021-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2021/2022 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Lake Powell Residential Golf Community Development District ("**District**") prior to June 15, 2021, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2021 and ending September 30, 2022 ("**Fiscal Year 2021/2022**"); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2021/2022 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE: August 30, 2021

HOUR: 2:00 P.M., Central Time

LOCATION: The Boat House
1110 Prospect Promenade
Panama City Beach, FL 32413

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Bay County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 7th DAY OF JUNE, 2021.

ATTEST:

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By: _____
Its: _____

Exhibit A: FY 2021/2022 Proposed Budget

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2022**

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
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**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

| | Fiscal Year 2021 | | | | Proposed Budget FY 2022 |
|---------------------------------|------------------------------|--------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2021 | Actual through 3/31/2021 | Projected through 9/30/2021 | Total Actual & Projected | |
| REVENUES | | | | | |
| Assessment levy - gross | \$ 550,754 | | | | \$ 1,102,307 |
| Allowable discounts (4%) | (22,030) | | | | (44,092) |
| Assessment levy - net | 528,724 | \$ 420,178 | \$ 108,546 | \$ 528,724 | 1,058,215 |
| Interest and miscellaneous | 1,000 | 4,375 | - | 4,375 | 1,000 |
| Total revenues | 529,724 | 424,553 | 108,546 | 533,099 | 1,059,215 |
| EXPENDITURES | | | | | |
| Professional & admin | | | | | |
| Supervisors | 5,000 | - | 5,000 | 5,000 | 5,000 |
| Management services | 31,153 | 15,576 | 15,577 | 31,153 | 31,153 |
| Accounting services | 11,012 | 5,506 | 5,506 | 11,012 | 11,012 |
| Assessment roll preparation | 14,510 | 7,255 | 7,255 | 14,510 | 14,510 |
| Audit | 7,500 | 7,500 | - | 7,500 | 7,500 |
| Legal | 6,200 | 5,567 | 3,000 | 8,567 | 12,000 |
| Engineering | 13,280 | - | 13,280 | 13,280 | 13,280 |
| Postage | 1,775 | 843 | 932 | 1,775 | 1,775 |
| Telephone | 1,050 | 525 | 525 | 1,050 | 1,050 |
| Website maintenance | 750 | - | 750 | 750 | 750 |
| ADA website compliance | 210 | - | 210 | 210 | 210 |
| Insurance | 7,500 | 6,725 | - | 6,725 | 7,500 |
| Printing and binding | 1,500 | 750 | 750 | 1,500 | 1,500 |
| Legal advertising | 2,500 | 523 | 1,977 | 2,500 | 2,500 |
| Other current charges | 500 | 681 | 489 | 1,170 | 1,200 |
| Office supplies | 500 | - | 500 | 500 | 500 |
| Special district annual fee | 175 | 175 | - | 175 | 175 |
| Trustee | 7,431 | - | 7,431 | 7,431 | 7,431 |
| Arbitrage rebate calculation | 1,200 | - | 1,200 | 1,200 | 1,200 |
| Dissemination agent | 1,000 | 500 | 500 | 1,000 | 1,000 |
| Total professional & admin | 114,746 | 52,126 | 64,882 | 117,008 | 121,246 |
| Security | | | | | |
| Security management services | 175,383 | 74,379 | 101,004 | 175,383 | 175,383 |
| Total security | 175,383 | 74,379 | 101,004 | 175,383 | 175,383 |

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

| | Fiscal Year 2021 | | | Total Actual & Projected | Proposed Budget FY 2022 |
|---------------------------------------|------------------------------|--------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2021 | Actual through 3/31/2021 | Projected through 9/30/2021 | | |
| EXPENDITURES (continued) | | | | | |
| Lake & wetlands monitoring | | | | | |
| Mitigation and monitoring | | | | | |
| Mitigation-prescribed burns/gyro | 46,050 | 2,400 | 43,650 | 46,050 | 46,050 |
| Ecologist and operations management | 57,980 | 15,187 | 42,793 | 57,980 | 57,980 |
| Total wetland & upland | <u>104,030</u> | <u>17,587</u> | <u>86,443</u> | <u>104,030</u> | <u>104,030</u> |
| Roadway and landscape services | | | | | |
| Transfer of WHW from 98 to entrance | - | - | - | - | 400,000 |
| Bridge repairs and maintenance | 25,000 | - | 25,000 | 25,000 | 50,000 |
| Roadway repairs and maintenance | 63,700 | - | 63,700 | 63,700 | 63,700 |
| Landscape and irrigation repairs | - | - | - | - | 7,500 |
| Landscape maintenance all CDD roads | - | - | - | - | 166,886 |
| Mulch & seasonal color | - | - | - | - | 182,574 |
| Storm clean-up | - | 47,640 | - | 47,640 | - |
| Total roadway services | <u>88,700</u> | <u>47,640</u> | <u>88,700</u> | <u>136,340</u> | <u>870,660</u> |
| Stormwater management | | | | | |
| Operations | 17,250 | 13,038 | 4,212 | 17,250 | 17,250 |
| Electric-lift stations | 600 | 147 | 453 | 600 | 600 |
| Pond aeration | - | - | - | - | 30,000 |
| Stormwater system repairs | 18,000 | - | 18,000 | 18,000 | 18,000 |
| Total stormwater management | <u>35,850</u> | <u>13,185</u> | <u>22,665</u> | <u>35,850</u> | <u>65,850</u> |

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2022**

| | Fiscal Year 2021 | | | | Proposed Budget FY 2022 |
|--|------------------------------|--------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2021 | Actual through 3/31/2021 | Projected through 9/30/2021 | Total Actual & Projected | |
| EXPENDITURES (continued) | | | | | |
| Other fees & charges | | | | | |
| Tax collector | 11,015 | 8,404 | 2,611 | 11,015 | 22,046 |
| Total other fees & charges | 11,015 | 8,404 | 2,611 | 11,015 | 22,046 |
| Total expenditures | 529,724 | 213,321 | 366,305 | 579,626 | 1,359,215 |
| | | | | | |
| Excess/(deficiency) of revenues over/(under) expenditures | - | 211,232 | (257,759) | (46,527) | (300,000) |
| | | | | | |
| Fund balance - beginning | 1,486,134 | 1,557,829 | 1,769,061 | 1,557,829 | 1,511,302 |
| Fund balance - ending | | | | | |
| Committed | | | | | |
| Disaster ¹ | 250,000 | 250,000 | 250,000 | 250,000 | 250,000 |
| District bridge projects ² | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 |
| Road project 2022 ³ | 300,000 | 300,000 | 300,000 | 300,000 | - |
| Stormwater system upgrades ⁴ | 200,000 | 200,000 | 200,000 | 200,000 | 50,000 |
| Assigned | | | | | |
| 3 Months Working Capital ⁵ | 138,056 | 138,056 | 138,056 | 138,056 | 345,429 |
| Unassigned | 498,078 | 781,005 | 523,246 | 523,246 | 465,873 |
| Fund balance- ending | <u>\$ 1,486,134</u> | <u>\$ 1,769,061</u> | <u>\$ 1,511,302</u> | <u>\$ 1,511,302</u> | <u>\$ 1,211,302</u> |

¹This item represents a portion of fund balance that is intended to cover the costs of a material disaster, which is defined as aggregate expenditures in excess of \$50,000 that are necessary to mitigate significant damage resulting from a hurricane, tornado, flood, sinkhole or chemical spill within the boundaries of the District.

²The District owns two bridges and anticipates future infrastructure repairs to maintain these assets.

³The Road Resurfacing project is projected to be started in FY2022 and completed either in full or in part. Budget number provided by the District Engineer for total replacement costs of all District Roads is \$440,645. This figure includes 3% inflation, 15% contingency and 10% for unknowns, curbs, base repairs etc.

⁴This item is partial/expected costs associated with upgrading and connecting remaining stormwater pumps as needed.

⁵This item represents fund balance that will be needed to cover expenditures from October through December. Note, assessments should be sufficient to replenish this component of fund balance as it will be needed for the same purpose in subsequent fiscal years.

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

Expenditures

Professional Services

| | |
|--|----------|
| <i>Supervisors</i> | \$ 5,000 |
| Statutorily set at \$200 (plus applicable taxes) for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year. | |
| <i>Management services</i> | 31,153 |
| Wrathell, Hunt and Associates, LLC specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, administer the issuance of tax exempt bond financing, and finally operate and maintain the assets of the community. | |
| <i>Accounting services</i> | 11,012 |
| Preparation of all financial work related to the governmental and enterprise funds of the District, which includes preparation of monthly financial reports and annual budgets. | |
| <i>Assessment roll preparation</i> | 14,510 |
| The District may collect its annual operating and debt service through direct billing to landowners and/or placement of assessments on the annual real estate tax bill from the county's tax collector. The District's contract for financial services with Wrathell, Hunt and Associates, LLC includes assessment roll preparation services. The District anticipates all assessments to be levied on the November county tax bill. | |
| <i>Audit</i> | 7,500 |
| The District is required by Florida State Statute to undertake an independent examination of its books, records and accounting procedures on an annual basis. | |
| <i>Legal</i> | 12,000 |
| Burke, Blue, Hutchison & Walters, P.A., provides on-going general counsel and legal representation. These lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyance and contracts. In this capacity, they provide services as "local government lawyers," realizing that this type of local government is very limited in its scope - providing infrastructure and service to development. | |
| <i>Engineering</i> | 13,280 |
| McNeil Carroll Engineering provides a broad array of engineering, consulting and construction services to the District, which assist the District in crafting solutions with sustainability for the long term interests of the community - recognizing the needs of government, the environment and maintenance of District's facilities. | |
| <i>Postage</i> | 1,775 |
| Mailing of agenda packages, overnight deliveries, correspondence, etc. | |
| <i>Telephone</i> | 1,050 |
| Telephone and fax machine. | |
| <i>Website maintenance</i> | 750 |
| <i>ADA website compliance</i> | 210 |
| <i>Insurance</i> | 7,500 |
| The District carries public officials and general liability insurance policies. The limit of liability is set at \$1,000,000 for general liability (\$2,000,000 general aggregate) and \$1,000,000 for public officials liability limit. | |
| <i>Printing and binding</i> | 1,500 |
| Letterhead, envelopes, copies, etc. | |
| <i>Legal advertising</i> | 2,500 |
| The District advertises in the News Herald for monthly meetings, special meetings, public hearings, bidding, etc. Based on prior year's experience. | |

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

Expenditures (continued)

| | |
|--|-------|
| <i>Other current charges</i> | 1,200 |
| Bank charges, automated AP routing and other miscellaneous expenses that incur during the year. | |
| <i>Office supplies</i> | 500 |
| Accounting and administrative supplies. | |
| <i>Special district annual fee</i> | 175 |
| Annual fee paid to the Department of Economic Opportunity. | |
| <i>Trustee</i> | 7,431 |
| Annual fee paid to US Bank for services provided as trustee, paying agent and registrar. | |
| <i>Arbitrage rebate calculation</i> | 1,200 |
| To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability. | |
| <i>Dissemination agent</i> | 1,000 |
| The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. | |

Security

| | |
|--|---------|
| <i>Security management services</i> | 175,383 |
| The District entered into an agreement with the Wild Heron POA in March of 2016 to provide the management oversight of the District's interest in security services. The agreement includes the POA directly contracting with a security company to provide security officer, patrol officer and alarm response services in accordance with the post orders. The officer billing rate will increase 3% per year. | |

Lake & wetlands monitoring

| | |
|--|--------|
| <i>Mitigation and monitoring</i> | 46,050 |
| Mitigation-prescribed burns/gyro | |
| A licensed and approved contractor will perform the prescribed burning and mechanical fuel reduction to the guidelines set forth by the Wild Heron ecologist. The contractor's goal will be to reduce fuel hazards within the conservation areas without impacting wetlands, endangered plants/trees, and safety for residents and structures. | |
| <i>Ecologist and operations management</i> | 57,980 |
| The District has retained the services of Cypress Environmental. The agreement was executed in April of 2016. The agreement can automatically renew with no price increase, an environmental consultant, to provide services as follows: | |

| Task | Frequency |
|---------------------------------|-----------|
| WQ sampling | 1 |
| Prescribed burn facilitation | 4 |
| Monthly compliance inspection | 12 |
| Mitigation/AMP mtg w/DEP & USAC | 1 |
| Monthly meetings | 4 |
| Lake management | 54 |

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

Expenditures (continued)

Roadway and landscape services

| | |
|---|---------|
| <i>Transfer of WHW from 98 to entrance</i> | 400,000 |
| <i>Bridge repairs and maintenance</i> | 50,000 |
| <i>Roadway repairs and maintenance</i> | 63,700 |
| Operations and maintenance activities for District-owned roads. These expenditures include minor repairs and modifications, and future construction projects. | |
| Landscape and irrigation repairs | 7,500 |
| Landscape maintenance all CDD roads | 166,886 |
| Mulch & seasonal color | 182,574 |

Stormwater management

| | |
|-------------------|--------|
| <i>Operations</i> | 17,250 |
|-------------------|--------|

This includes the following items relating to the District's stormwater pump stations.

| | |
|--|--------|
| Pump station maintenance & repairs | 10,250 |
| Stormwater inspections-McNeil/Carroll | 2,000 |
| Gulf Power Utility costs to power to pump stations | 5,000 |

| | |
|----------------------------------|--------|
| <i>Electric-lift stations</i> | 600 |
| <i>Pond aeration</i> | 30,000 |
| <i>Stormwater system repairs</i> | 18,000 |

Other fees & charges

| | |
|------------------------------|--------|
| <i>Tax collector</i> | 22,046 |
| 2% of the levied assessment. | |

| | |
|---------------------------|---------------------------|
| Total expenditures | <u><u>\$1,359,215</u></u> |
|---------------------------|---------------------------|

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2012 BONDS
FISCAL YEAR 2022**

| | Fiscal Year 2021 | | | | Proposed Budget FY 2022 |
|---|------------------------------|--------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2021 | Actual through 3/31/2021 | Projected through 9/30/2021 | Total Actual & Projected | |
| REVENUES | | | | | |
| Assessment levy - gross | \$ 447,933 | | | | \$ 447,933 |
| Allowable discounts (4%) | (17,917) | | | | (17,917) |
| Assessment levy - net | 430,016 | \$ 341,731 | \$ 88,285 | \$ 430,016 | 430,016 |
| Interest | - | 12 | - | 12 | - |
| Total revenues | 430,016 | 341,743 | 88,285 | 430,028 | 430,016 |
| EXPENDITURES | | | | | |
| Debt service | | | | | |
| Principal | 200,000 | 200,000 | - | 200,000 | 215,000 |
| Interest | 191,075 | 98,162 | 92,913 | 191,075 | 177,881 |
| Principal prepayment | - | - | - | - | - |
| Total debt service | 391,075 | 298,162 | 92,913 | 391,075 | 392,881 |
| Other fees & charges | | | | | |
| Tax collector | 8,959 | 6,835 | 2,124 | 8,959 | 8,959 |
| Total other fees & charges | 8,959 | 6,835 | 2,124 | 8,959 | 8,959 |
| Total expenditures | 400,034 | 304,997 | 95,037 | 400,034 | 401,840 |
| Excess/(deficiency) of revenues over/(under) expenditures | 29,982 | 36,746 | (6,752) | 29,994 | 28,176 |
| Fund balance: | | | | | |
| Net increase/(decrease) in fund balance | 29,982 | 36,746 | (6,752) | 29,994 | 28,176 |
| Beginning fund balance (unaudited) | 536,051 | 543,435 | 580,181 | 543,435 | 573,429 |
| Ending fund balance (projected) | \$566,033 | \$580,181 | \$573,429 | \$ 573,429 | 601,605 |
| Use of fund balance | | | | | |
| Debt service reserve account balance (required) | | | | | (204,663) |
| Principal and interest expense - November 1, 2022 | | | | | (311,119) |
| Projected fund balance surplus/(deficit) - as of September 30, 2022 | | | | | \$ 85,823 |

Lake Powell

Community Development District

Series 2012

\$5,160,000

Debt Service Schedule

| Date | Principal | Coupon | Interest | Total P+I |
|--------------|-----------------------|----------|-----------------------|-----------------------|
| 11/01/2021 | 215,000.00 | 5.250% | 91,762.50 | 306,762.50 |
| 05/01/2022 | - | - | 86,118.75 | 86,118.75 |
| 11/01/2022 | 225,000.00 | 5.250% | 86,118.75 | 311,118.75 |
| 05/01/2023 | - | - | 80,212.50 | 80,212.50 |
| 11/01/2023 | 235,000.00 | 5.750% | 80,212.50 | 315,212.50 |
| 05/01/2024 | - | - | 73,456.25 | 73,456.25 |
| 11/01/2024 | 245,000.00 | 5.750% | 73,456.25 | 318,456.25 |
| 05/01/2025 | - | - | 66,412.50 | 66,412.50 |
| 11/01/2025 | 265,000.00 | 5.750% | 66,412.50 | 331,412.50 |
| 05/01/2026 | - | - | 58,793.75 | 58,793.75 |
| 11/01/2026 | 275,000.00 | 5.750% | 58,793.75 | 333,793.75 |
| 05/01/2027 | - | - | 50,887.50 | 50,887.50 |
| 11/01/2027 | 295,000.00 | 5.750% | 50,887.50 | 345,887.50 |
| 05/01/2028 | - | - | 42,406.25 | 42,406.25 |
| 11/01/2028 | 310,000.00 | 5.750% | 42,406.25 | 352,406.25 |
| 05/01/2029 | - | - | 33,493.75 | 33,493.75 |
| 11/01/2029 | 325,000.00 | 5.750% | 33,493.75 | 358,493.75 |
| 05/01/2030 | - | - | 24,150.00 | 24,150.00 |
| 11/01/2030 | 345,000.00 | 5.750% | 24,150.00 | 369,150.00 |
| 05/01/2031 | - | - | 14,231.25 | 14,231.25 |
| 11/01/2031 | 365,000.00 | 5.750% | 14,231.25 | 379,231.25 |
| 05/01/2032 | - | - | 3,737.50 | 3,737.50 |
| 11/01/2032 | 130,000.00 | 5.750% | 3,737.50 | 133,737.50 |
| Total | \$3,230,000.00 | - | \$1,159,562.50 | \$4,389,562.50 |

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
PER UNIT ASSESSMENT SUMMARY AND COMPARISSON
FISCAL YEAR 2021 ACTUAL AND FISCAL YEAR 2022 PROPOSED**

BOND-PAYING UNITS

| | Units | Assessments Per Unit | | | Revenue Per Fund | | |
|----------------------------|-------|----------------------|-------------------|--------------|------------------|-------------------|---------------|
| | | General Fund | Debt Service Fund | Total | General Fund | Debt Service Fund | Total |
| Resident | | | | | | | |
| Unit type: SF 120' Reduced | | | | | | | |
| FY 2022 (proposed) | 73 | \$ 1,817.79 | \$ 1,069.62 | \$ 2,887.41 | \$ 132,698.67 | \$ 78,082.26 | \$ 210,780.93 |
| FY 2021 (actual) | 73 | \$ 908.24 | \$ 1,069.62 | \$ 1,977.86 | \$ 66,301.52 | \$ 78,082.26 | \$ 144,383.78 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 66,397.15 | \$ - | \$ 66,397.15 |
| % Variance | | 100.1% | 0.0% | 46.0% | 100.1% | 0.0% | 46.0% |
| Unit type: SF 85' Full | | | | | | | |
| FY 2022 (proposed) | 53 | \$ 1,817.79 | \$ 1,515.21 | \$ 3,333.00 | \$ 96,342.87 | \$ 80,306.13 | \$ 176,649.00 |
| FY 2021 (actual) | 53 | \$ 908.24 | \$ 1,515.21 | \$ 2,423.45 | \$ 48,136.72 | \$ 80,306.13 | \$ 128,442.85 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 48,206.15 | \$ - | \$ 48,206.15 |
| % Variance | | 100.1% | 0.0% | 37.5% | 100.1% | 0.0% | 37.5% |
| Unit type: SF 85' Reduced | | | | | | | |
| FY 2022 (proposed) | 106 | \$ 1,817.79 | \$ 757.61 | \$ 2,575.40 | \$ 192,685.74 | \$ 80,306.66 | \$ 272,992.40 |
| FY 2021 (actual) | 106 | \$ 908.24 | \$ 757.61 | \$ 1,665.85 | \$ 96,273.44 | \$ 80,306.66 | \$ 176,580.10 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 96,412.30 | \$ - | \$ 96,412.30 |
| % Variance | | 100.1% | 0.0% | 54.6% | 100.1% | 0.0% | 54.6% |
| Unit type: SF 65' Reduced | | | | | | | |
| FY 2022 (proposed) | 76 | \$ 1,817.79 | \$ 580.06 | \$ 2,397.85 | \$ 138,152.04 | \$ 44,084.56 | \$ 182,236.60 |
| FY 2021 (actual) | 76 | \$ 908.24 | \$ 580.06 | \$ 1,488.30 | \$ 69,026.24 | \$ 44,084.56 | \$ 113,110.80 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 69,125.80 | \$ - | \$ 69,125.80 |
| % Variance | | 100.1% | 0.0% | 61.1% | 100.1% | 0.0% | 61.1% |
| Unit type: SF 55' Full | | | | | | | |
| FY 2022 (proposed) | 37 | \$ 1,817.79 | \$ 891.20 | \$ 2,708.99 | \$ 67,258.23 | \$ 32,974.40 | \$ 100,232.63 |
| FY 2021 (actual) | 37 | \$ 908.24 | \$ 891.20 | \$ 1,799.44 | \$ 33,604.88 | \$ 32,974.40 | \$ 66,579.28 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 33,653.35 | \$ - | \$ 33,653.35 |
| % Variance | | 100.1% | 0.0% | 50.5% | 100.1% | 0.0% | 50.5% |
| Unit type: SF 45' Full | | | | | | | |
| FY 2022 (proposed) | 31 | \$ 1,817.79 | \$ 891.20 | \$ 2,708.99 | \$ 56,351.49 | \$ 27,627.20 | \$ 83,978.69 |
| FY 2021 (actual) | 31 | \$ 908.24 | \$ 891.20 | \$ 1,799.44 | \$ 28,155.44 | \$ 27,627.20 | \$ 55,782.64 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 28,196.05 | \$ - | \$ 28,196.05 |
| % Variance | | 100.1% | 0.0% | 50.5% | 100.1% | 0.0% | 50.5% |
| Unit type: SF 45' Reduced | | | | | | | |
| FY 2022 (proposed) | 49 | \$ 1,817.79 | \$ 445.60 | \$ 2,263.39 | \$ 89,071.71 | \$ 21,834.40 | \$ 110,906.11 |
| FY 2021 (actual) | 50 | \$ 908.24 | \$ 445.60 | \$ 1,353.84 | \$ 45,412.00 | \$ 22,280.00 | \$ 67,692.00 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 43,659.71 | \$ (445.60) | \$ 43,214.11 |
| % Variance | | 100.1% | 0.0% | 67.2% | 96.1% | -2.0% | 63.8% |
| Unit type: Condo Full | | | | | | | |
| FY 2022 (proposed) | 76 | \$ 1,817.79 | \$ 712.79 | \$ 2,530.58 | \$ 138,152.04 | \$ 54,172.04 | \$ 192,324.08 |
| FY 2021 (actual) | 76 | \$ 908.24 | \$ 712.79 | \$ 1,621.03 | \$ 69,026.24 | \$ 54,172.04 | \$ 123,198.28 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 69,125.80 | \$ - | \$ 69,125.80 |
| % Variance | | 100.1% | 0.0% | 56.1% | 100.1% | 0.0% | 56.1% |
| Unit type: Condo Reduced | | | | | | | |
| FY 2022 (proposed) | 80 | \$ 1,817.79 | \$ 356.82 | \$ 2,174.61 | \$ 145,423.20 | \$ 28,545.60 | \$ 173,968.80 |
| FY 2021 (actual) | 81 | \$ 908.24 | \$ 356.82 | \$ 1,265.06 | \$ 73,567.44 | \$ 28,902.42 | \$ 102,469.86 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 71,855.76 | \$ (356.82) | \$ 71,498.94 |
| % Variance | | 100.1% | 0.0% | 71.9% | 97.7% | -1.2% | 69.8% |
| Golf | | | | | | | |
| FY 2022 (proposed) | - | \$ 13,451.65 | \$ 8,914.59 | \$ 22,366.24 | \$ - | \$ - | \$ - |
| FY 2021 (actual) | - | \$ 6,720.98 | \$ 8,914.59 | \$ 15,635.57 | \$ - | \$ - | \$ - |
| \$ Variance | | \$ 6,730.67 | \$ - | \$ 6,730.67 | \$ - | \$ - | \$ - |
| % Variance | | 100.1% | 0.0% | 43.0% | n/a | n/a | n/a |

Note: Unit counts are based on the FY 2021 Budget and will be updated after June 1, 2021 when new information is available from

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
PER UNIT ASSESSMENT SUMMARY AND COMPARISSON
FISCAL YEAR 2021 ACTUAL AND FISCAL YEAR 2022 PROPOSED**

PRE-PAID UNITS

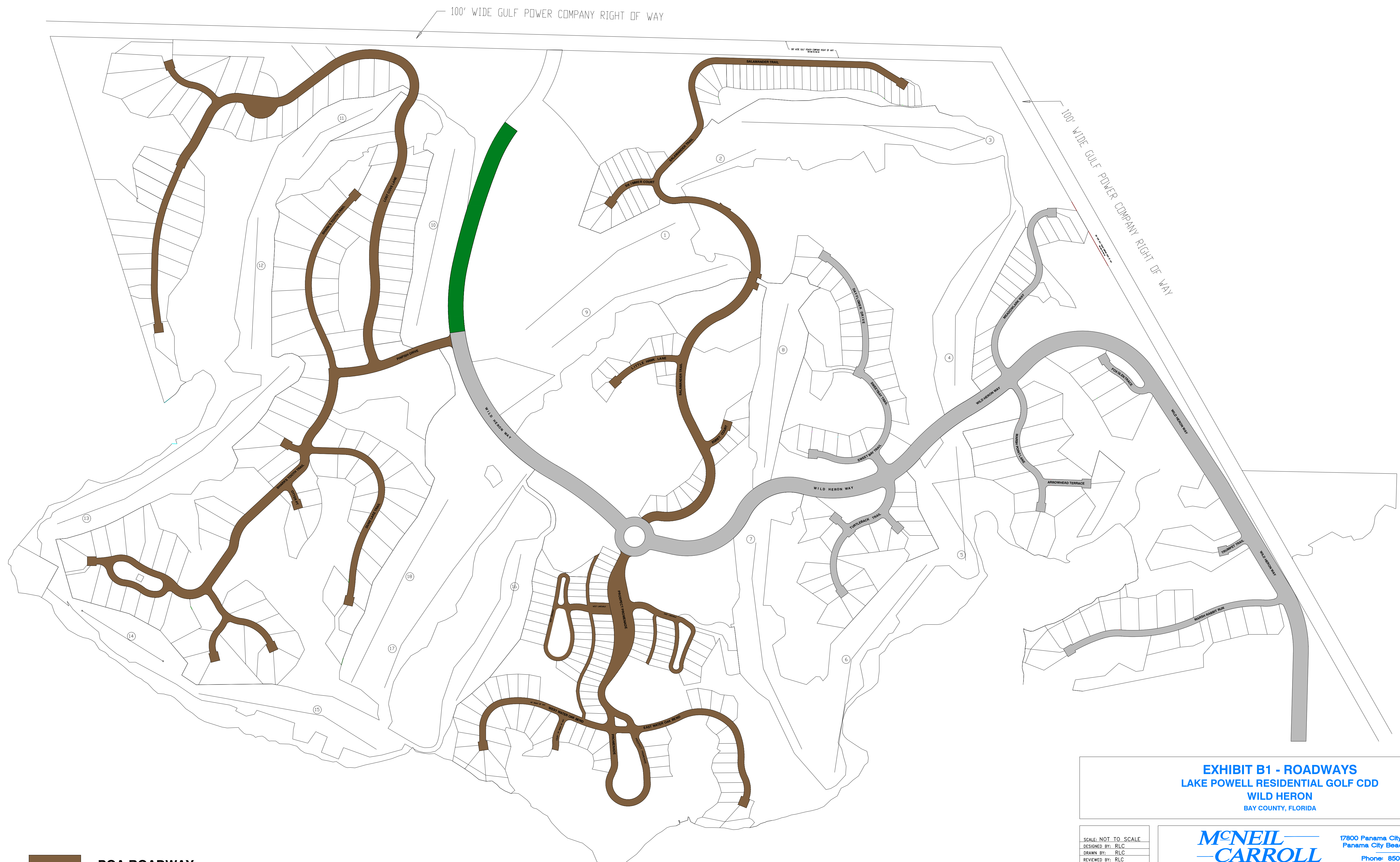
| | Units | Assessments Per Unit | | | Revenue Per Fund | | |
|--------------------|--------|----------------------|-------------------|--------------|------------------|-------------------|--------------|
| | | General Fund | Debt Service Fund | Total | General Fund | Debt Service Fund | Total |
| Resident | | | | | | | |
| FY 2022 (proposed) | 18 | \$ 1,817.79 | \$ - | \$ 1,817.79 | \$ 32,720.22 | \$ - | \$ 32,720.22 |
| FY 2021 (actual) | 16 | \$ 908.24 | \$ - | \$ 908.24 | \$ 14,531.84 | \$ - | \$ 14,531.84 |
| \$ Variance | | \$ 909.55 | \$ - | \$ 909.55 | \$ 18,188.38 | \$ - | \$ 18,188.38 |
| % Variance | | 100.1% | n/a | 100.1% | 125.2% | n/a | 125.2% |
| Golf | | | | | | | |
| FY 2022 (proposed) | 1 | \$ 13,451.65 | \$ - | \$ 13,451.65 | \$ 13,451.65 | \$ - | \$ 13,451.65 |
| FY 2021 (actual) | 1 | \$ 6,720.98 | \$ - | \$ 6,720.98 | \$ 6,720.98 | \$ - | \$ 6,720.98 |
| \$ Variance | | \$ 6,730.67 | \$ - | \$ 6,730.67 | \$ 6,730.67 | \$ - | \$ 6,730.67 |
| % Variance | | 100.1% | n/a | 100.1% | 100.1% | n/a | 100.1% |
| | 600.00 | | | | | | |

Note: Unit counts are based on the FY 2021 Budget and will be updated after June 1, 2021 when new information is available from

**TOTAL REVENUE PER FUND
ALL UNIT TYPES**

| | Revenue Per Fund | | |
|--------------------|------------------|-------------------|--------------|
| | General Fund | Debt Service Fund | Total |
| FY 2022 (proposed) | \$ 1,102,308 | \$ 447,933 | \$ 1,550,241 |
| FY 2021 (actual) | \$ 550,757 | \$ 448,736 | \$ 999,492 |
| \$ Variance | \$ 551,551 | \$ (803) | \$ 550,749 |
| % Variance | 100.1% | -0.2% | 55.1% |

**LAKE POWELL
COMMUNITY DEVELOPMENT DISTRICT
EXHIBIT I
MAPS DEPICITING CDD ASSET INVENTORY
FISCAL YEAR 2022**



- POA ROADWAY
- CDD ROADWAY
- GOLF COURSE ROADWAY

NOTE:
 FOR ILLUSTRATION PURPOSES ONLY.
 RECORDED DOCUMENTS TAKE PRECEDENCE OVER EXHIBIT.

EXHIBIT B1 - ROADWAYS
LAKE POWELL RESIDENTIAL GOLF CDD
WILD HERON
 BAY COUNTY, FLORIDA

SCALE: NOT TO SCALE
 DESIGNED BY: RLC
 DRAWN BY: RLC
 REVIEWED BY: RLC
 ISSUE DATE: 10/3/2015
 CDD EXHIBIT
 NOT RELEASED FOR CONSTRUCTION
 DATE:

McNEIL
CARROLL
ENGINEERING, INC.
Professional Engineering Consultants
 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 7288

17800 Panama City Beach Parkway
 Panama City Beach, Florida 32413
 Phone: 850-234-1730
 Fax: 850-234-1731

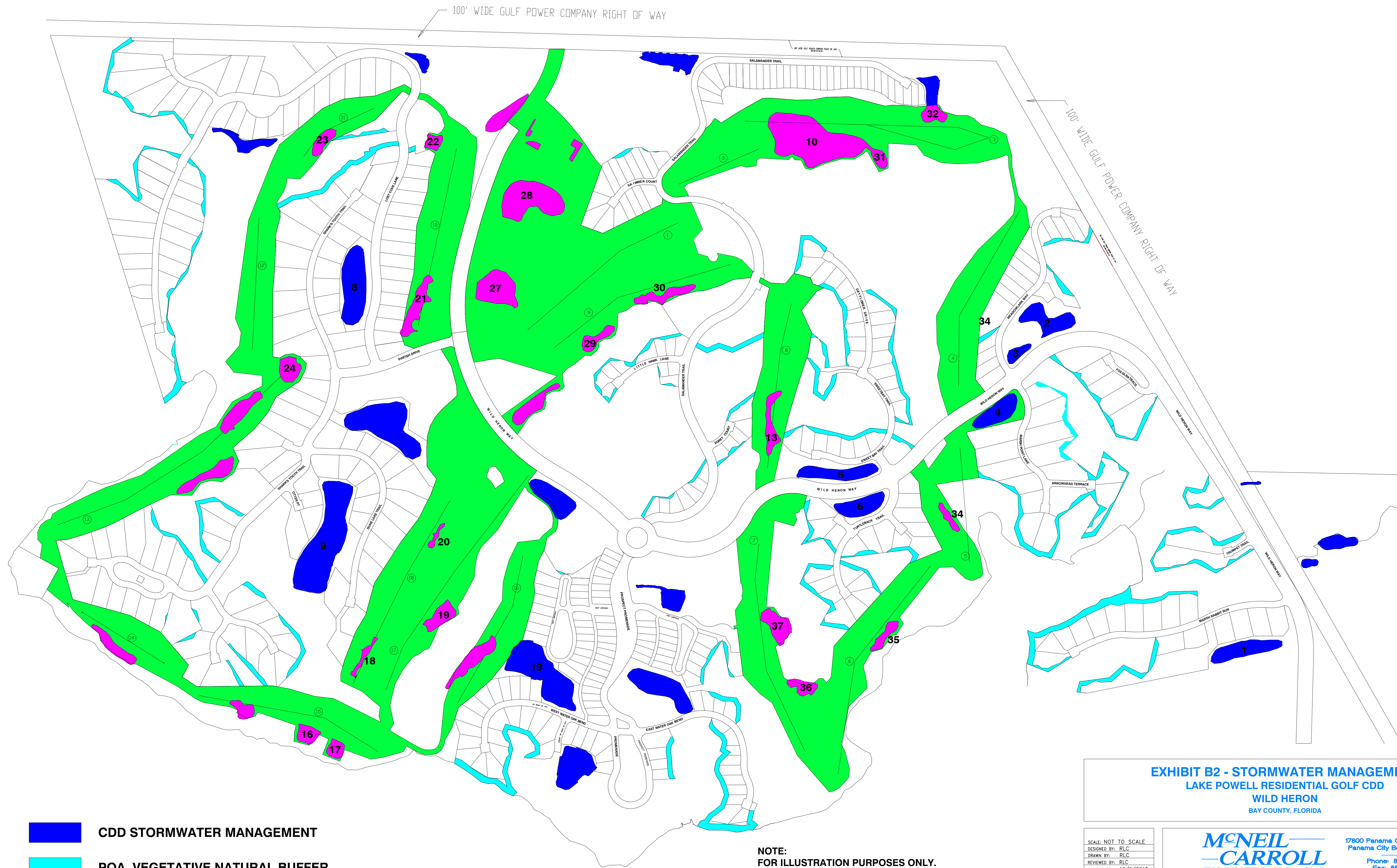
| NO. | DATE | BY | REVISIONS |
|-----|------|----|-----------|
| 01 | | | |
| 02 | | | |
| 03 | | | |
| 04 | | | |
| 05 | | | |

Sean D. McNeil, P.E.
 PROFESSIONAL ENGINEER
 FL. LC # 49303

Robert L. Carroll, P.E.
 PROFESSIONAL ENGINEER
 FL. LC # 57988

EXHIBIT B1 - ROADWAYS
 LAKE POWELL RESIDENTIAL GOLF CDD
 WILD HERON
 BAY COUNTY, FLORIDA
 10/3/2015
 RLC
 RLC
 RLC
 10/3/2015
 CDD EXHIBIT
 NOT RELEASED FOR CONSTRUCTION
 DATE:

11118-01B - LAKE POWELL RESIDENTIAL GOLF CDD



- CDD STORMWATER MANAGEMENT
- POA VEGETATIVE NATURAL BUFFER
- GOLF COURSE STORMWATER MANAGEMENT
- GOLF COURSE ENVELOPE

NOTE:
 FOR ILLUSTRATION PURPOSES ONLY.
 RECORDED DOCUMENTS TAKE PRECEDENCE OVER EXHIBIT.

STORMWATER PUMP STATIONS ARE OWNED AND MAINTAINED BY THE CDD.

POA IS RESPONSIBLE FOR MAINTENANCE/ENFORCEMENT OF VEGETATIVE NATURAL BUFFERS WITHIN BUILDING LOTS AND GRASSED ROAD SIDE SWALES IN POA RIGHT OF WAYS.

EXHIBIT B2 - STORMWATER MANAGEMENT
LAKE POWELL RESIDENTIAL GOLF CDD
WILD HERON
 BAY COUNTY, FLORIDA

SCALE: NOT TO SCALE
 DESIGNED BY: RLC
 DRAWN BY: RLC
 REVIEWED BY: RLC
 ISSUE DATE: 10/2/2015
 CDD EXHIBIT
 NOT RELEASED FOR CONSTRUCTION
 DATE:

McNEIL
CARROLL
ENGINEERING, INC.
 Professional Engineering Consultants
 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 7288

17800 Panama City Beach Parkway
 Panama City Beach, Florida 32413
 Phone: 850-234-1730
 Fax: 850-234-1731

| NO. | DATE | BY | REVISIONS |
|-----|------|----|-----------|
| 01 | | | |
| 02 | | | |
| 03 | | | |
| 04 | | | |
| 05 | | | |

Sean D. McNeil, P.E.
 PROFESSIONAL ENGINEER
 FL. LC # 49303

Robert L. Carroll, P.E.
 PROFESSIONAL ENGINEER
 FL. LC # 57988

McNEIL CARROLL ENGINEERING, INC. ALL RIGHTS RESERVED. NO PART OF THIS DOCUMENT MAY BE REPRODUCED OR TRANSMITTED IN ANY FORM WITHOUT PRIOR WRITTEN AUTHORIZATION OF McNEIL CARROLL ENGINEERING, INC.



CDD UTILITY PARCELS

LS - LIFT STATION

MLS - MASTER LIFTSTATION

**NOTE:
FOR ILLUSTRATION PURPOSES ONLY.
RECORDED DOCUMENTS TAKE PRECEDENCE OVER EXHIBIT.**

**EXHIBIT B3 - CDD UTILITY PARCELS
LAKE POWELL RESIDENTIAL GOLF CDD
WILD HERON
BAY COUNTY, FLORIDA**

SCALE: NOT TO SCALE
DESIGNED BY: RLC
DRAWN BY: RLC
REVIEWED BY: RLC
ISSUE DATE: 10/3/2015
CDD - EXHIBIT
NOT RELEASED FOR CONSTRUCTION
DATE:

**McNEIL
CARROLL
ENGINEERING, INC.**

17800 Panama City Beach Parkway
Panama City Beach, Florida 32413

Phone: 850-234-1730
Fax: 850-234-1731

Professional Engineering Consultants
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 7288

| NO. | DATE | BY | REVISIONS |
|-----|------|----|-----------|
| 01 | | | |
| 02 | | | |
| 03 | | | |
| 04 | | | |
| 05 | | | |

Sean D. McNeil, P.E.
PROFESSIONAL ENGINEER
FL. LIC # 49363

Robert L. Carroll, P.E.
PROFESSIONAL ENGINEER
FL. LIC # 57988

SHEET NUMBER
3 OF 5

11118-01B - LAKE POWELL RESIDENTIAL GOLF CDD

EXHIBIT B3 - CDD UTILITY PARCELS
 LAKE POWELL RESIDENTIAL GOLF CDD
 WILD HERON
 BAY COUNTY, FLORIDA
 McNEIL CARROLL ENGINEERING, INC.
 17800 PANAMA CITY BEACH PARKWAY
 PANAMA CITY BEACH, FLORIDA 32413
 PHONE: 850-234-1730
 FAX: 850-234-1731
 SEAN D. MCNEIL, P.E.
 FL. LIC # 49363
 ROBERT L. CARROLL, P.E.
 FL. LIC # 57988
 DATE: 10/3/2015
 NOT RELEASED FOR CONSTRUCTION



CDD WETLANDS & PRESERVED LANDS

NOTE:
FOR ILLUSTRATION PURPOSES ONLY.
RECORDED DOCUMENTS TAKE PRECEDENCE OVER EXHIBIT.

EXHIBIT B4 - CDD WETLAND & PRESERVATION LANDS
LAKE POWELL RESIDENTIAL GOLF CDD
WILD HERON
BAY COUNTY, FLORIDA

SCALE: NOT TO SCALE
DESIGNED BY: RLC
DRAWN BY: RLC
REVIEWED BY: RLC
ISSUE DATE: 10/5/2015
CDD EXHIBIT
NOT RELEASED FOR CONSTRUCTION
DATE:

McNEIL CARROLL
ENGINEERING, INC.
Professional Engineering Consultants
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 7288

17800 Panama City Beach Parkway
Panama City Beach, Florida 32413
Phone: 850-234-1730
Fax: 850-234-1731

| NO. | DATE | BY | REVISIONS |
|-----|------|----|-----------|
| 01 | | | |
| 02 | | | |
| 03 | | | |
| 04 | | | |
| 05 | | | |

Sean D. McNeil, P.E.
PROFESSIONAL ENGINEER
FL LIC # 48903

Robert L. Carroll, P.E.
PROFESSIONAL ENGINEER
FL LIC # 57988

EXHIBIT B4 - CDD WETLAND & PRESERVATION LANDS
 LAKE POWELL RESIDENTIAL GOLF CDD
 WILD HERON
 BAY COUNTY, FLORIDA
 10/5/2015
 RLC
 RLC
 RLC
 10/5/2015
 CDD EXHIBIT
 NOT RELEASED FOR CONSTRUCTION
 DATE:

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

4

RESOLUTION 2021-04

A RESOLUTION OF THE LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2021/2022 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Lake Powell Residential Golf Community Development District (“District”) is a local unit of special-purpose government created by, and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Bay County, Florida; and

WHEREAS, the Board of Supervisors of the District (“Board”) is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, *Florida Statutes*; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District’s Board shall be held during Fiscal Year 2021/2022 as provided on the schedule attached hereto as **Exhibit A**.

SECTION 2. FILING REQUIREMENT. In accordance with Section 189.015(1), *Florida Statutes*, the District’s Secretary is hereby directed to file a schedule of the District’s regular meetings annually with Bay County and the Florida Department of Economic Opportunity.

SECTION 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 7th day of June, 2021.

Attest:

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

| LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT | | |
|--|---|---------------------------------|
| BOARD OF SUPERVISORS FISCAL YEAR 2021/2022 MEETING SCHEDULE | | |
| LOCATION | | |
| <i>Boat House, 1110 Prospect Promenade, Panama City Beach, Florida 32413</i> | | |
| DATE | POTENTIAL DISCUSSION/FOCUS | TIME |
| | | |
| October 4, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| November 1, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| December 6, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| March 7, 2022 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| April 4, 2022 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| May 2, 2022 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| June 6, 2022 | Regular Meeting | 2:00 P.M. (Central Time) |
| | | |
| August 1, 2022 | Public Hearing & Regular Meeting | 2:00 P.M. (Central Time) |
| | | |

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

7A

The News Herald

501 W. 11th Street
P.O. Box 1940, Panama City FL 32401
Published Daily
Panama City, Bay County, Florida

State of Florida County of Bay

Before the undersigned authority personally appeared Toni Brown, who on oath says that (s)he is a Legal Advertising Representative of The News Herald, a newspaper published at Panama City in Bay County, Florida; that the attached copy, being a Legal Advertisement #34430755, was published in said newspaper in the issue(s) of

02/12/2021

Affiant further says that The News Herald is a newspaper published at Panama City, in said Bay County, Florida, is a direct successor of the Panama City News and that the said newspaper, together with its direct predecessor, has heretofore been continuously published in said Bay County, Florida, each day (except that the predecessor, Panama City News, was not published on Sundays) and has been entered as periodicals matter at the post office in Panama City, in said Bay County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that (s)he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Signature of Affiant

Toni Brown

Sworn to and subscribed before me this

12 day of Feb 2021

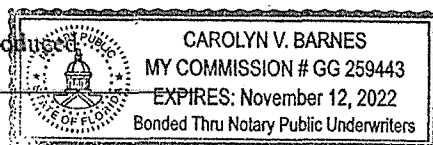
Carolyn V. Barnes
Signature of Notary Public

Name of Notary typed, printed or stamped

Personally known

or produced identification _____

Type of Identification Produced _____



29248NH

LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT NOTICE OF SOLICITATION FOR REQUEST FOR PROPOSALS

SECURITY SERVICES Bay County, Florida

Notice is hereby given that the Lake Powell Residential Golf Community Development District (the "District") requests proposals to provide SECURITY SERVICES (Request for Proposals No. LP-SS-21-01) which includes but is not limited to: the 24/7 staffing of the main guard house and monitoring of security cameras for the safety and security of the residents and their guests in accordance with the adopted post orders.

Proposal Documents Availability: The Request for Proposals will be available on Friday, February 12, 2021, beginning at 10:00 a.m. Please contact Mrs. Daphne Gillyard at (561) 571-0010, or by email at gillyardd@whhassociates.com, to receive a copy of the Proposal documents.

Proposal Due Date: Management compa-

nies desiring to provide services for this project must submit an electronic copy (pdf.), to be received no later than 2:00 p.m., on Friday, March 5, 2021. Send the electronic proposal in pdf. format to Mrs. Daphne Gillyard, at gillyardd@whhassociates.com.

Consideration of Proposals: The Board of Supervisors will consider and rank all proposals at the Monday, April 5, 2021, Lake Powell Residential Golf CDD Regular Meeting, scheduled to be held at 2:00 p.m., CST, at the Boat House, 1110 Prospect Promenade, Panama City Beach, Florida 32413. The proposals shall be ranked in accordance with the criteria included in the Evaluation Criteria sheet, which is contained within the proposal documents. The District reserves the right to reject any and all proposals, with or without cause, to waive minor technical errors and informalities, or to accept the proposal which, in its judgment, is in the best interest of the District.

Lake Powell Residential Golf Community Development District
Howard McGaffney,
District Manager

2/12/2021
29248NH

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

7B

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

REQUEST FOR PROPOSALS

SECURITY SERVICES
PANAMA CITY BEACH, FLORIDA

Request for Proposal (RFP) No. LP-SS-21-01

SECURITY SERVICES

Issue Date: February 12, 2021

District Manager

**Wrathell, Hunt and Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431**

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| | | |
|-------------------|---|-----------|
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| SECTION 2 | INTRODUCTION | 4 |
| SECTION 3 | INSTRUCTIONS TO PROPOSERS | 5 |
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| SECTION 5 | SCOPE OF SERVICES | |
| | A. PROPOSAL SPECIFICATIONS | 9 |
| | B. POST ORDERS | 13 |
| SECTION 6 | EVALUATION CRITERIA SHEET | 30 |
| SECTION 7 | BASIC ORGANIZATION INFORMATION | 31 |
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| SECTION 11 | PRICING FORM | 51 |

SECTION 1: NOTICE OF SOLICITATION

LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT NOTICE OF SOLICITATION FOR REQUEST FOR PROPOSALS

SECURITY SERVICES Bay County, Florida

Notice is hereby given that the Lake Powell Residential Golf Community Development District (the "District") requests proposals to provide SECURITY SERVICES (Request for Proposals **No. LP-SS-21-01**) which includes but is not limited to: the 24/7 staffing of the main guard house and monitoring of security cameras for the safety and security of the residents and their guests in accordance with the adopted post orders.

Proposal Documents Availability: The Request for Proposals will be available on **Friday, February 12, 2021, beginning at 10:00 a.m.** Please contact Mrs. Daphne Gillyard at (561) 571-0010, or by email at gillyardd@whhassociates.com, to receive a copy of the Proposal documents.

Proposal Due Date: Management companies desiring to provide services for this project must submit an electronic copy (pdf.), to be received no later than **2:00 p.m., on Friday, March 5, 2021.** Send the electronic proposal in pdf. format to Mrs. Daphne Gillyard, at gillyardd@whhassociates.com.

Consideration of Proposals: The Board of Supervisors will consider and rank all proposals at the **Monday, April 5, 2021**, Lake Powell Residential Golf CDD Regular Meeting, scheduled to be held at 2:00 p.m., CST, at the **Boat House, 1110 Prospect Promenade, Panama City Beach, Florida 32413.** The proposals shall be ranked in accordance with the criteria included in the Evaluation Criteria sheet, which is contained within the proposal documents. The District reserves the right to reject any and all proposals, with or without cause, to waive minor technical errors and informalities, or to accept the proposal which, in its judgment, is in the best interest of the District.

Lake Powell Residential Golf Community Development District
Howard McGaffney
District Manager

SECTION 2: INTRODUCTION

2.1 INTRODUCTION:

Lake Powell Residential Golf Community Development District (the “District”) is a gated master-planned community located off of Hwy. 98 in Panama City Beach, Florida.

Lake Powell Residential Golf depends on the firm providing security services to enhance the safety and security of its homeowners, employees and visitors by monitoring security cameras and manning of the Main Gate.

The Post Orders have been included in the proposal documents to assist you in providing the highest degree of protection and safety possible for Lake Powell Residential Golf. The Post Orders detail your site-specific duties and responsibilities. You must diligently follow the policies and procedures listed and make full use of all the information provided.

Furthermore, you must be courteous, patient and respectful to all persons that you come in contact within your area of responsibility.

SECTION 3: INSTRUCTIONS TO PROPOSERS

3.1 PERIOD OF AGREEMENT

The term of this agreement shall be from _____, 2021 to _____, 2022 or as agreed upon for a multi-year contract.

3.2 SUBMISSION OF PROPOSAL:

Proposals received after the time and date stipulated above will be returned unopened to the Proposer. **Proposals will be opened on Friday, March 5th, 2021 at 12:30 p.m.** Proposals will be publicly opened and read aloud at the appointed time and place stated in the Notice of Solicitation. The District representative whose duty it is to open the proposals will decide when the specified time has arrived, and any proposals received after the closing time will not be considered. No responsibility will be attached to any District representative for the premature opening of a bid not properly addressed and identified. Proposers or their authorized agents are invited to be present.

3.3 PROPOSAL FORMAT

The following material shall be submitted in order to be considered:

- a. Title Page: The title page showing the RFP subject, proposer's name, contact name, address and telephone number, and the date of the proposal.
- b. Table of Contents: The detailed proposal shall follow the order set forth in each section of this RFP.
- c. Transmittal Letter: A signed letter of transmittal briefly stating the proposer's understanding of the contractual needs, commitment to perform the work within the time period, and a statement of why the proposer believes its firm to be the most qualified.
- d. Briefly describe the educational background and professional experience of the firm owners, supervisors or key employees assigned to this project.
- e. List similar contracts for Security Services now held by your firm and other similar contracts, if any formerly held. List at least one (1) person for each such contract that is knowledgeable about your work and who may be contacted by District representatives. Provide telephone numbers for these contacts
- f. Qualifications of the Proposers: The contract, if awarded, will only be awarded to a responsible person or company who is qualified by experience to do the work specified herein. The proposer shall submit satisfactory evidence of experience in similar work and show that it is fully prepared with the necessary organization, capital, and equipment to complete the work to the satisfaction of the District.
- g. Signature on Proposal: In addition to executing all forms, affidavits, and acknowledgments for which signature and notary blocks are provided, the proposer must correctly sign the Acknowledgment of Receipt and Proposal Signature Form. If the proposal is submitted by an individual, that person's name and business address shall be shown. If submitted by a partnership, the name and business address of an authorized member of the firm or partnership shall be shown. If submitted by a corporation, the person signing the proposal shall show the name of the state under the laws of which the corporation was chartered. In addition, the proposal shall bear the seal of the corporation. Anyone signing the proposal as agent shall provide legal evidence of the authority to do so.
- h. Familiarity with Laws: The proposer is assumed to be familiar with all federal, state, and local laws, ordinances, rules and regulations that in any manner affect the work. Ignorance on the part of the proposer will in no way relieve it from responsibility.
- i. No proposer shall submit more than one proposal. Proposer shall be disqualified and their proposal rejected if the District has reason to believe that collusion may exist among proposers, the proposer has defaulted on any previous contract or is in arrears on any existing contract, or for failure to demonstrate proper licensure and business organization.

- j.** Interpretations and Addenda: All questions about the meaning or intent of the proposal documents are to be directed in email to the District Manager, Howard McGaffney at mcgaffneym@whhassociates.com . Interpretations or clarifications considered necessary by the District Manager in response to such questions will be issued by Addenda mailed or delivered to all parties recorded as having received the proposal documents. Only questions answered by formal written Addenda will be binding. No interpretations will be given verbally. All questions and answers will be distributed to all proposers. The final date “cut-off” for questions will be 12:00 p.m. (noon) on Friday, November 8th, 2019.
Modification and Withdrawal: Proposals may be modified or withdrawn by an appropriate document duly executed and delivered to the place where proposals are to be submitted at any time prior to the time and date the proposals are due. No proposals may be withdrawn after opening for a period of sixty (60) days.
- k.** Proposal Form: All blanks on proposal forms must be completed in ink or typewritten. The proposal shall contain an acknowledgment of receipt of all Addenda (the numbers of which must be provided on the Acknowledgment Form). In making its proposal, each proposer represents that it has an understanding of the proposal documents.
- l.** Basis of Award/Right to Reject or Award: The District reserves the right to reject any and all proposals, make modifications to the work, and waive any informalities or irregularities in proposals, as it is deemed appropriate.
- m.** Contract Award: Within thirty (30) days of receipt of the Notice of Award, the proposer shall enter into and execute the Contract in substantially the form included in the proposal documents.
- n.** Pre-Proposal Meeting: No pre-proposal meeting will be held. Any proposer interested in a site visit should contact the Field Operations Manager, Mr. Barry Kloptosky, in his office during normal business hours at (386) 447-1888. The proposer is assumed to be familiar with the area and any natural features, which will, in any manner, affect the work. Ignorance on the part of a proposer will in no way relieve it from responsibility.
- o.** Insurance: The proposer shall include a current Certificate of Insurance detailing the company's insurance coverage. A sample certificate is included as an attachment to the Basic Organization Information Form. In the event a proposer is notified of award, it shall provide proof of insurance coverage, as stated in the Contract Form provided herein, within fourteen (14) calendar days after notification, or within such approved extended period as the District may grant. Failure to provide proper proof of insurance coverage shall constitute a default.
- p.** Indemnification: The successful proposer shall fully indemnify and hold harmless the District and the District Manager, from and against all claims, damages, costs and losses arising, in whole or in part, from proposer's negligence or breach of contract, as more fully set forth in the Contract form, provided herein.
- q.** Limitation of Liability: Nothing herein shall be construed as or constitute a waiver of District's limitations on liability contained in section 768.28, Florida Statutes, or other statute or law.
- r.** Proposals shall include all forms included within the proposal documents.
- s.** Any protest regarding the proposal documents, including specifications or other requirements contained in the Request for Proposals must be filed in writing within seventy-two (72) hours after the receipt of the proposal documents. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid proposal documents.
- t.** The proposal shall be ranked based on price and the District's evaluation of the proposer's ability to perform the services for the project as demonstrated by the documentation provided by the proposer and reference checks of the proposer's clients. The criteria to be used in the evaluation are presented in the Evaluation Criteria sheet, contained within the proposal documents.

SECTION 4: HOURS OF OPERATION

4.1 Main Gate Guard House

24 hours a day, 7 days a week, 365 days a year. (Holidays included)

SECTION 5: SCOPE OF SERVICES
A. PROPOSAL SPECIFICATIONS

The Board of Supervisors of the Lake Powell Residential Golf Community Development District has directed its staff to obtain proposals for the Security Services Contract to be performed on the Lake Powell Residential Golf property in Panama City Beach, Florida. The following specifications have been authorized by the Board in conjunction with the District’s General Counsel.

DEFINITIONS

- | | |
|--------------------|--|
| Contractor: | Entity desirous of providing services as set forth in this proposal specification |
| District | Lake Powell Residential Golf Community Development District (LPRGCDD) |
| Manager/Supervisor | Officer or other employee of the Contractor who shall be responsible for the overall services provided under this contract. |
| Officer/Guard: | Uniformed employees of the Contractor assigned to the Property to perform gate control |
| Property: | All property under the governance of the District |
| Shift Supervisor: | Officer or other employee of the Contractor who shall be on site at the Property providing oversight of other Contractor personnel during a specific work shift. |

EMPLOYEES

All persons performing services on Contractor’s behalf shall be employees of the Contractor, which is an independent Contractor with respect to the District. The Contractor shall pay all wages, salaries, and employment benefits, as well as all social security taxes, federal and state unemployment insurance and any similar taxes relating to such employees. Contractor shall furnish, at its sole expense, all uniforms, equipment, and related training necessary for performance of all Contractor’s obligations.

The Contractor shall agree that the security services to be provided under the contract shall be performed in accordance with generally accepted security practices and standards. The Contractor also shall agree that upon request of the District, it will reassign any of its employees who, in the sole opinion of the District, are not satisfactory. All Officers employed by the Contractor to perform services shall be bonded or covered by fidelity insurance provided by the Contractor at its sole expense. See Schedule A for further requirements.

PERSONNEL REQUIREMENTS

The Contractor shall furnish properly equipped personnel to perform the following functions:

- Access control Officers at the Property’s Main Entrance Gate. Gates will be manned twenty-four (24) hours per day, seven (7) days per week. The Contractor’s operation at each gate shall be governed by the Access Control Post Orders as amended from time to time.
- One Manager/Supervisor. The Contractor shall be responsible for the direct supervision of all personnel assigned to the property. The Manager/Supervisor shall be available at all reasonable times to report to and to confer with representatives of the District as designated by the Board of Supervisors with respect to services provided. The Manager/Supervisor shall visit the guardhouse weekly to provide guidance and training to the Officers/Guards.

- The Contractor shall provide additional temporary personnel as requested by the District from time to time. The District shall provide adequate notice (to be determined through discussion with the contractor when the contract is awarded). The cost of such temporary personnel should be no greater than that of other personnel assigned to the property. Emergency requests shall be addressed on a case-by-case basis.

SERVICE REQUIREMENTS

- The Contractor shall be responsible for the recruiting, screening, testing, investigation, training, and supervision of its employees.
- The Contractor, in conjunction with the District, shall develop post orders for each of the gates. The post orders will include but not be limited to reporting of incidents, maintenance observations, covenants issues as well as resident and visitor gate access procedures.
- Any unusual incidents or hazardous conditions observed as further defined in the post orders shall be reported to the Field Operations Manager immediately.
- At the end of each shift, incident reports shall be prepared noting all incidents or hazardous conditions observed within the property. These reports shall be maintained at the guardhouse for a minimum period of 30 days.
- At the end of every shift, each Officer shall prepare an activity report detailing the day's activities.
- The Contractor shall maintain sufficient trained staff to be able to ensure filling the specified positions and tours of duty during vacations, holidays and normal turnover of personnel.
- The Contractor shall perform such other duties as are mutually agreed upon by the parties and are reduced to writing.
- In the event of a Natural Disaster, the Account Manager will coordinate with the Field Operations Manager or District Designee, the specific protocol for manning the guard house, including standing down procedure and return to duty procedure.

TRAINING AND EDUCATION

The Contractor shall provide specific information on the training and education programs used by it for new employees, as well as refresher training programs for all employees.

The specific information should list such training programs as CPR, standard first aid, county traffic control, on-site training, security techniques, new hire training and periodic refresher training. Please include the number of hours required to complete each training function. This training shall be non-billable. All basic Officer and site-specific training must be completed prior to an Officer being assigned to a duty station on the Property without an experienced Officer already assigned to the Property present or without the Manager/Supervisor present. The Contractor shall provide the names of any professional organizations or certification programs in which the company participates.

SCREENING EMPLOYEES

The Contractor shall submit the screening procedures used when hiring employees. If awarded the contract, the Contractor shall provide to the District upon request, detailed reports including copies of training programs completed, test scores as applicable or appropriate, and background information for Officers assigned to the Property.

LICENSE REQUIREMENTS

Contractor shall provide copies of state and local licenses, permits, and any required approvals or registrations.

REFERENCES

The Contractor shall provide names, addresses, and phone numbers of at least three (3) references, preferably located in the area and having properties similar in nature to District's property. Also, Contractor shall provide the names of two (2) former accounts for which services were provided in the past five years, if applicable. Please include an explanation as to the reason the contracts were not renewed.

ASSIGNABILITY OF CONTRACT

The Contractor awarded the contract shall not sell, transfer, or assign the contract to another party, except by the written approval of the District.

INTENDED USE

The purpose and content of the proposal specifications are to provide the best service attainable based upon the standards set forth by the District. Therefore, these specifications will become part of the contractual agreement. However, these proposal specifications are not intended to be a contract and, in the event of any conflict between the terms of the specifications and the contract, the terms of the contract will prevail.

ADDITIONAL INFORMATION

Provide a list of CURRENT client contracts.

Provide the number of current employees who perform such duties as specified herein. Provide the annual turnover rate for such employees.

SCHEDULE A – REQUIREMENTS FOR ALL OFFICERS

All Contractors' employees providing services or having duties as set forth in this bid specification shall:

1. Possess one of the following:
 - A high school diploma or GED equivalent and three (3) years compatible work experience
 - graduate of accredited college or university with a degree or concentration in criminal justice, police science or security administration
 - law enforcement training such as retired or former law enforcement officer in good standing, corrections officer, Federal officer, police academy graduate
 - career military, military elite forces or military police
2. Have submitted to a pre-hire background investigation prior to assignment on the Property and continuing on an annual basis, which shall include but not be limited to an FBI fingerprint check, FDLE check, local law enforcement check, out of state records check at places of residence or employment back to age 18, driver's license check, credit check, prior employment check/verification and personal reference check.
3. Have submitted to a clinical drug test annually and be clean of any illegal drugs, as well as having no alcohol or substance dependence.
4. Possess:
 - a) Good general health without physical defects, which would interfere with the fulfillment of his or her duties
 - b) Binocular vision correctable with glasses to read all normal correspondence without further magnification
 - c) Ability to discriminate standard colors
 - d) Hearing capability in the normal range
 - e) Ability to stand or walk for extended periods
 - f) Ability to climb stairs
 - g) Ability to read, write and speak English clearly
5. Be well groomed and shall not be permitted to smoke while on duty.
6. In addition to the requirements for all Officers, rover patrol Officers shall have CPR, first aid and AED training and be trained in writing citations and reports.

Written evidence of any checks required above shall be provided to the District upon request.

SECTION 5: SCOPE OF SERVICES
B. POST ORDERS

SECTION 6: EVALUATION CRITERIA SHEET

Request for Proposals

SECURITY SERVICES

For the benefit of the respondents, the Board of Supervisors will utilize the criteria below during the selection process. The criteria are ordered from most important to least important in descending order.

| | |
|-------------------------------------|-------------------|
| Personnel Qualifications | 25 percent |
| Security Services Experience | 25 percent |
| Proposal Presentation | 10 percent |
| Price | 25 percent |
| Computer Experience | 15 percent |

| Proposer | Notes |
|-----------------|--------------|
| | |
| | |
| | |
| | |
| | |

Board Member's Signature _____

SECTION 7: BASIC ORGANIZATION INFORMATION
(to be completed by proposer)

DATE SUBMITTED _____, 2021

1. Proposer _____
Company Name

- _____ an Individual
- _____ a Limited Liability Company
- _____ a Limited Liability Partnership
- _____ a Partnership
- _____ a Corporation
- _____ a Subsidiary Corporation

2. Proposer's Address

Street Address _____

P.O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone: _____ Fax _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____

3. Parent Company Name (if applicable) _____

4. Parent Company Address (if different):

Street Address _____

P.O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone: _____ Fax _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____

5. List the location of the Proposer's office which would perform LPRGCDD work.

Street Address _____

P.O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone: _____ Fax _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____

6. If the Proposer is a corporation, is it incorporated in the State of Florida?

Yes () No ()

6.1 Does the Proposer have a Federal Employer Identification number (FEIN)?

Yes () No () FEIN: _____

If no, please explain _____

6.2 Is the Company in good standing with the Florida Secretary of State, Division of Corporations?

Yes () No ()

If no, please explain _____

Date incorporated _____ Charter No. _____

Is the applicant registered with the State of Florida? Yes () No ()

6.3 If Proposer is not a Florida corporation, provide the following:

State in which the Proposer is organized: _____

Is the Proposer in good standing with that State? Yes () No ()

If no, please explain _____

Date Proposer was organized: _____

Is the Proposer registered as a foreign corporation with the State of Florida?

Yes () No ()

If no, please explain _____

7. If the Proposer is a partnership (including a limited partnership or limited liability partnership) or limited liability company, is it organized in the State of Florida?
Yes () proceed to Question 7.1 No () proceed to Question 7.2

7.1 If yes, is the Proposer registered with the Florida Department of State, Division of Corporations? Yes () No ()

If no, please explain _____

Is the Proposer in good standing with the State of Florida? Yes () No ()

If no, please explain _____

Date Proposer was organized: _____

7.2 If no, provide the following:

State in which the Proposer is organized: _____

Is the Proposer in good standing with that State? Yes () No ()

If no, please explain _____

Date Proposer was organized: _____

Is the Proposer registered as a foreign partnership or limited company with the State of Florida? Yes () No ()

If no, please explain _____

8. Does the Proposer hold any registrations or licenses with the State of Florida, applicable to the contract? Yes () No ()

8.1 If yes, provide the following information and attach one (1) photocopy of each listed license (*attach additional sheets if necessary*):

Type of registration _____

License No. _____ Expiration Date _____

Qualifying individual _____ Title _____

List company(s) currently qualified under this license _____

8.2 Does the Proposer hold any registrations or licenses, applicable to the contract?
Yes () No () (*attach additional sheets if necessary*)

If yes, please list and provide a photocopy of each listed license or registration:

9. List the Proposer's total annual dollar value of work completed for each of the last three (3) years.

2018 _____ 2019 _____ 2020 _____

10. List the Proposer's total annual dollar value of work completed, to date, for 2021.

2021 _____

11. What are the Proposer's current insurance limits? (Provide a copy of applicant's Certificate of Insurance). An example of an insurance certificate is attached hereto as Exhibit A.

| | |
|----------------------|----------|
| General Liability | \$ _____ |
| Automobile Liability | \$ _____ |
| Workers Compensation | \$ _____ |
| Expiration Date | _____ |

12. Has the Proposer been cited by OSHA for any job site or company office/shop safety violations in the past two (2) years? Yes () No () (*attach additional sheets if necessary*)

If yes, please describe each violation, fine, and resolution: _____

12.1 What is the Proposer's current worker compensation rating? _____

12.2 Has the Proposer experienced any worker injuries resulting in a worker losing more than ten (10) working days as a result of the injury in the past two (2) years? Yes () No () (*attach additional sheets if necessary*)

If yes, please describe each incident _____

13. Is the Proposer currently involved in any litigation? Yes () No ()
If yes, describe the nature of the litigation (*attach additional sheets if necessary*)

14. Has the Proposer been involved in any litigation within the past five (5) years?
Yes () No () If yes, describe the nature and outcome or ruling of the litigation (*attach additional sheets if necessary*)

The undersigned hereby authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or its authorized agents, deemed necessary to verify the statements made in this application or attachments hereto, or regarding the ability, standing and general reputation of the applicant.

Name of Proposer

By: _____

This __ day of _____, 2021

[Print name and title]

(Apply Corporate Seal, if filing as a corporation)

State of Florida

County of _____

The foregoing instrument was acknowledged before me this _____ day of _____ 2021 by _____, of _____ who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Signature of Notary taking acknowledgment

SECTION 8: AGREEMENT FOR SECURITY AND LOSS PREVENTION SERVICES

SECTION 9: AFFIDAVIT OF NON-COLLUSION

STATE OF _____
COUNTY OF _____

I _____, do hereby certify that I have not, either directly or indirectly, participated in collusion or proposal rigging. Affiant is a _____ at the firm of _____, and authorized to make this affidavit on behalf of the same. I understand that I am swearing or affirming under oath to the truthfulness of the claims made in this affidavit and that the punishment for knowingly making a false statement includes fines and/or imprisonment.

Dated this _____ day of _____ 2021.

Signature by authorized representative of Proposer

State of _____
County of _____

The foregoing instrument was acknowledged before me this ____ day of _____, 2021, by _____, of the _____, who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Signature of Notary taking acknowledgment

SECTION 10: ACKNOWLEDGMENT OF RECEIPT AND PROPOSAL SIGNATURE FORM

This Proposal for SECURITY SERVICES has been submitted on this ___ day of _____ 2021 by _____ [company] whose business address is _____ telephone number is _____ and fax number is _____.

The undersigned acknowledges, by the below execution of this proposal, that all information provided herein has been provided in full and that such information is truthful and accurate. Proposer agrees, through submission of this proposal, to honor all pricing information sixty (60) days from the date of the proposal opening, and if awarded the contract on the basis of this Proposal to enter into and execute the services contract in substantially the form included in the proposal documents.

Proposer understands that inclusion of false, deceptive or fraudulent statements on this proposal constitutes fraud; and, that the District considers such action on the part of the proposer to constitute good cause for denial, suspension or revocation of a proposal for work for the Lake Powell Residential Golf Community Development District.

Furthermore, the undersigned acknowledges receipt of the following addenda, the provisions of which have been included in this Request for Proposal.

- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____

The undersigned hereby authorize(s) and request(s) any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or their authorized agents, deemed necessary to verify the statements made in this proposal or attachments hereto, or regarding the ability, standing and general reputation of the proposer.

Name of Organization

By: _____

This _____ day of _____, 2021

Print Name and Title

(Apply Corporate Seal if filing as a Corporation)

State of Incorporation: _____

State of _____

County of _____

The foregoing instrument was acknowledged before me this _____ day of _____, 2021 by _____ of _____, who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Signature of Notary taking acknowledgment

SECTION 11: PRICING FORM

THE PROPOSER SHALL COMMIT TO AN HOURLY RATE FOR SPECIAL CIRCUMSTANCES OR NEEDS THAT MAY OCCUR DURING THE CONTRACTUAL PERIOD. THIS HOURLY RATE IS OUTSIDE OF THE ANNUAL SECURITY FEE AND OVERALL PROPOSAL PRICE.

\$ _____ per man-hour for special circumstances

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the period from April 1, 2021 to September 30, 2022.

\$ _____ Total

Please provide a monthly total for above term: \$ _____ Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the subsequent twelve (12)-month period, October 1, 2022 to September 30, 2023.

\$ _____ Annual Total

Please provide a monthly total for Year 2: \$ _____ Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for a second twelve (12)-month period, October 1, 2023 to September 30, 2024.

\$ _____ Annual Total

Please provide a monthly total for Year 3: \$ _____ Monthly Total

The District reserves the right to adjust the staffing and hours of operation as needed.

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

701

LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT

REQUEST FOR PROPOSAL (RFP) NO. LP-SS-21-01

SECURITY SERVICES

MARCH 5, 2021

Proposed By:

**L. Lance Security Service, LLC
P.O. Box 9985
Panama City Beach, Florida. 32417
850.960.5437**

Contact:

**Jared Lance, COO
850.960.0146**

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**L. LANCE SECURITY SERVICE, LLC
P.O. BOX 9985
PANAMA CITY BEACH, FLORIDA 32417
850.960.5437**

March 5, 2021

Lake Powel Residential Golf Community Development District
Boat House
1110 Prospect Promenade
Panama City Beach, FL. 32413

Greetings,

Thank you for the opportunity to offer a proposal for security services for Lake Powell Residential Golf Community Development District. (RFP No. LP-SS-21-01). This proposal covers physical security for the main guard house, as well as monitoring security cameras for the safety and security of residents, guests and property located within the Lake Powell Residential Golf Community Development District on a 24 hour/7 day per week basis. Other security may be added, as deemed necessary by the District.

With L. Lance Security Services, LLC, the District will have the peace of mind that comes with employing a local company that has roots within the community and a genuine interest in this area being the safest it can be. Our owners are hands-on within the day to day operations and are available 24/7 for our clients.

We actively recruit employees who have a law enforcement or corrections background. Our employees receive on-going training in a wide variety of areas, including professional appearance, patrol techniques and emergency procedures. Coupled with security protocols that have been developed in conjunction with the client, we are able to respond to situations and emergencies in a manner that prevent or minimize injury or property damage.

On behalf of our company and employees, we appreciate this opportunity.

Warm Regards,



Linda Evans, CEO

L. Lance Security Service, LLC Company Officers

Linda Lance Evans – CEO

Linda Lance Evans graduated from Brenau University with a degree in Public Administration and Criminal Justice. She worked for the Georgia Department of Corrections for 14 years. She was a member of the executive management team and a P.O.S.T. certified training instructor. She worked within the Care and Custody division developing programs used at each prison to manage and move the inmates in the most secure manner. She developed policies and procedures regarding security of inmates and staff. She currently holds a Florida class "D" security license, Florida Private Investigator license and Florida statewide Firearms "G" license. She is a founding member of the company.

Charles Lance – Manager

Charles Lance graduated from the University of Georgia with a degree in Criminal Justice/Political Science. He has worked in Law Enforcement for 30 years. He began his career as patrol officer for the Athens-Clarke County Police Department. He was also a member of the SWAT team. He was hired by the Georgia Department of Corrections as Director of Special Operations. This included the statewide K-9 program and the SWAT and CERT teams. During this time he was assigned to the Governor's task force to provide security during racial unrest. This included the Rodney King verdict, FREEKNIK, Orange Crush and KKK rallies. The last assignment was a special task force assigned to the 1996 Olympic games held in Atlanta. He operated as an undercover agent providing security for the Olympic Village and venues. He is a P.O.S.T. certified LEO and P.O. S.T. certified correctional officer. He is a licensed Private Investigator and Security Officer in the State of Florida. He also has a Florida Statewide Firearms "G" license. He is a founding member of the company.

Jared Lance, COO

Jared graduated from the University of Central Florida with a degree in Business Management. Upon graduation, he moved back to his home of Panama City Beach, FL and assumed the role of Chief Operations Officer. He has worked in the security industry for 5 years, starting as a security officer. Since his time in security, he has revamped how schedules are made, supervised 40+ employees, worked as a site supervisor at multiple sites, and trained employees at newly acquired sites. He has been with the company since 2015.

Clients

1. Boardwalk Beach Resort
Kay Dobbins, CAM Manager
850-319-9479

2. Carillon Beach Resort
Rob Braniff, CAM
504-813-7686

3. Origin at Seahaven
Billy Stauridis, Board President
818-219-0265

4. Rosemary Beach
Shannon Goppel, Venue Sales and Marketing Coordinator
850-278-2015

5. Sunset Beach Resort
Niki Lawniczak, CAM
850-231-6004

6. Venture Out Resort
Jo Morledge, Committee Chairperson
850-624-9644

7. Bay County Sheriff Dept.
Major Rick Anglin
850-747-4700

Executive Summary and Qualifications

L. Lance Security Service, LLC is a locally owned and operated company whose owners live and work in Bay County. They have over 50 years combined law enforcement and corrections experience. They are highly trained and experienced in executing security details and managing issues relating to protecting the public and maintaining custody of persons requiring detention or special care. We also have a good working relationship with local law enforcement and local government.

Currently, L. Lance Security Service, LLC utilizes scheduling software that was created in-house. This software is used by the area managers to create and share employee schedules. This allows any of the management staff to look at the total picture from week to week to ensure all posts are covered. This software also allows the managers to move employees, if needed, to fill additional shifts and to ensure all employees' hours are within the agreed upon range.

All payroll and invoicing is completed utilizing Quickbooks. This allows the invoices to be sent via e-mail. All payroll taxes, to include Social Security and unemployment is paid through Quickbooks as well.

Our company recruits individuals who have backgrounds in law enforcement, corrections or military. All L Lance Security officers possess a current state of Florida class D security license. Armed L. Lance Security officers have previous law enforcement experience and/or previous corrections experience and a State of Florida class G firearms license. We conduct on-going training to all our employees in a variety of subjects, to include report writing, professional appearance, conduct, sexual harassment, patrol techniques and emergency procedures.

L. Lance Security currently has 40 employees that are assigned to work at 14 different job sites. These employees are managed by area supervisors that ensure that all post orders are covered with the officers necessary to perform the tasks required and fulfill the contracts. These area supervisors are managed by the Director of Operations and the owners of the company.

L. Lance Security currently has a plan in place to ensure that all posts are covered in the event of emergencies and/or natural disasters. This plan would be implemented for this contract as well. We will have officers strategically placed in areas where they will be able to get to the job site. By developing security protocols to respond to emergencies ahead of time, we are able to prevent or minimize injury or property damage.

Scope – Service Requirements

L. Lance Security Services, LLC maintains a secure facility where all company records are stored. These files are stored chronologically. All records are also scanned prior to being placed in storage. All records related to this contract will be maintained for a period of six years after the termination of this contract and will be available for auditing during normal working hours.

The management team performs audits on property to ensure that policy and procedures are being followed at each property. This includes inspection of the daily reports, review of POST orders and a review of all job duties with each employee. If a discrepancy is discovered, a corrective action plan will be implemented. This will be in writing, to include a time frame for correcting discrepancy. A follow up will be conducted and a written report of process will be produced.

All L. Lance Security Service, LLC officers are licensed in the State of Florida to provide security and all carry a valid class "D" security license. We recruit individuals who have law enforcement, corrections or military police experience. L. Lance Security Service, LLC does not utilize subcontractors. On-going training is conducted with all security officers. This training covers company-wide policies and procedures, as well as site specific post orders.

L. Lance Security Service, LLC strives to maintain consistency and continuity at each job site. We will identify officers best suited for this job site and assign these officers primarily to this site. This allows the officers to become familiar with the site and the residents and guests of the site. We have found that this continuity increases the success of a safe site. If an officer is identified as not being a good fit for the site, either by the client or the company, this officer will be replaced.

L. Lance Security Service LLC has been licensed by the State of Florida as a Security Agency. We are required to comply with all laws and rules governing the security industry. L. Lance Security has 12 years of experience working with state and federal agencies to comply with all regulations.

It is the policy of L. Lance Security Service, LLC that all details have a comprehensive set of Post Orders documenting both general company procedures and site-specific responsibilities. These written procedures are developed either by the client, or with the client's input. Our officers are fully knowledgeable, trained and prepared for the

detail prior to being assigned. A set of these Post Orders will be on property for review at any time. A copy is also kept in the L. Lance Security Service administrative office.

L. Lance Security Service officer provided a variety of duties at each of our properties. Examples of duties include roving patrols of interior and exterior buildings, entry and egress access control, visitor and building employee identification verification, responding to alarm and fire detection equipment and monitoring building intrusion detection systems. All the duties will be individually identified in the Post Orders. Daily report logs and incident reports will be completed each shift.

L. Lance Security Services, LLC will provide contact information to the Association Manager for the Director of Operations and the owners of the company. A direct phone number for the Director of Operations will also be provided. All will be available on a 24/7 basis.

L. Lance Security Service LLC will provide a complete list of officers to the Association Manager or his designee upon the assignment of this detail. This list will include: complete names and Class "D" license numbers.

Currently, we have 5 security contracts for properties that are located within 4 miles of the Lake Powell Residential Golf Community Development District. These properties are staff full time and are able to provide immediate back-up if it becomes necessary.

L. Lance Security Service LLC currently has insurance coverage in the amount of \$1,000,000.00 insuring Vendor, its employees and agent for services delivered.

L. Lance Security Service, LLC provides all officers with a L. Lance Security Services uniform. This consists of a class "A" uniform shirt and Dickies uniform pants. All uniform shirts have the L. Lance Security badge and "security" visible on them. They are required to wear black shoes. Foul weather and cold weather gear is provided, and it is clearly marked with L. Lance Security Service Officer as well.

Scope – Personnel Requirements

Hiring / Retention

L. Lance Security Service recruits potential new hires from a variety of different sources. The company has an ad through indeed.com, hires candidates going through Gulf Coast Law Enforcement Academy and Corrections Academy, and word of mouth through retired police/ corrections officers and employees' acquaintances.

All applicants for employment as a security officer must have a high school diploma or GED certificate and a current state of Florida Class "D" Security license.

All employees must be in good general health, have the ability to read and write legibly, speak English clearly, be able to stand or walk for extended periods of time and be able to climb stairs. Smoking is not permitted while on duty.

When a potential new hire has been identified, they will receive a call from one of our hiring managers to set up an interview. During the initial interview the hiring manager talks about the company's culture, what we expect from all employees, and gives detailed information about the duties of the job. If the applicant progresses to the next stage, they are invited to fill out an application. Once the application has been completed, the hiring manager checks all references and prior employment to get to know the candidate even more. If the candidate progresses pass the application stage, then the hiring managers will give them an in-depth interview to ensure they are a match for the company and identify the perfect security site in which to place them.

The turnover rate at L. Lance Security Service is very low. The majority of our full time officers have been with us for 5 or more years. L. Lance Security Service LLC retains key employee personnel by having monthly meetings with the site supervisors and full-time employees at each site. These meetings serve as a way to combat any issues the employees are experiencing. Along with the meetings, managers have a customized relationship with each one of their subordinates to allow an open line of communication between managers and front-line employees. L. Lance welcomes all input from employees to stream line any procedures.

Training

When an employee is hired at L. Lance Security Service, they go through a verbal training session prior to being assigned a property. In this training session they learn how to properly take care of their uniform, the code of conduct at L. Lance, how the company expects employees to fill out the reports/logs, and whom to go to with any

questions or problems. At the end of this verbal training the employee is given an employee handbook and is verbally tested about what is in the handbook and what has been covered in the training session.

When the employee passes the employee handbook training session test, they are assigned a site and a direct supervisor that is in charge of mentoring them to be successful at their site. Once on the site, the employee is first given the post order book to fully review. After the post order book has been covered and all questions have been asked and answered the employee then shadows a senior employee at the site, to apply the information learned from the post order book. At the end of each day the trainer will assess the progress made and will decide whether to continue the shadowing or not.

The formal continuous training that every L. Lance Security Service employee has comes from feedback from the board of directors and CAM managers at each property. The site supervisor meets with the CAM to go over all feedback that the supervisor and CAM have received from guest and the board of directors. After this review, tasks that need to be changed, added or modified are identified and the change is made to the Post Orders. The site supervisor then meets with every employee at the site to inform them what changes are being made.

At L. Lance Security Service our we do not have formal annual retraining due to the continuous training we have throughout the year, but the state of Florida requires all security officers to recertify their Class "D" license.

Cost Proposal and Invoicing

L. Lance Security Services, LLC will provide security services for Lake Powell Residential Golf Community Development District for a flat rate of \$18.50 per security officer hour and \$19.50 per security officer shift supervisor hour. The rate for New Year's Day, Memorial Day, 4th of July, Labor Day, Thanksgiving day, and Christmas day will be billed at a holiday rate of \$27.75 per hour. These are the only dates that the hourly rate will change, other than a natural disaster or State of Emergency. We are required by the state of Florida to charge sales tax. The current sales tax rate is 7.0%.

Security officers will be provided as needed during natural disasters or States of Emergency. Should this require an officer to work additional overtime, these hours would be billed at an overtime rate of \$27.75 per hour. This is the only exception where overtime would be billed.

This flat rate includes all security officers, administration duties associated with this contract, payroll taxes and work comp and general liability insurance. This flat rate also includes all uniforms.

This rate does not include any equipment. Should radios be requested, that will be an additional cost. The cost is \$285.00 per radio and \$450.00 for the FCC License.

L. Lance Security Service, LLC invoices weekly. These invoices are e-mailed each Monday by 12:00 pm. The invoice will reflect security officer hours and the shift supervisor hours. L. Lance Security Service, LLC does not provide discounts.

References

1. Boardwalk Beach Resort
Kay Dobbins, CAM Manager
850-319-9479
2. Carillon Beach Resort
Rob Braniff, CAM
504-813-7686
3. Bay County Sheriff Dept.
Capt. Baldwin
850-747-4700

SECTION 7: BASIC ORGANIZATION INFORMATION
(to be completed by proposer)

DATE SUBMITTED march 5, 2021

1. Proposer L. Lance Security Service, LLC
Company Name

- an Individual
- a Limited Liability Company
- a Limited Liability Partnership
- a Partnership
- a Corporation
- a Subsidiary Corporation

2. Proposer's Address

Street Address 7113 Lagoon Dr.

P.O. Box (if any) P.O. Box 9985

City Panama City Beach State FL Zip Code 32417

Telephone: 850-960-5437 Fax 850-588-8715

1st Contact Name Jared Lance Title COO

2nd Contact Name Charles Lance Title manager

3. Parent Company Name (if applicable) _____

4. Parent Company Address (if different):

Street Address _____

P.O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone: _____ Fax _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____

5. List the location of the Proposer's office which would perform LPRGCDD work.

Street Address 7113 Lagoon Dr. Panama City Beach, FL 32408

P.O. Box (if any) P.O. Box 9985 Panama City Beach, FL 32417

City Panama City Beach State FL Zip Code 32417

Telephone: 850-960-5437 Fax 850-588-8715

1st Contact Name Jared Lance Title COO

2nd Contact Name Charles Lance Title manager

6. If the Proposer is a corporation, is it incorporated in the State of Florida?
Yes No ()

6.1 Does the Proposer have a Federal Employer Identification number (FEIN)?
Yes No () FEIN: 45-3219545

If no, please explain _____

6.2 Is the Company in good standing with the Florida Secretary of State, Division of Corporations?
Yes No ()

If no, please explain _____

Date incorporated _____ Charter No. _____

Is the applicant registered with the State of Florida? Yes No ()

6.3 If Proposer is not a Florida corporation, provide the following:

State in which the Proposer is organized: Florida

Is the Proposer in good standing with that State? Yes No ()

If no, please explain _____

Date Proposer was organized: _____

Is the Proposer registered as a foreign corporation with the State of Florida?
Yes () No

If no, please explain _____

7. If the Proposer is a partnership (including a limited partnership or limited liability partnership) or limited liability company, is it organized in the State of Florida?
Yes (✓) proceed to Question 7.1 No () proceed to Question 7.2

7.1 If yes, is the Proposer registered with the Florida Department of State, Division of Corporations? Yes (✓) No ()

If no, please explain _____

Is the Proposer in good standing with the State of Florida? Yes (✓) No ()

If no, please explain _____

Date Proposer was organized: 9/4/2011

7.2 If no, provide the following:

State in which the Proposer is organized: _____

Is the Proposer in good standing with that State? Yes () No ()

If no, please explain _____

Date Proposer was organized: _____

Is the Proposer registered as a foreign partnership or limited company with the State of Florida? Yes () No (✓)

If no, please explain _____

8. Does the Proposer hold any registrations or licenses with the State of Florida, applicable to the contract? Yes (✓) No ()

8.1 If yes, provide the following information and attach one (1) photocopy of each listed license (attach additional sheets if necessary):

Type of registration State of Florida Security Agency License

License No. B2900197 Expiration Date 9/16/2021

Qualifying individual Linda Evans Title CEO

List company(s) currently qualified under this license L. Lance Security Service, LLC

8.2 Does the Proposer hold any registrations or licenses, applicable to the contract?
Yes (✓) No () (attach additional sheets if necessary)

If yes, please list and provide a photocopy of each listed license or registration:
State of Florida Security Agency License

9. List the Proposer's total annual dollar value of work completed for each of the last three (3) years.

2018 1,100,000 2019 1,200,000 2020 1,100,000

10. List the Proposer's total annual dollar value of work completed, to date, for 2021.

2021 230,000

11. What are the Proposer's current insurance limits? (Provide a copy of applicant's Certificate of Insurance). An example of an insurance certificate is attached hereto as Exhibit A.

| | |
|----------------------|---------------------|
| General Liability | \$ <u>1,000,000</u> |
| Automobile Liability | \$ <u>100/300</u> |
| Workers Compensation | \$ <u>1,000,000</u> |
| Expiration Date | <u>11/1/2021</u> |

12. Has the Proposer been cited by OSHA for any job site or company office/shop safety violations in the past two (2) years? Yes () No (✓) (attach additional sheets if necessary)

If yes, please describe each violation, fine, and resolution: _____

12.1 What is the Proposer's current worker compensation rating? .81

12.2 Has the Proposer experienced any worker injuries resulting in a worker losing more than ten (10) working days as a result of the injury in the past two (2) years? Yes () No (✓) (attach additional sheets if necessary)

If yes, please describe each incident _____

13. Is the Proposer currently involved in any litigation? Yes () No ()
If yes, describe the nature of the litigation (*attach additional sheets if necessary*)

14. Has the Proposer been involved in any litigation within the past five (5) years?
Yes () No () If yes, describe the nature and outcome or ruling of the litigation (*attach additional sheets if necessary*)

The undersigned hereby authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or its authorized agents, deemed necessary to verify the statements made in this application or attachments hereto, or regarding the ability, standing and general reputation of the applicant.

L.Lance Security Services, LLC
Name of Proposer

By: Linda Evans

This 5 day of March, 2021

Linda Evans, CEO
[Print name and title]

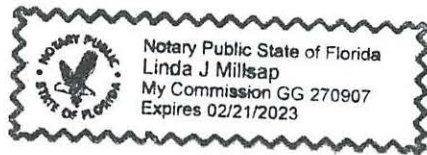
(Apply Corporate Seal, if filing as a corporation)

State of Florida

County of BAY

The foregoing instrument was acknowledged before me this 5th day of MARCH 2021 by LINDA EVANS, of L LANCE SECURITY SERVICE LLC who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Linda J. Millsap
Signature of Notary taking acknowledgment



SECTION 8: AGREEMENT FOR SECURITY AND LOSS PREVENTION SERVICES

Fred Quana, CEO

3/5/2021

SECTION 9: AFFIDAVIT OF NON-COLLUSION

STATE OF Florida
COUNTY OF Bay

I Linda Evans, do hereby certify that I have not, either directly or indirectly, participated in collusion or proposal rigging. Affiant is a President at the firm of L.Lance Security Service LLC, and authorized to make this affidavit on behalf of the same. I understand that I am swearing or affirming under oath to the truthfulness of the claims made in this affidavit and that the punishment for knowingly making a false statement includes fines and/or imprisonment.

Dated this 5 day of March 2021.

Linda Evans

Signature by authorized representative of Proposer

State of FLORIDA
County of DAY

The foregoing instrument was acknowledged before me this 5th day of MARCH, 2021, by LINDA EVANS, of the L LANCE SECURITY SERVICE LLC, who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Linda J. Millsap
Signature of Notary taking acknowledgment



SECTION 10: ACKNOWLEDGMENT OF RECEIPT AND PROPOSAL SIGNATURE FORM

This Proposal for SECURITY SERVICES has been submitted on this ___ day of _____ 2021 by L. Lance Security Service, LLC [company] whose business address is P.O. Box 9985, Panama City Beach, FL 32417 telephone number is 850-960-5437 and fax number is 850-588-8715.

The undersigned acknowledges, by the below execution of this proposal, that all information provided herein has been provided in full and that such information is truthful and accurate. Proposer agrees, through submission of this proposal, to honor all pricing information sixty (60) days from the date of the proposal opening, and if awarded the contract on the basis of this Proposal to enter into and execute the services contract in substantially the form included in the proposal documents.

Proposer understands that inclusion of false, deceptive or fraudulent statements on this proposal constitutes fraud; and, that the District considers such action on the part of the proposer to constitute good cause for denial, suspension or revocation of a proposal for work for the Lake Powell Residential Golf Community Development District.

Furthermore, the undersigned acknowledges receipt of the following addenda, the provisions of which have been included in this Request for Proposal.

- Addendum No.: 1 dated Feb. 26, 2021
- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____
- Addendum No.: _____ dated _____

The undersigned hereby authorize(s) and request(s) any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or their authorized agents, deemed necessary to verify the statements made in this proposal or attachments hereto, or regarding the ability, standing and general reputation of the proposer.

L. Lance Security Service, LLC
Name of Organization

By: *Linda Evans*

This 5 day of March, 2021

Linda Evans, President
Print Name and Title

(Apply Corporate Seal if filing as a Corporation)

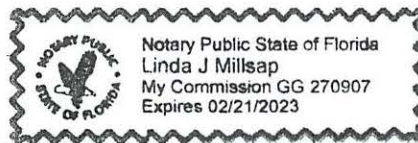
State of Incorporation: _____

State of FLORIDA

County of BAY

The foregoing instrument was acknowledged before me this 5th day of MARCH, 2021 by LINDA EVANS of L LANCE SECURITY SERVICE LLC, who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Linda J. Millsap
Signature of Notary taking acknowledgment



SECTION 11: PRICING FORM

THE PROPOSER SHALL COMMIT TO AN HOURLY RATE FOR SPECIAL CIRCUMSTANCES OR NEEDS THAT MAY OCCUR DURING THE CONTRACTUAL PERIOD. THIS HOURLY RATE IS OUTSIDE OF THE ANNUAL SECURITY FEE AND OVERALL PROPOSAL PRICE.

\$ 27.75 per man-hour for special circumstances

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the period from April 1, 2021 to September 30, 2022.

\$ 262735. Total

Please provide a monthly total for above term: \$ 14597. Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the subsequent twelve (12)-month period, October 1, 2022 to September 30, 2023.

\$ 189176. Annual Total

Please provide a monthly total for Year 2: \$ 15765. Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for a second twelve (12)-month period, October 1, 2023 to September 30, 2024.

\$ 198524. Annual Total

Please provide a monthly total for Year 3: \$ 16545. Monthly Total

The District reserves the right to adjust the staffing and hours of operation as needed.

* These totals include sales tax.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

2/1/2021

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

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

| | |
|--|--|
| PRODUCER Acentria Insurance - Panama City 308 E 19th St Panama City FL 32405 License# L100480 LLANCES-01 | CONTACT NAME: Lisa Frederickson PHONE (Ac. No. Exp): 850-257-2984 FAX (Ac. No.): 850-257-2991 E-MAIL ADDRESS: lisa.frederickson@acentria.com |
| | INSURER(S) AFFORDING COVERAGE INSURER A: Everest Indemnity Insurance Company INSURER B: Owners Insurance Company INSURER C: Everest National Insurance Company INSURER D: INSURER E: INSURER F: |

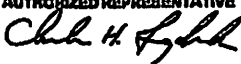
COVERAGES **CERTIFICATE NUMBER: 670304923** **REVISION NUMBER:**

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

| INBR LTR | TYPE OF INSURANCE | ADDITIONAL INSRD | POLICY NUMBER | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS |
|----------|---|---------------------------------|---------------|-------------------------|-------------------------|---|
| A | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER: | | 51GL007691211 | 1/28/2021 | 1/28/2022 | EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000 \$ |
| B | <input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> COE <input type="checkbox"/> RETENTION \$ | | 4769816801 | 2/8/2021 | 2/8/2022 | COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ 100,000 BODILY INJURY (Per accident) \$ 300,000 PROPERTY DAMAGE (Per accident) \$ 100,000 \$ |
| C | WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below | Y/N <input type="checkbox"/> | 6300002856201 | 11/1/2020 | 11/1/2021 | <input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000 |

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

CERTIFICATE HOLDER**CANCELLATION**

| | |
|--|---|
| | SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE  |
|--|---|

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FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES

**ADAM H. PUTNAM
COMMISSIONER**

DIVISION OF LICENSING

**08/15/18
DATE ISSUED**

**09/16/21
DATE OF EXPIRATION**

**B 2900197
LICENSE NUMBER**

L. LANCE SECURITY SERVICE, LLC

7101 N. LAGOON DR.

UNIT A

PANAMA CITY BCH, FL 32408

LANCE, CHARLES R., OTHER
EVANS, LINDA G., OTHER

THE *SECURITY AGENCY* NAMED ABOVE IS LICENSED AND REGULATED UNDER THE PROVISIONS OF
CHAPTER 493, FLORIDA STATUTES.



A handwritten signature in black ink, appearing to read "Adam H. Putnam".

**ADAM H. PUTNAM
COMMISSIONER**



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company

L. LANCE SECURITY SERVICE, LLC

Filing Information

Document Number L11000103302

FEI/EIN Number 45-3219545

Date Filed 09/09/2011

Effective Date 09/04/2011

State FL

Status ACTIVE

Principal Address

7113 LAGOON DR
PANAMA CITY BEACH, FL 32408

Changed: 06/08/2020

Mailing Address

P.O. BOX 9985
PANAMA CITY BEACH, FL 32417

Registered Agent Name & Address

EVANS, LINDA G
7113 LAGOON DR
PANAMA CITY BEACH, FL 32408

Name Changed: 01/24/2017

Address Changed: 06/08/2020

Authorized Person(s) Detail

Name & Address

Title CEO

EVANS, LINDA G

7113 LAGOON DR
PANAMA CITY BEACH, FL 32408

Title COO

LANCE, JARED W
7101 N LAGOON DR
UNIT A
PANAMA CITY BEACH, FL 32408

Annual Reports

| Report Year | Filed Date |
|--------------------|-------------------|
| 2019 | 03/13/2019 |
| 2019 | 06/17/2019 |
| 2020 | 06/08/2020 |

Document Images

| | |
|---|--|
| 06/08/2020 -- ANNUAL REPORT | View image in PDF format |
| 06/17/2019 -- AMENDED ANNUAL REPORT | View image in PDF format |
| 03/13/2019 -- ANNUAL REPORT | View image in PDF format |
| 04/26/2018 -- ANNUAL REPORT | View image in PDF format |
| 01/24/2017 -- ANNUAL REPORT | View image in PDF format |
| 04/26/2016 -- ANNUAL REPORT | View image in PDF format |
| 04/28/2015 -- ANNUAL REPORT | View image in PDF format |
| 04/28/2014 -- ANNUAL REPORT | View image in PDF format |
| 04/29/2013 -- ANNUAL REPORT | View image in PDF format |
| 04/25/2012 -- ANNUAL REPORT | View image in PDF format |
| 09/09/2011 -- Florida Limited Liability | View image in PDF format |

Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

▶ Go to www.irs.gov/FormW9 for instructions and the latest information.

Print or type. See Specific Instructions on page 3.

| | |
|--|---|
| 1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank. L. Lance Security Service LLC. | |
| 2 Business name/disregarded entity name, if different from above | |
| 3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes. <input type="checkbox"/> Individual/sole proprietor or single-member LLC <input type="checkbox"/> C Corporation <input checked="" type="checkbox"/> S Corporation <input type="checkbox"/> Partnership <input type="checkbox"/> Trust/estate <input type="checkbox"/> Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ _____ Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner. <input type="checkbox"/> Other (see instructions) ▶ _____ | 4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3): Exempt payee code (if any) _____ Exemption from FATCA reporting code (if any) _____ <i>(Applies to accounts maintained outside the U.S.)</i> |
| 5 Address (number, street, and apt. or suite no.) See instructions. P.O. Box 9985 | Requester's name and address (optional) |
| 6 City, state, and ZIP code Panama City Beach FL 32417 | |
| 7 List account number(s) here (optional) | |

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

| | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|--|--|--|
| Social security number | | | | | | | | | | | | | |
| <table border="1" style="width: 100%; height: 20px;"> <tr> <td style="width: 25%;"></td> <td style="width: 25%;"></td> <td style="width: 25%;"></td> <td style="width: 25%;"></td> </tr> </table> | | | | | <table border="1" style="width: 100%; height: 20px;"> <tr> <td style="width: 25%;"></td> <td style="width: 25%;"></td> <td style="width: 25%;"></td> <td style="width: 25%;"></td> </tr> </table> | | | | | | | | |
| | | | | | | | | | | | | | |
| | | | | | | | | | | | | | |
| or | | | | | | | | | | | | | |
| Employer identification number | | | | | | | | | | | | | |
| <table border="1" style="width: 100%; height: 20px;"> <tr> <td style="width: 25%;">4</td> <td style="width: 25%;">5</td> <td style="width: 25%;">-</td> <td style="width: 25%;">3</td> </tr> <tr> <td style="width: 25%;">2</td> <td style="width: 25%;">1</td> <td style="width: 25%;">9</td> <td style="width: 25%;">5</td> </tr> <tr> <td style="width: 25%;">4</td> <td style="width: 25%;">S</td> <td style="width: 25%;"></td> <td style="width: 25%;"></td> </tr> </table> | 4 | 5 | - | 3 | 2 | 1 | 9 | 5 | 4 | S | | | |
| 4 | 5 | - | 3 | | | | | | | | | | |
| 2 | 1 | 9 | 5 | | | | | | | | | | |
| 4 | S | | | | | | | | | | | | |

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

| | | |
|------------------|---|-------------------------|
| Sign Here | Signature of U.S. person ▶ R. Lance Security Service LLC | Date ▶ 1/28/2021 |
|------------------|---|-------------------------|

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.



SHIFT ACTIVITY REPORT

Site Name _____ Date _____ Client _____

| | | |
|---|---|-----------------------|
| Passed Down Information <input type="checkbox"/> Yes <input type="checkbox"/> No Provide details under shift activity | Keys and equipment received in good order from: _____ | |
| | Employee Name _____ Signature _____ Signature _____ Start Time _____ End Time _____ | |
| All items checked yes MUST be followed by an Incident Report Were there any of the following: 1. Missing or Defective Equipment <input type="checkbox"/> Yes <input type="checkbox"/> No 2. Security Breaches <input type="checkbox"/> Yes <input type="checkbox"/> No 3. Safety Hazards <input type="checkbox"/> Yes <input type="checkbox"/> No 4. Suspicious Activity <input type="checkbox"/> Yes <input type="checkbox"/> No 5. Client Policy Violations <input type="checkbox"/> Yes <input type="checkbox"/> No 6. Injuries/ Illnesses <input type="checkbox"/> Yes <input type="checkbox"/> No 7. Property Damage <input type="checkbox"/> Yes <input type="checkbox"/> No | Time | Shift Activity |
| | | |
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Reviewed by(if applicable) _____ Date _____

CLIENT COPY



INCIDENT REPORT

Date of Incident: _____
 Time of Incident: _____

| | | |
|-----------|---------|------|
| 1. Client | Address | Post |
|-----------|---------|------|

| | | | |
|--|-------|-------|--------|
| 2. Client Notified: <input type="checkbox"/> Yes <input type="checkbox"/> No | Time: | Name: | Title: |
|--|-------|-------|--------|

| | | | |
|--|-------|-------|--------|
| 3. Office Notified: <input type="checkbox"/> Yes <input type="checkbox"/> No | Time: | Name: | Title: |
|--|-------|-------|--------|

| | | | |
|--|-------|-----------------|-------------|
| 4. Police/Fire Department Notified: <input type="checkbox"/> Yes <input type="checkbox"/> No | Time: | Officer's Name: | RPT#/Badge# |
|--|-------|-----------------|-------------|

| 5. Persons Involved/Witness (insert category of relationship letter opposite name in * column) | | | |
|--|-----------------------|--------------|-------------------------------|
| * | Name / Position Title | Phone Number | Organization Name and Address |
| | | | |
| | | | |
| | | | |

6. Description of Property / Equipment (example: Brand, Model, License or Serial #, Color, Year)

7. Description of Incident / Injury (WHO, WHAT, WHERE, WHEN and HOW. Include all information in detail and attach statement if required.)

| | | |
|---------------------------|-----------------|-----------------------------|
| Officer Name _____ | Signature _____ | Date & Time of Report _____ |
| Supervisor Approved _____ | Signature _____ | Date & Time Approved _____ |

EMPLOYEE SIGN-IN REGISTER



Week Ending Date _____
 Page _____ of _____

Account Name: _____ Address: _____ Post _____

| Employee Name | DATE | Monday | h r s | Tuesday | h r s | Wednesday | h r s | Thursday | h r s | Friday | h r s | Saturday | h r s | Sunday | h r s | TOTAL | |
|---------------|------|--------|-------------|---------|-------------|-----------|-------------|----------|-------------|--------|-------------|----------|-------------|--------|-------------|-------|--|
| | DAY | | | | | | | | | | | | | | | | |
| Print: | in | | | | | | | | | | | | | | | | |
| Sign: | out | | | | | | | | | | | | | | | | |
| Print: | in | | | | | | | | | | | | | | | | |
| Sign: | out | | | | | | | | | | | | | | | | |
| Print: | in | | | | | | | | | | | | | | | | |
| Sign: | out | | | | | | | | | | | | | | | | |
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| Sign: | out | | | | | | | | | | | | | | | | |
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| Sign: | out | | | | | | | | | | | | | | | | |
| Print: | in | | | | | | | | | | | | | | | | |
| Sign: | out | | | | | | | | | | | | | | | | |
| Print: | in | | | | | | | | | | | | | | | | |
| Sign: | out | | | | | | | | | | | | | | | | |
| TOTAL: | | | | | | | | | | | | | | | | | |

TIME VERIFIED BY _____

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

7C11



SECURITY SERVICES

PANAMA CITY BEACH, FLORIDA

Request for Proposal (RFP) No. LP-SS-21-01

Securitas Security Services USA, Inc.

Contact Name: Jacob Preston, District Manager

Address: 5 Miracle Strip Loop, Suite B, Panama City Beach, FL 32407

Phone: 850-233-0245

Date of Proposal: 3/5/2021

Confidentiality Statement

This entire proposal is considered confidential information by Securitas Security Services USA, Inc. and may not be distributed, in whole or in part, to any person, firm or corporation outside of Lake Powell Residential Golf CDD. In addition, this proposal may be distributed only to those employees or affiliates within Lake Powell Residential Golf CDD who have direct responsibility for the proposal/decision-making process.





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To: Howard McGaffney, District Manager
From: Tom Gross, Area Vice President
Re: Understanding of Contractual needs
Date: March 4, 2021

Please accept this letter as our complete and full understanding of the contractual needs and our commitment to perform those needs in the specified time period.

Securitas believes we are in the best position to continue performing our Security Services for Lake Powell Residential Golf Community Development District. We fully understand what the community needs are and plan to help support the safety and security of the residents and visitors. We intend to offer a technology package that will help enhance those services, while keeping the Security Program budget friendly.

Sincerely,

Thomas P Gross

Thomas Gross
Area Vice President
South Region



Thomas Gross

Area Vice President | Central Florida

Current Role

Tom leads a diverse team of security professionals: 15 District Managers, 8 Human Resource professionals, and a Business Development Manager. His area currently serves 225 clients in various industries, such as High Rise Buildings, Logistics/ Manufacturing Facilities, Corporate Headquarters, and Healthcare Facilities.

Security Experience

Securitas Security Services USA, Inc.—Area Vice President, 2014—Present

Securitas Security Services USA, Inc.—District Manager, 2013—2014

Garda—Southeast Vice President of Sales, 2003—2013

Dubar—Vice President of Operations, 1999—2003

Loomis—General Manager, 1997—1999

Professional Affiliations, Training, and Certifications

Security Manager's License, State of Texas

Education

B.S. Business Administration

West Virginia University

Jacob Preston

Branch Manager: Panama City Beach, FL



Current Role

Jacob currently manages a portfolio of clients with sales of \$2.5 million. He oversees a staff of security officers that are assigned to various locations such as Gated Communities, Retail, Hospitality, Healthcare, and education sites. Jacob has been a with Securitas USA for 5 years .

Security Experience

Securitas USA, Branch Manager, 2020 to present

Securitas USA, Human Resources Manager, 4 years

Professional Affiliations, Training and Certifications

Securitas Security Manager Training, Levels 1 through 4

Law Enforcement Certified for the State of Florida

Security License Class D # 1425094

Armed Security License Class G# 1600443

Instructor License DI# 18000109

Education

Escambia High School, 2000

Pensacola State College, Radiology, 2002

FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES

**NICOLE "NIKKI" FRIED
COMMISSIONER**

DIVISION OF LICENSING

01/08/21
DATE ISSUED

01/29/24
DATE OF EXPIRATION

BB2900001
LICENSE NUMBER

SECURITAS SECURITY SERVICES USA, INC.

5 MIRACLE STRIP LOOP

SUITE 10

PANAMA CITY BCH, FL 32407

THE *SECURITY AGENCY* BRANCH OFFICE NAMED ABOVE IS LICENSED AND REGULATED UNDER THE PROVISIONS OF CHAPTER 493, FLORIDA STATUTES.



Nicole Fried

**NICOLE "NIKKI" FRIED
COMMISSIONER**



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
12/21/2020

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

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

| | | | |
|--|--|--|-----------------------|
| PRODUCER Marsh Risk & Insurance Services CA License #0437153 633 W. Fifth Street, Suite 1200 Los Angeles, CA 90071 Attn: Securitas.Certrequest@marsh.com CN101410269-ALL*-GAUWC-21-22 SAMPL SAMPL | CONTACT NAME: PHONE (A/C. No. Ext): | | FAX (A/C. No): |
| | E-MAIL ADDRESS: | | |
| INSURER(S) AFFORDING COVERAGE | | | NAIC # |
| INSURER A : XL Insurance America Inc. | | | 24554 |
| INSURER B : ACE American Insurance Company | | | 22667 |
| INSURER C : Indemnity Ins Co Of North America | | | 43575 |
| INSURER D : ACE Fire Underwriters Insurance Company | | | 20702 |
| INSURER E : N/A | | | N/A |
| INSURER F : | | | |

| | | |
|------------------|---|-------------------------|
| COVERAGES | CERTIFICATE NUMBER: LOS-002457432-95 | REVISION NUMBER: |
|------------------|---|-------------------------|

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

| INSR LTR | TYPE OF INSURANCE | ADDL INSD | SUBR WVD | POLICY NUMBER | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS |
|----------|---|-----------|----------|-----------------------------------|-------------------------|-------------------------|--|
| A | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> Excess of \$500,000 SIR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER: | | | US00005451LI21A | 01/01/2021 | 01/01/2022 | EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ N/A PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$ |
| B | <input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY | | | ISA H25313082 | 01/01/2021 | 01/01/2022 | COMBINED SINGLE LIMIT (Ea accident) \$ 2,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$ |
| A | <input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$ | | | US00005452LI21A | 01/01/2021 | 01/01/2022 | EACH OCCURRENCE \$ 3,000,000 AGGREGATE \$ 3,000,000 \$ |
| C | WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below | Y / N | N / A | WLR C67824489 (AOS) | 01/01/2021 | 01/01/2022 | <input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000 |
| D | | | | SCF C67824520 (WI) | 01/01/2021 | 01/01/2022 | |
| B | | | | WLR C67824441 (MA,AZ) | 01/01/2021 | 01/01/2022 | |
| B | | | | WCU C67824568 (CA,OH,WA) \$1M SIR | 01/01/2021 | 01/01/2022 | |

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

Evidence of Insurance only.

Certificate Holder: Securitas Security Services USA, Inc.; Pinkerton Consulting & Investigations; Burns Int'l Services Company, LLC; Securitas Critical Infrastructure Services, Inc.; Securitas Electronic Security, Inc.

CERTIFICATE HOLDER CANCELLATION

| | |
|--|---|
| Securitas Holdings, Inc. Including: (See Complete Certificate Holder in Description) 4330 Park Terrace Drive Westlake Village, CA 91361 | SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. |
| | AUTHORIZED REPRESENTATIVE of Marsh Risk & Insurance Services Ryan Montes |

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ADDITIONAL REMARKS SCHEDULE

| | | | |
|--|------------------|---|--|
| AGENCY Marsh Risk & Insurance Services | | NAMED INSURED Securitas Holdings, Inc. (See Page 2 for Additional Named Insureds) 4330 Park Terrace Drive Westlake Village, CA 91361 | |
| POLICY NUMBER | | EFFECTIVE DATE: | |
| CARRIER | NAIC CODE | | |

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
FORM NUMBER: 25 **FORM TITLE:** Certificate of Liability Insurance

Additional Named Insureds:

- Securitas Holdings, Inc. including:
- Securitas Security Services USA, Inc.
- Securitas Critical Infrastructure Services, Inc.
- Securitas Electronic Security, Inc.
- Pinkerton Consulting & Investigations Inc.

The undersigned hereby authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or its authorized agents, deemed necessary to verify the statements made in this application or attachments hereto, or regarding the ability, standing and general reputation of the applicant.

Securitas Security Service USA Inc By: [Signature]
Name of Proposer

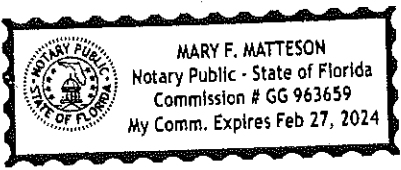
This 4th day of March, 2021 Jacob Preston District Manager
[Print name and title]

(Apply Corporate Seal, if filing as a corporation)

State of Florida

County of Escambia

The foregoing instrument was acknowledged before me this 4 day of March 2021 by Jacob Preston, of Securitas Security Services who is personally known to me or who has produced ~~me~~ P623436813910 exp 10/31/26 as identification and who did (did not) take an oath.



[Signature]
Signature of Notary taking acknowledgment

SECTION 9: AFFIDAVIT OF NON-COLLUSION

STATE OF FL
COUNTY OF Escambia

I Jacob Preston, do hereby certify that I have not, either directly or indirectly, participated in collusion or proposal rigging. Affiant is a District Manager at the firm of Securitas Security, and authorized to make this affidavit on behalf of the same. I understand that I am swearing or affirming under oath to the truthfulness of the claims made in this affidavit and that the punishment for knowingly making a false statement includes fines and/or imprisonment.

Dated this 4th day of March 2021.

Jacob Preston
Signature by authorized representative of Proposer

State of FL
County of Escambia

The foregoing instrument was acknowledged before me this 4 day of March, 2021, by Jacob Preston, of the Securitas Security, who is personally known to me or who has produced FLDL P623436813910 as identification and who did (did not) take an oath. exp: 10-31-24



Mary A. Matteson
Signature of Notary taking acknowledgment

The undersigned hereby authorize(s) and request(s) any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or their authorized agents, deemed necessary to verify the statements made in this proposal or attachments hereto, or regarding the ability, standing and general reputation of the proposer.

Securitas Security Services USA
Name of Organization

By: [Signature]

This 4th day of March, 2021

Jacob Presto District Manager
Print Name and Title

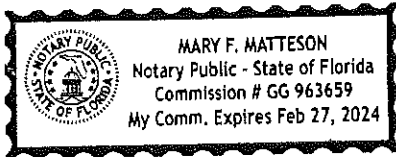
(Apply Corporate Seal if filing as a Corporation)

State of Incorporation: FL

State of FL

County of Escambia

The foregoing instrument was acknowledged before me this 4 day of March, 2021 by Jacob Presto of Securitas Security Services, who is personally known to me or who has produced FLN P623436813910 as identification and who did (did not) take an oath.
exp. 10-31-26



[Signature]
Signature of Notary taking acknowledgment

SECTION 10: ACKNOWLEDGMENT OF RECEIPT AND PROPOSAL SIGNATURE FORM

This Proposal for SECURITY SERVICES has been submitted on this 5th day of March 2021 by Securitas Security Services USA, Inc. [company] whose business address is 5 Miracle Strip Loop, Suite B, Panama City Beach, FL 32407 telephone number is 850-233-0245 and fax number is 850-233-0246.

The undersigned acknowledges, by the below execution of this proposal, that all information provided herein has been provided in full and that such information is truthful and accurate. Proposer agrees, through submission of this proposal, to honor all pricing information sixty (60) days from the date of the proposal opening, and if awarded the contract on the basis of this Proposal to enter into and execute the services contract in substantially the form included in the proposal documents.

Proposer understands that inclusion of false, deceptive or fraudulent statements on this proposal constitutes fraud; and, that the District considers such action on the part of the proposer to constitute good cause for denial, suspension or revocation of a proposal for work for the Lake Powell Residential Golf Community Development District.

Furthermore, the undersigned acknowledges receipt of the following addenda, the provisions of which have been included in this Request for Proposal.

Addendum No.: LP-SS-21-01 – Addendum No. 1 dated 3/5/2021

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

SECTION 11: PRICING FORM

THE PROPOSER SHALL COMMIT TO AN HOURLY RATE FOR SPECIAL CIRCUMSTANCES OR NEEDS THAT MAY OCCUR DURING THE CONTRACTUAL PERIOD. THIS HOURLY RATE IS OUTSIDE OF THE ANNUAL SECURITY FEE AND OVERALL PROPOSAL PRICE.

\$ 30.00 per man-hour for special circumstances

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the period from April 1, 2021 to September 30, 2022.

\$ 276,865.68 Total

Please provide a monthly total for above term: \$ 15,381.40 Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the subsequent twelve (12)-month period, October 1, 2022 to September 30, 2023.

\$ 196,763.84 Annual Total

Please provide a monthly total for Year 2: \$ 16,396.99 Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for a second twelve (12)-month period, October 1, 2023 to September 30, 2024.

\$ 206,602.03 Annual Total

Please provide a monthly total for Year 3: \$ 17,216.84 Monthly Total

The District reserves the right to adjust the staffing and hours of operation as needed.

Additional Information

Current Client List

Due to the nature and scope of our operations, we are unable to disclose a complete list of our clients. In the US alone, we serve over 11,000 clients. A breakdown of Securitas USA's client base by vertical market is as follows:

- Manufacturing 26%
- Finance/Insurance 9%
- Real Estate 8%
- Petrochemical/Energy 7%
- Telecommunications 6%
- Logistics 6%
- Biotech 6%
- High Tech 5%
- Healthcare 4%
- Other 23%

Provide the number of current employees who perform such duties as specified herein. Provide the annual turnover rate for such employees.

The number of employees in the Panama City Beach branch are 125 employees and 47% turnover.

Securitas USA's definition of turnover is the termination of any employee for any reason, including but not limited to the following:

- Voluntary separation
- Termination for cause
- Retirement
- Death
- Temporary/short term employment status

A more meaningful figure is Securitas USA's employee retention percentage, which indicates that approximately two-thirds of our security officers have been employed by Securitas USA in excess of one year.

Most turnover occurs in the first 30 days of employment for a variety of reasons. The next 90 days of employment is the most critical. Experience shows that employees who reach the 90-day threshold have a better opportunity of becoming a long-term Securitas USA security officer.

Turnover occurs for 3 primary reasons

- Less than competitive wages
- A below average benefit/recognition program
- Inadequate communication within the organization

Securitas USA targets these areas to minimize turnover as much as possible in an industry with historically high turnover figures and manages it using the following tools:

- Transfers/reassignment
- Flexible scheduling
- ACT Training Programs I, II and III for officers to obtain a “Professional Designation”, which also reduces performance problems
- Opportunities for career advancement
- Extensive employee orientation
- Supervisory leadership
- Competitive compensation to secure a committed workforce (based on contract)
- Excellent selection process (HEROES Hiring Process Manual)
- The Securitas USA 401k Program
- Merit and incentive pay (per contract and from Securitas USA programs such as the Security Officer of the Month-\$25 bonus check, Security Officer of the Year-\$100award)
- Excellence in Service Sweepstakes that allows employees to win from \$50 to \$10,000
- Corrective counseling and progressive discipline to modify behavior that may lead to termination (HEROES Employee Development Manual)
- Exit interviews
- SecuritasCommitment: Having opportunities to grow professionally and personally is very important to our employees. It’s also important to Securitas. That’s why Securitas has invested in several new programs and resources to further support our employee’s development and well-being. The core SecuritasCommitment programs cover:
 - **Healthy Lifestyle**
 - **Personal Wellbeing**
 - **Professional Growth**

These initiatives also underscore Securitas’ commitment to our clients to attract the best candidates, and to develop and retain the best employees.

- Sons and Daughters Scholarship Program
- DeVryWORKS education program 30% tuition reduction for Securitas employees and their immediate families.
- Melker Schörling Scholarship – the knowledge and experience of our people is the foundation of Securitas. This scholarship program offers security officers the opportunity to develop that knowledge & experience professionally. Scholarship winners are invited to visit any country where Securitas operates to partake in training opportunities within a specific security-related area or topic of their choice.
- Securitas LEAD: LEAD is our industry-first Learning Education and Development program providing officers a debt-free college education.

SECURITAS INTEGRATED GUARDING

Securitas serves a wide range of customers in a variety of industries and customer segments. Our protective services, developed together with our customers, are designed to incorporate a high degree of technology content. While manned guarding still represents the cornerstone of Securitas, we continuously work to develop our offering. This enables us to meet customer specific demands at a competitive price.

Securitas' strong focus and commitment to Integrated Guarding solutions is demonstrated by our tremendous investment in the growth and capabilities of our technology services and solutions support team.

Securitas USA is *The Leader in Protective Services*. The only security provider offering:

- A full spectrum of complementing, integrated protective services.
- Over 112,000 security professionals.
- The largest security and Mobile footprint in North America.
- The most local-focus with over 350 district offices and over 500 local district managers.



SECURITAS TIMELINE

1850

Our roots – particularly in North America – **begin when Pinkerton’s National Detective Agency is formed by Allan Pinkerton.** The roots of this organization were set in serving as an intelligence agency during the Civil War, establishing the first criminal database and acting as a forerunner for the secret service.



1934

Securitas is created as Erik Philip-Sörensen founds Hälsingborgs Nattvakt in Helsingborg, Sweden. The primary function of many of these officers was to watch for fire, respond to alarms, and guard gates and entrances. This company quickly expands as Sörensen acquires a number of other security companies in southern Sweden.



1999 – 2000

The establishment of Securitas in the USA starts in 1999 with the acquisition of Pinkerton – the number one security company in the U.S. In 2000, the second largest U.S. security company Burns is acquired.



2006

Securitas begins to deploy Integrated Guarding systems across the U.S. with the introduction of Guarding Technologies.

2012 – 2013

A team of engineers is deployed across the country with a focus on designing physical security programs for security guarding clients as a form of cost containment. The team grows in size and scope. The addition of regional technical directors provides strategic guidance as they offer feedback on technology needs across the country. Securitas begins to deploy different types of solutions, expanding into full system redesigns and security upgrades.



2012 – 2014

Securitas begins providing Remote Guarding and interactive video monitoring services to existing clients using custom technology solutions.

2015

Securitas acquires Diebold’s Electronic Security Division, now Securitas Electronic Security (SES), thereby adding 1,100 techs in the field to support electronic security systems.



2016

The Securitas Operation Center in Charlotte, NC opens, establishing a client-centered facility, expanding our Remote Guarding footprint and providing excellent service. This operation includes multiple support functions that truly allow us to support clients more holistically, with our Solutions Support Team, which includes sales support, remote troubleshooting support, service, and maintenance coordination.



2018

Securitas Electronic Security, Inc. (SES) acquires the integration company, Kratos Public Safety and Security (KPSS) division from Kratos Defense & Security Solutions. KPSS is ranked as a top 10 systems integrator in the United States and has 400 employees and **expands Securitas’ capabilities for implementing, installing, and maintaining electronic security systems and solutions.**



SECURITAS SOLUTIONS SUPPORT TEAM

Securitas has built a **robust infrastructure designed to support our clients' physical, electronic, and remote** security requirements. Within the same Securitas Operation Center in Charlotte, NC, we have a full spectrum of support consisting of multiple teams including:

Knowledge Team

Our centralized sales and knowledge team vets and tracks technology and integrated guarding opportunities, ensuring that **proposed solutions fit client needs and Securitas' capabilities. This team is also** capable of designing simple solutions remotely, allowing for quick turnaround and additionally provides support in assembling new contracts and contract addendums.

Solutions Engineers

Within each of our regions, we have several strategically located engineers in the field. These professionals extend our ability to design more complex systems, visiting client sites, and gathering crucial information.

Project Management

Following the sale of an integrated guarding solution, a Project Manager from our Operations Team is assigned to the project and serves as a single point of communication for implementing new systems and services. They coordinate with our integration teams in the field, scheduling the installation, offering direction and guidance where needed, and providing status updates to all necessary parties.

Remote Solutions Support Desk

As many of our services depend on the connectivity and functionality of the electronic systems, we have individuals focused on ensuring that these systems are functioning properly and have the appropriate connectivity. Most Securitas-installed video systems with Remote Guarding services are connected to our Health Monitoring server in which all IP devices are pinged roughly every 20-30 seconds. If response feedback is not received within the acceptable time threshold, the Solutions Support Desk is alerted and can take steps to remedy the issue remotely. This helps to keep costs down for both Securitas and our clients and gets systems back online more quickly. If, however, on-site assistance is needed, this team also coordinates service and preventative maintenance of systems and can engage a service technician.

Commitment to Quality

Securitas partners with vendors that are focused on providing cutting-edge solutions that deliver tremendous value to the end-user. The technology that we use not only supports our Remote Guarding team in most cases but provides additional capabilities to our Officers in the field. For this reason, we select cameras and equipment that we have identified as high quality and capable of remote support. By doing this, we decrease the amount of equipment issues and the time it takes to restore the equipment if a failure occurs. We also offer a dedicated and secure internet connection for our equipment so that we can maintain service and monitoring connections with our devices in the field without compromising the bandwidth or security of client networks.

As technology is continuously evolving, a major initiative of our Solutions Support Team is staying up-to-date with the latest offerings. Our vendor partnerships remain a strong component of this, as does ongoing training and communication to our team members in the field.

REMOTE GUARDING OVERVIEW

Remote **Guarding is built on Securitas USA's rich history of world-class** guarding services. Alarm Verification, employee escorts, entry management, site patrol, and perimeter protection have long been the key to many of our offerings. Remote Guarding services are designed to provide clients with peace of mind, utilizing the most applicable resources to resolve issues effectively and efficiently while providing valuable insights to shape your evolving security program.

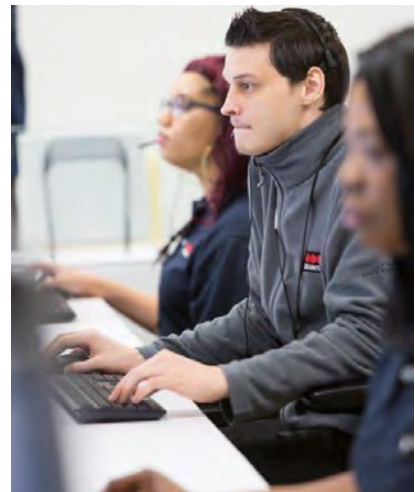


SECURITAS OPERATION CENTER

The Securitas Operation Center (SOC) is located in Charlotte, North Carolina and is the home to our Remote **Guarding Team. Chosen for the region's stable climate and the fact that it is not susceptible to the extreme** weather conditions many other parts of the country must endure, the facility is easily accessible and was designed to accommodate high levels of bandwidth. Our facility has additional space to allow future expansion. Leveraging our SOC means that clients can take advantage of our business continuity plan, disaster recovery locations, redundant servers and bandwidth that Securitas has already invested in.

REMOTE GUARDING OFFICERS

Heavily recruited from military, law enforcement and security, our Remote Guarding Officers are truly the key to our Remote Guarding **Services. Experienced in understanding clients' security needs, our** Remote Guarding Officers provide a high level of situational awareness to evaluate events and escalate as required. Officers are trained on investigating events, making data-driven decisions based on Securitas expertise, and engaging and coordinating local security resources only when necessary. Ongoing training is a routine part of our program, as we incorporate new technologies, add complexities to the services that we provide to tailor them to client needs, and strive to improve our performance and delivery.



CONFIDENTIAL: SECURITAS USA AND LAKE POWELL SEE PROPRIETARY RESTRICTIONS ON PAGE 2.

REMOTE GUARDING SERVICE MODEL

Event-Based Approach

Remote Guarding is a continuation of the guarding services that Securitas has an in-depth experience and tradition of providing by leveraging technology and electronic security. As studies show that live monitoring is highly ineffective due to attention fatigue, complexity variables, and numerous amounts of cameras, we implement an event-based model for our Remote Guarding services. This allows us to utilize triggers such as intelligent behavior video analytics, peripheral sensors, phone calls, and scheduled proactive patrols to create events with specific directives. This keeps Remote Guarding Officers more engaged and provides a more effective overall service to our clients.

Shared Service Model

Remote Guarding is performed as a shared service, meaning that Remote Guarding Officers are not dedicated to any one particular site or service. This allows for a more efficient service, keeping our average response time to events under thirty seconds, meaning that you have fresh eyes on each event within a short time. Having many Remote Guarding Officers interacting with many sites allows for them to more effectively utilize their situational information across similar types of clients, situations, and geographical locations, providing additional insight when able.

REMOTE GUARDING PLATFORM

We utilize a physical security information management software as our platform for bringing video in to alert our Remote Guarding Officers of alarms or activities that require their attention. Using this platform allows us to create those meaningful events, focusing on those activities that require supervision, interaction, or some form of human component which technology alone cannot automate.

Each site has a unique script that has been customized for the type of service being performed. This provides a standard for how each event is handled, gathering all pertinent information, and provides consistent and meaningful metrics when compared over time and across multiple sites. These scripts are developed **with our clients, with Securitas' expertise to guide the** best scripts allowing for structured guidance while allowing Remote Guarding Officers to effectively utilize their knowledge and experience.

When handling an event, our Remote Guarding Officers will connect to video and audio equipment to view the location, gather required information as to the type of assistance needed, and escalate to the appropriate party based on the scripted decision tree that acts as our Standard Operating Procedures.

This platform automatically generates audit trails and Incident Reports for those events that require additional documenting. In addition, all events are documented and can be categorized in order to generate various reports.

LAKE POWELL

PROPOSAL OBJECTIVES

With the below proposal, Securitas is proposing to install an Avigilon 4TB NVR with three (3) 5MP bullet cameras with IR and two (2) 2MP bullet cameras with IR.

Desired Outcome:

Lake Powell would like a security program which:

- Is easy to deploy and provides long-term value
- Fosters a safe environment for employees, residents, and visitors
- Increases visibility in key areas such as the dumpster and pool
- Deters break-ins and thefts
- Helps to prevent and mitigate property damage and vandalism

SCOPE OF WORK

Our proposal is based on the information provided at the time of our survey, any site drawings and the **interpretation of the client's needs. Equipment installation is based on typical building construction**, allowing for standard wiring accessibility and equipment mounting, unless otherwise noted.

1. Securitas will provide and install:
 - a. **An Avigilon 4TB NVR with a 22" LED Monitor and UPS. To be installed in the** guardhouse.
 - b. Three (3) 5MP bullet cameras with IR for license plate identification of the two (2) entrance lanes and exit lanes.
 - c. Two (2) 2MP bullet cameras with IR for overall coverage of the visitor lane and exit lane.
 - d. Exit lane cameras and visitor lane license plate camera to be installed on camera poles.
 - e. CAT 6 cable to be installed with PoE as device power.

CLARIFICATIONS, ASSUMPTIONS, EXCLUSIONS AND CLIENT RESPONSIBILITIES

The following information has been taken into consideration and impacts the services and pricing provisioned in this proposal.

CONNECTIVITY

- Client to provide network connectivity with sufficient bandwidth as needed. (if applicable) **Minimum of 10mbps of bandwidth is required per camera to meet the surveillance system's network requirements.**
- **Securitas provided IP devices utilizing the Owner's LAN/WAN will require the Owner to provide** the required IP address, subnets and gateways to make the system operational.
- Provide an IT or network liaison for any Securitas provided services residing on or interfacing with **the Owner's network.**

GENERAL REQUIREMENTS

- Client to provide local expertise on critical information as needed. This may include items such as camera views, access privileges, desired responses to critical events, user access levels, etc.
- Securitas may require full access to the facility for installation and testing process. It will be the owner's responsibility to provide any site-specific rules, guidelines or parameters prior to start.
- Scope of work does not include any applicable local licensing or permit fees
- Client to provide a secure space to mount the head end equipment
- Client responsible for providing 120Vac power as required
- Securitas cannot be held responsible for project delays due to inclement weather or factors outside our control, including predecessor progress.

WARRANTY AND SERVICE

- Securitas proposal includes a three (3) year comprehensive warranty & maintenance agreement.
- Proposed warranty & maintenance services are inclusive of the Securitas provided equipment only. Any existing system service is deemed to be outside of the Securitas scope of work and would be provided on a 'Time and Material' basis.
- Proposed warranty & maintenance services include manufacturer provided software updates for Securitas provided servers & workstations.
- Stated services do not include necessary repairs due to misuse, abuse or acts of nature.

EQUIPMENT DESCRIPTION

Below is the bill of materials for the proposed scope of work. All other system equipment and accessories will be provided at the discretion of Securitas Operations.

| Quantity | Description |
|----------|--|
| 5 | ACC 7 Standard Edition camera license |
| 1 | HD Video Appliance 8-port 4TB unit, NA. |
| 3 | 5.0 MP, WDR, LightCatcher, Day/Night, Indoor/Outdoor Bullet Camera, 9.5-31mm f/1.4, Integrated IR |
| 5 | Junction Box for the Bullet Camera |
| 2 | 2.0 MP, WDR, LightCatcher, Day/Night, Indoor/Outdoor Bullet Camera, 3.1-8.4mm f/1.6, Integrated IR |
| 1 | 22" LED Monitor with HDMI Cable |
| 1 | 350VA UPS |
| 1 | Keyboard and Mouse |

MAINTENANCE AND SERVICE PROGRAM

Securitas has provided excellent service for over a hundred years in the physical security industry and continues to provide excellent service in the age of technology.

We offer a full coverage maintenance plan for the equipment we install and a maintenance plan for client-owned equipment.



MAINTENANCE PLAN

In an effort to provide our clients with the technology needed at no capital expense, Securitas can amortize the cost of the equipment (including installation, full service and maintenance) for contracts which include technology coupled with guarding services (e.g., On-Site, Mobile or Remote Guarding). All technology is maintained and serviced for the life of the contract and this is included in the full bundled price (some exceptions apply).

Typically, this includes:

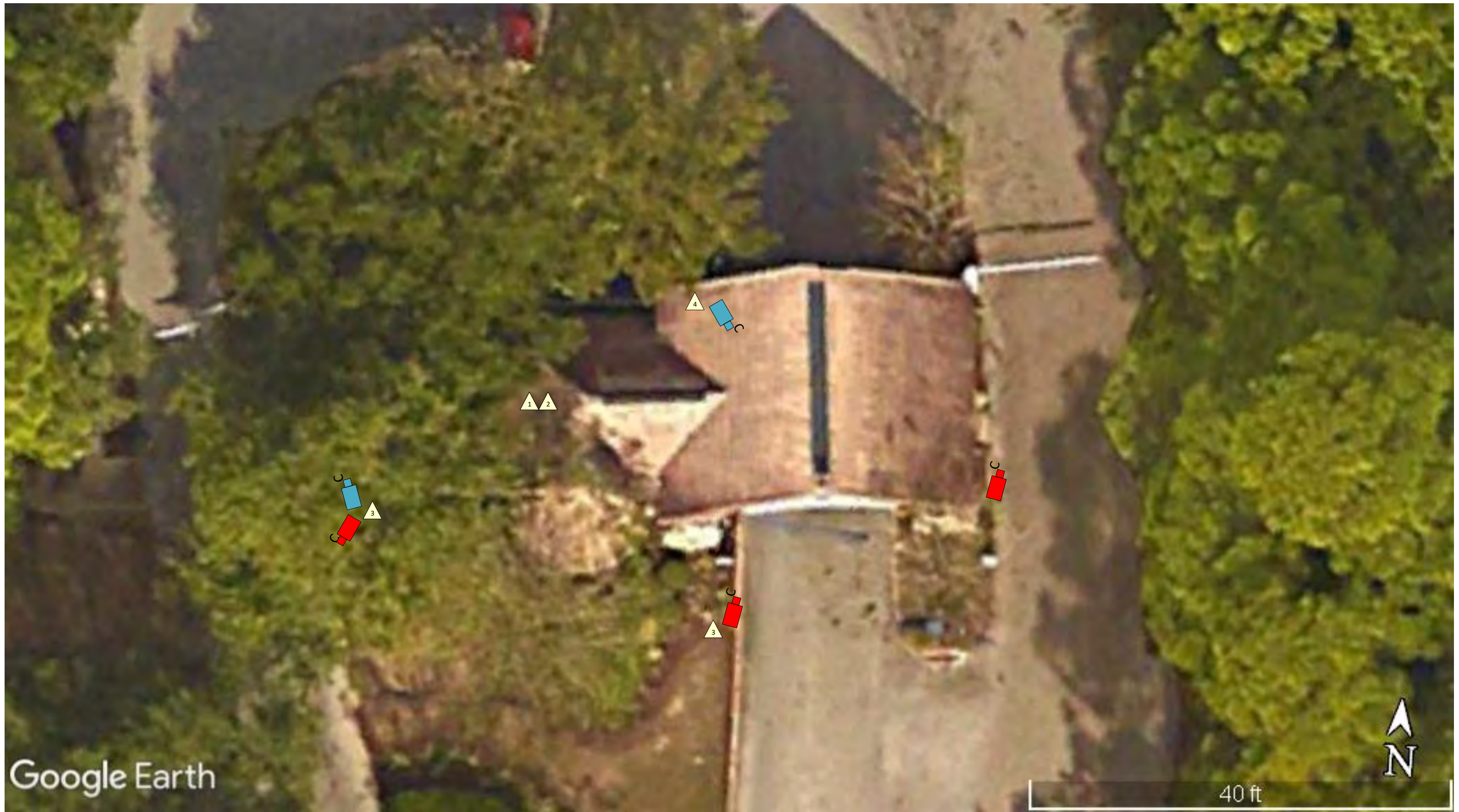
- Cleaning, adjusting and testing camera and access control systems
- Checking and updating software and firmware on various camera and access control systems
- Checking and assisting in management of data storage and bandwidth usage

PREVENTATIVE MAINTENANCE DETAILS

Video Surveillance Systems: Securitas will verify the live picture quality, field of view, all video and power cable connections, assure that there is adequate air flow around the recording device, and clean the exterior of the unit.

EXCEPTIONS AND CLARIFICATIONS FOR MAINTENANCE PLANS

Does not cover acts of vandalism, negligence, unauthorized repairs or modifications, acts of nature (i.e. lightning damage, flood damage, etc.), power surges and/or the misuse of equipment by personnel other than Securitas employees. The client is responsible for all costs for repair or replacement of equipment damaged or lost due to excluded events.



| No. | Notes |
|-----|-------|
| | |

| Owner | | Project Address | | |
|-------------|-----|--|-------------|----------|
| Lake Powell | | 1110 Prospect Promenade, Panama City, FL 32413 | | |
| Revisions | No. | Date | Description | Approval |
| | 00 | MM/DD/YY | | |
| | | | | |

| | | | | |
|-------------|--------|---------------|-----------------------------|----------------|
| Size | Sheet | Drawing Date | Project Name/ID | |
| 11x17 | 1 of 1 | 1-8-2021 | PROJECT NAME CCTV System | |
| Designed By | | Drawing Scale | Drawing # | SUSA Project # |
| Ed Slowey | | NTS | AAA-001 | XXXX-XXX |

| |
|--|
| Securitas Security Services USA |
| 13950 Ballantyne Corporate Place Suite 200 Charlotte, NC 28277 |



PRICING PROPOSAL

| Integrated Guarding Estimated Pricing Summary | |
|--|-----------|
| Contract Term: 3 Years | Monthly |
| Technology Including Installation & 3 Year Service Program | \$ 505.64 |

Client will be billed \$505.64/mo. for equipment, installation, service and preventative maintenance for 36-months (3 Years). The 36-months (3 Years) term will begin once Company Equipment is installed.

PRICING VALIDITY

This quotation shall remain valid for a period of sixty (60) days from the proposal date. Prices are based upon order and delivery of equipment within three (3) months from the submitted date.

Securitas has endeavored to provide an accurate cost estimate; however, we recognize that changes can occur. Prior to the start of work, Securitas will verify the actual site conditions through a detailed project walk through. Securitas will present Lake Powell with an updated cost estimate for approval prior to contract start should any of the following conditions arise: 1) actual site conditions differ from what was originally contemplated, 2) change in scope, 3) different requirements than originally contemplated, or 4) any difference which creates a material change to the scope of work.

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

7CIII

RFP No. LP-SS-21-01

Security Services Lake Powell Residential Golf CDD

Synergy Security Services, LLC

Jeff Carson, Operations Manager

113 Corporate Park East

706-443-4169

03/05/2021

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March 5, 2021

Mr. Howard McGaffney
District Manager
Lake Powell Residential Golf CDD
1110 Prospect Promenade
Panama City Beach, Florida 32413

Dear Howard,

Safety. Peace of mind. It is impossible to put a price on them. Yet they're expected every day. In everything you do and everywhere you go.

Safety is especially important when it comes to loved ones. There is an unspoken promise of security and well-being to residents and visitors while visiting Lake Powell Residential Golf CDD.

Lake Powell Residential Golf CDD deserves a partner that will elevate its security services to a new level of confidence, best practices, and professionalism.

As we move forward in the process, we want to emphasize our dedication to transparency and collaboration. This approach allows Synergy to work with our client partners not only to identify areas of improvement, but also to innovate and develop more opportunities to further enhance security solutions for your location.

Synergy shall provide one unarmed security officer, stationed at the main guard house, 24 hours a day, 7 days a week including holidays for the safety and security of the residents and their guests in accordance with the adopted post orders.

All Synergy Security personnel will be dressed in security uniforms approved by Lake Powell Residential Golf CDD.

Having a professional, well-trained security staff provides a visible deterrent to crime and supports a positive environment. As a contract security services provider, Synergy operates under the philosophy of observe and report. Synergy will coordinate with local law enforcement, which will take the lead in addressing suspected criminal behavior.

The Synergy Management Team has over 15 years of security and public safety experience. This experience, coupled with our focus on customer service, allows us to provide a sense of well-being and security to the community.

We welcome any questions you may have, and we look forward to serving you.

Regards,

A handwritten signature in black ink that reads 'Jeffrey D. Carson'. The signature is written in a cursive style with a large, prominent 'J' and 'C'.

Jeff Carson

FIRM INFORMATION

Synergy Campus Security Services, LLC.
DBA: Synergy Security Services, LLC.
113 Corporate Park Drive East
P.O. Box 1224
Lagrange, Georgia 30241

Synergy Security Services, LLC was formed on October 6, 2010 in the State of Georgia.

Synergy began business operations on October 6, 2010 – current.

Listed below are Synergy's Corporate Officers and Managers. Each member has an average of 15 years of service within the industry:

CEO – Randall Hoppe, rhoppe@teamnational.com
President – Andrew Wilson, awilson@teamnational.com
Vice-President – Susan Carson, scarson@teamnational.com
Operations Manager – Jeff Carson, jcarson@teamnational.com
Regional Manager – Eric Flournoy, eric.flournoy@teamnational.com
Training Manager – Rex Scott, rscott@teamnational.com

Florida Security License # B3000013

Synergy Campus Security Services was formed on October 6, 2010, as a wholly owned subsidiary of National Management Resources. National has more than forty contracts across the United States providing custodial, landscape maintenance, plant management and event planning for educational institutions. Synergy's corporate office is located in Lagrange, Georgia with branch offices located in Florida, Virginia, Kentucky, Washington State, Pennsylvania and South Carolina.

About Us



Randy Hoppe, CEO

CEO of National Management Resources Corporation, Randy envisioned a security company based on the ethos of service and quality established by National. Randy served in the Army from 1982-2008. He retired with the rank of Lieutenant Colonel. Randy's leadership ability has proven successful in the continued growth of National and Synergy.



Andrew Wilson, President

Andrew has been the President of Synergy since its founding in 2010. With a background in safety and risk management, Andrew recognizes the unique challenges faced by organizations in providing a safe workplace for their employees and the public and for protecting their valuable assets. Andrew is committed to leading a capable and highly qualified team to serve Synergy's security clients.



Jeff Carson, Operations Manager

In July of 2019, Jeff Carson was hired as Operations Manager as Synergy made a commitment to expand outside of education and is now doing business as Synergy Security Services, LLC. Jeff has owned a small business since 1999 and worked as a State of Georgia law enforcement officer from January 2015 to October of 2018. Jeff has completed over 376 hours of training as a Peace Officer. This training included Highway Drug Interdiction, Commercial Vehicle Interdiction, Patrol Rifle, Shotgun; Pistol certification, Police Legitimacy, Procedural Justice, Community Relations, Hazardous Material, Suicide Prevention, Mental & Emotional Wellness, Use of Deadly Force; De-escalation. Jeff is also a certified NRA Pistol Instructor. While employed as a Georgia Officer, Jeff received the Officer of the Year award for the Lagrange Region. The award is presented to an officer who has displayed initiative, leadership, character, integrity, and whose outstanding work performance has exemplified the Department's core values.



Eric Flournoy, Regional Manager

Eric Flournoy has been working in the area of law enforcement and security for 25 years. He holds a Bachelor's Degree in Criminal Justice from Savannah State University. He started his law enforcement career in the United States Department of Justice, Federal Bureau of Prisons and later transferred to the Federal Bureau of Investigation. While employed as an Investigative Specialist with the FBI, Mr. Flournoy was assigned to the Critical Incident Response Group. He was the Assistant Team Leader for the Special Surveillance Group that was responsible for conducting foreign counterintelligence and counterterrorism surveillance. His work performance played an intricate part in the FBI counterintelligence mission. During his career with the Federal Bureau of Prisons he was assigned to the Special Investigation Services as the Special Investigative Supervisor. Mr. Flournoy's tenure with the Federal Bureau of Prisons included Federal Prison Camp, Bryan, TX, United State Penitentiary, Atlanta, GA and United State Federal Medical Center for Federal Prisoners, Springfield, Missouri. He also was a member of the JTTF (Joint Terrorism Task Forces) while employed by the Federal Bureau of Prisons. He received numerous awards and recognitions for maintaining and securing the safety of high-level federal inmates. Mr. Flournoy career have been in a diverse field of law enforcement which gives him experiences in maintaining the safety and security of individuals, institutions and the United States. One of his strengths includes the ability to adapt to changes within the work environment.



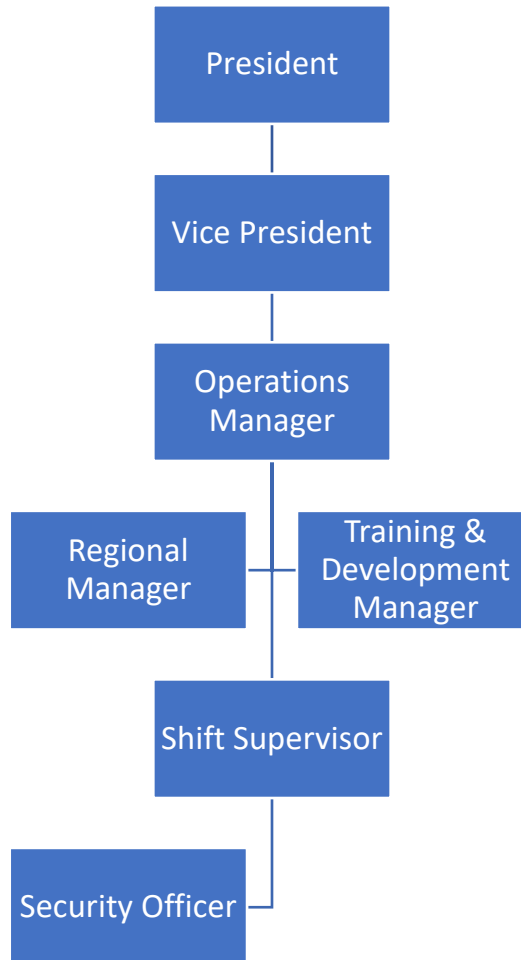
Rex Scott, Training and Development Manager

Rex has served in public safety for 25 years. Before joining Synergy, Rex served at different levels within the fire service. He began as Firefighter/EMT, promoted to Lieutenant and eventually Captain. During his career he oversaw the professional development and training of medical and fire response personnel. Rex maintains certification as an NPQ Fire Instructor, National Registry EMT Instructor, AHA BLS Instructor, HAZMAT Technician, Certified Security Officer Instructor, NRA Pistol Instructor and holds a Bachelor's Degree in Business Administration.

ORGANIZATIONAL STRUCTURE

At Synergy, we believe a functional chain of command improves communication, accountability, efficiency, clarity and employee morale. Listed below is an organizational chart which illustrates the reporting relationships and chains of command within Synergy.

Synergy Security Services, LLC Organizational Chart



Reference List

Andrew College
501 College St.
Cuthbert, GA 39840
Date Services Began: October 2020
Contact: James McCoy, Dean of Student Affairs
(706) 718-9335

Northwest University
5520 108th Avenue NE
Kirkland, WA 98033
Services: Security May 2013
Contact: Mr. John Jordan, CFO
(425) 889-7788

Point University
507 West 10th Street
West Point, GA 31833
Services: Security June 2015
Contact: Ms. Laura Schaaf, MSL
(706) 385-1062

Southern Virginia University
One University Hill Dr.
Buena Vista, VA 24416
Services: August 2016
Contact: Bill Braddy, Dean of Students
(540) 784-5592

Union College
310 College Street
Barbourville, KY 40906-1499
Services: Security October 2017
Contact: Mr. Randle Teague
(606) 627-0420

EXPERIENCE AND QUALIFICATIONS

Synergy understands we must have the capability to meet all requirements of the contract and the failure to do so is grounds for rejection. Synergy has 10 years of security experience and manages 80 security officers and over 200 buildings.

At Synergy, we strive to offer the most cutting edge and diverse training available today. Our company and officers are all licensed and registered in accordance with Florida Department of Agriculture and Consumer Services, Division of Licensing, Chapter 493. We continually invest in the professional development and knowledge of our officers with on-going, extensive training on new strategies, products, technologies and trends. Synergy officers receive training that includes crime prevention, community policing, CPR/AED/First Aid, sexual harassment training, cultural diversity, hate crimes, and dealing with the mentally ill or persons with diminished capacity.

In times of disaster, Synergy plays a vital role in providing the emergency response which strengthens community health and safety. We rely on our officers to assist in fulfilling our commitment to consistently deliver a high quality, timely response under extreme conditions. Synergy coordinates with organizations to assist in the development of first responder policies and procedures.

Synergy works hard to create and maintain a safe and secure environment. We strive to improve the quality of life for the residents and visitors of the development. Accurate threat assessment is essential to determining the best course of action. Duties include patrolling access points, keeping watch over the facility and occupants, assisting staff while observing and reporting unusual occurrences, violations of laws or client policies, potential or existing threats and hazards. Effective and regular patrols are essential to fulfilling these responsibilities.

Our years of experience have helped us understand and serve the core needs of our clients. Synergy offers:

- Effective leadership and support to improve the overall security posture;
- Uniformed staff providing a professional image;
- A team of security officers with the training, and know-how to handle complex security and safety issues;
- A courteous and customer-service focused staff;
- A company with the resources to provide adequate support including training, written policies and procedures, and improved customer service;
- 24/7 security services.

We also know that the security and safety needs in your environment are not static. Synergy is agile, constantly expanding services to respond to the ever-evolving requirements of security.

In conclusion, Synergy is committed to our customers. Our network of professionals work hard to deliver the resources, knowledge and expertise needed to secure all types of facilities. We study each organization, its culture, issues, needs and mission to integrate into our site-specific security operation.

SECTION 7: BASIC ORGANIZATION INFORMATION
(to be completed by proposer)

DATE SUBMITTED March 5, _____, 2021

1. Proposer Synergy Security Services, LLC
Company Name _____

- _____ an Individual
- X a Limited Liability Company
- _____ a Limited Liability Partnership
- _____ a Partnership
- _____ a Corporation
- _____ a Subsidiary Corporation

2. Proposer's Address

Street Address 113 Corporate Park East Drive _____

P.O. Box (if any) PO Box 1224 _____

City LaGrange _____ State Georgia _____ Zip Code 30241

Telephone: 706-443-4169 _____ Fax 706-298-0207 _____

1st Contact Name Jeffrey D. Carson _____ Title Operations Manager _____

2nd Contact Name Rex Scott _____ Title Training & Development Manager _____

3. Parent Company Name (if applicable) National Management Resources Corporation _____

4. Parent Company Address (if different): Street Address P.O. Box (if any)

113 Corporate Park East, PO Box 1224 _____

5. City LaGrange _____

Telephone: 800-292-9323 _____ State GA _____ Zip Code 30241

_____ Fax 706-298-0207 _____

1st Contact Name Andrew Wilson _____ Title President _____

2nd Contact Name Susan Carson _____ Title CPO - Chief People Officer _____

5. List the location of the Proposer's office which would perform LPRGCDD work.

Street Address 1501 Millpond Road _____

P.O. Box (if any) _____

City Thomasville State GA Zip Code 31792

Telephone: 706-350-3071 Fax _____

1st Contact Name Eric Flourney 2nd Title Regional Manager

Contact Name Jeffrey D. Carson Title Operations Manager

6. If the Proposer is a corporation, is it incorporated in the State of Florida?

Yes () No (X)

6.1 Does the Proposer have a Federal Employer Identification number (FEIN)?

Yes (X) No () FEIN: 27-3653511

If no, please explain _____

6.2 Is the Company in good standing with the Florida Secretary of State, Division of Corporations? Yes (X) No ()

If no, please explain _____

Date incorporated N/A Charter No. N/A

Is the applicant registered with the State of Florida? Yes () No (X) If

6.3 Proposer is not a Florida corporation, provide the following: State in

which the Proposer is organized: Georgia

Is the Proposer in good standing with that State? Yes (X) No () If no,

please explain _____

Date Proposer was organized: October 6, 2010

Is the Proposer registered as a foreign corporation with the State of Florida? Yes (X) No ()

If no, please explain _____

7. If the Proposer is a partnership (including a limited partnership or limited liability partnership) or limited liability company, is it organized in the State of Florida?
Yes () proceed to Question 7.1 No (X) proceed to Question 7.2

7.1 If yes, is the Proposer registered with the Florida Department of State, Division of Corporations? Yes () No ()

If no, please explain _____

Is the Proposer in good standing with the State of Florida? Yes () No ()

If no, please explain _____

Date Proposer was organized: _____

7.2 If no, provide the following:

State in which the Proposer is organized: Georgia

Is the Proposer in good standing with that State? Yes (X) No

() If no, please explain _____

Date Proposer was organized: October 6, 2010

Is the Proposer registered as a foreign partnership or limited company with the State of Florida? Yes (X) No ()

If no, please explain _____

8. Does the Proposer hold any registrations or licenses with the State of Florida, applicable to the contract? Yes (X) No ()

8.1 If yes, provide the following information and attach one (1) photocopy of each listed license (attach additional sheets if necessary):

Type of registration Security Agency-Florida Dept of Agriculture & Consumer Services

License No. B3000013 Expiration Date 04/28/2023

Qualifying individual Jeffrey D. Carson Title Operations Manager

List company(s) currently qualified under this license Synergy Security Services, LLC

8.2 Does the Proposer hold any registrations or licenses, applicable to the contract? Yes (X) No () (*attach additional sheets if necessary*)

If yes, please list and provide a photocopy of each listed license or registration:

Security Agency License

9. List the Proposer's total annual dollar value of work completed for each of the last three (3) years.

2018 \$1,792,626.00 2019 \$1,700,215.00 2020 \$1,894,478.00

10. List the Proposer's total annual dollar value of work completed, to date, for 2021.

2021 \$374,076.00

11. What are the Proposer's current insurance limits? (Provide a copy of applicant's Certificate of Insurance). An example of an insurance certificate is attached hereto as Exhibit A.

| | |
|----------------------|-----------------------|
| General Liability | <u>\$2,000,000.00</u> |
| Automobile Liability | <u>\$1,000,000.00</u> |
| Workers Compensation | <u>\$1,000,000.00</u> |
| Expiration Date | <u>7/1/2021</u> |

12. Has the Proposer been cited by OSHA for any job site or company office/shop safety violations in the past two (2) years? Yes () No (X) (*attach additional sheets if necessary*)

If yes, please describe each violation, fine, and resolution: _____

12.1 What is the Proposer's current worker compensation rating? A+ XV

12.2 Has the Proposer experienced any worker injuries resulting in a worker losing more than ten (10) working days as a result of the injury in the past two (2) years? Yes () No (X) (*attach additional sheets if necessary*)


If yes, please describe each incident _____

13. Is the Proposer currently involved in any litigation? Yes () No (X)
If yes, describe the nature of the litigation (*attach additional sheets if necessary*)

14. Has the Proposer been involved in any litigation within the past five (5) years?
Yes () No (X) If yes, describe the nature and outcome or ruling of the litigation
(*attach additional sheets if necessary*)

The undersigned hereby authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or its authorized agents, deemed necessary to verify the statements made in this application or attachments hereto, or regarding the ability, standing and general reputation of the applicant.

Synergy Security Services, LLC
Name of Proposer

By: 

This 5th day of March, 2021

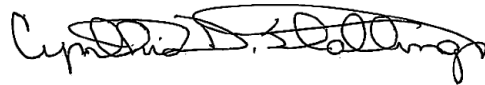
Jeffrey D. Carson, Operations Manager
[Print name and title]

(Apply Corporate Seal, if filing as a corporation)

State of Georgia

County of Troup

The foregoing instrument was acknowledged before me this 5th day of March 2021 by Jeffrey D. Carson, of Synergy Security Services, LLC who is personally known to me or who has produced drivers license did (did not) take an oath.



Signature of Notary taking acknowledgment



SECTION 9: AFFIDAVIT OF NON-COLLUSION

STATE OF Georgia
COUNTY OF Troup

I Jeffrey Carson, do hereby certify that I have not, either directly or indirectly, participated in collusion or proposal rigging. Affiant is a Manager at the firm of Synergy Security Services, LLC and authorized to make this affidavit on behalf of the same. I understand that I am swearing or affirming under oath to the truthfulness of the claims made in this affidavit and that the punishment for knowingly making a false statement includes fines and/or imprisonment.

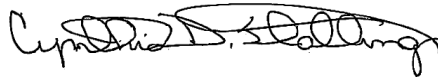
Dated this 5th day of March, 2021.



Signature by authorized representative of Proposer

State of Georgia
County of Troup

The foregoing instrument was acknowledged before me this 5th day of March, 2021, by Jeffrey D. Carson, of the Synergy Security Services, LLC, who is personally known to me or who has produced drivers license as identification and who did (did not) take an oath.



Signature of Notary taking acknowledgment



SECTION 10: ACKNOWLEDGMENT OF RECEIPT AND PROPOSAL SIGNATURE FORM

This Proposal for SECURITY SERVICES has been submitted on this 5th day of March 2021 by Synergy Security Services, LLC _____ [company] whose business address is 113 Corporate Park East Dr, LaGrange, GA 30241 telephone number is 800-292-9323 and fax number is 706-298-0207.

The undersigned acknowledges, by the below execution of this proposal, that all information provided herein has been provided in full and that such information is truthful and accurate. Proposer agrees, through submission of this proposal, to honor all pricing information sixty (60) days from the date of the proposal opening, and if awarded the contract on the basis of this Proposal to enter into and execute the services contract in substantially the form included in the proposal documents.

Proposer understands that inclusion of false, deceptive or fraudulent statements on this proposal constitutes fraud; and, that the District considers such action on the part of the proposer to constitute good cause for denial, suspension or revocation of a proposal for work for the Lake Powell Residential Golf Community Development District.

Furthermore, the undersigned acknowledges receipt of the following addenda, the provisions of which have been included in this Request for Proposal.

Addendum No.: 1 _____ dated 2/26/2021

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

The undersigned hereby authorize(s) and request(s) any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or their authorized agents, deemed necessary to verify the statements made in this proposal or attachments hereto, or regarding the ability, standing and general reputation of the proposer.

Synergy Security Services, LLC
Name of Organization

By: Jeffrey D. Carson

This 5th day of March, 2021

Jeffrey D. Carson, Operations Manager
Print Name and Title

(Apply Corporate Seal if filing as a Corporation)

State of Incorporation: _____

State of Georgia

County of Troup

The foregoing instrument was acknowledged before me this 5th day of March, 2021 by Jeffrey D. Carson of Synergy Security Services, LLC, who is personally known to me or who has produced drivers license as identification and who did (did not) take and oath.

Cynthia D. Stallings

Signature of Notary taking acknowledgment



SECTION 11: PRICING FORM

THE PROPOSER SHALL COMMIT TO AN HOURLY RATE FOR SPECIAL CIRCUMSTANCES OR NEEDS THAT MAY OCCUR DURING THE CONTRACTUAL PERIOD. THIS HOURLY RATE IS OUTSIDE OF THE ANNUAL SECURITY FEE AND OVERALL PROPOSAL PRICE.

\$ 25.00 per man-hour for special circumstances

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the period from April 1, 2021 to September 30, 2022.

\$ 151,725.00 Total

Please provide a monthly total for above term: \$ 12,643.75 Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the subsequent twelve (12)-month period, October 1, 2022 to September 30, 2023.

\$ 154,760.00 Annual Total

Please provide a monthly total for Year 2: \$ 12,896.67 Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for a second twelve (12)-month period, October 1, 2023 to September 30, 2024.

\$ 157,855.00 Annual Total

Please provide a monthly total for Year 3: \$ 13,154.58 Monthly Total

The District reserves the right to adjust the staffing and hours of operation as needed.

| | |
|--------------------------------------|-------------------------|
| | |
| 1 Regional Manager | Included |
| Security Officers Annual Hours 8760 | Included |
| | |
| | |
| FICA | Included |
| FUTA | Included |
| SUTA | Included |
| Workers Compensation Insurance | Included |
| General Liability Insurance | Included |
| Health Insurance | Included |
| Retirement 401K | Included |
| Life Insurance | Included |
| Employee Practice Insurance | Included |
| | |
| | |
| Uniforms & Equipment | Included |
| Mailing/Printing Supplies | Included |
| Dues/Fees | Included |
| Training/Consultant Fees | Included |
| Faculty/Staff Training | Included |
| Travel Support | Included |
| | |
| Pre-Tax Profit & Overhead | Included |
| | |
| Total Price | \$151,725.00 |
| | |
| Additional services | \$25.00 per hour |

FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES

NICOLE "NIKKI" FRIED
COMMISSIONER

DIVISION OF LICENSING

04/28/20
DATE ISSUED

04/28/23
DATE OF EXPIRATION

B 3000013
LICENSE NUMBER

SYNERGY CAMPUS SECURITY SERVICES, LLC

115 N CALHOUN ST

STE 4

TALLAHASSEE, FL 32301

WILSON, ANDREW J, OTHER
CARSON, SUSAN E, OTHER

THE SECURITY AGENCY NAMED ABOVE IS LICENSED AND REGULATED UNDER THE PROVISIONS OF
CHAPTER 493, FLORIDA STATUTES.



Nicole Fried

NICOLE "NIKKI" FRIED
COMMISSIONER

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

7CIV



A PROPOSAL FOR
A SECURITY PARTNERSHIP
LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT

Request for Proposal (RFP) No. LP-SS-21-01

TRICORPS

A world-class blend of security and technology.

Contact Name: Dennis Harris,
Florida State Director
Florida Office: 4920 San Pablo Court
Naples, FL 34109
239.370.0202 (cell)

Todd Lamb, Chief Development Officer
844. TRICORPS (office) | 405.740.1365

March 5th, 2021

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TRANSMITTAL LETTER & EXECUTIVE OVERVIEW

Thank you for allowing TriCorps Government Security (TriCorps) the opportunity to provide our response to the request for proposal (RFP) for security services for the Lake Powell Residential Golf Community Development District (The District).

To comply with the RFP Transmittal Letter requirements, on behalf of TriCorps, I state our understanding of the contractual needs. TriCorps commits to perform the work as outlined in the RFP and to do so within the expressed time periods. This document also serves as a synopsis of reasons TriCorps is the most qualified to serve and protect The District.

Lake Powell Residential Golf Community Development District (the "District") is a gated master-planned community located off Highway 98 in Panama City Beach, Florida. The District is in unincorporated Bay County, encompasses approximately 724 acres, and services the Wild Heron residential development located on the northern shore of Lake Powell, north of U.S. 98 and just northwest of Panama City Beach, Florida.

Infrastructure includes roadways, off-site improvements, bridges, stormwater facilities, water/sewer/irrigation utilities, wetland mitigation and conservation, landscaping, roadway lighting, and recreation.

A Community Development District (CDD) represents a major advancement in Florida's effort to manage its growth effectively and efficiently. The CDD provides the 'solution' to Florida's need to provide valuable community infrastructure generated by growth, ultimately without overburdening other governments and their taxpaying residents.

Residents and their guests should be able to live in or visit The District without a concern of safety or security. For over twenty years, TriCorps has been owned and operated by the same leadership team and is a nationally respected fully integrated security firm. TriCorps is not a new start-up, nor does it share the unfortunate trend of security firms of frequent name changes due to mergers and acquisitions.

Expressed in greater detail in the body of this proposal, TriCorps has the capacity to meet large-scale needs and goals, with our unique advantage to tailor large, medium, and smaller needs and requests. In two decades of providing corporate, campus, static and roving security, our commitment has proven no job is too small, and no job is too large.

TriCorps is uniquely positioned to deliver the security services that will provide The District a safe and secure environment. Four strategic and vital reasons that TriCorps will be a tremendous partner for The District:

1. Strong Florida Operations. TriCorps is a national firm with a client-based stretched from San Francisco to the Sunshine State. However, one of the most significant footprints of corporate operations is in the state of Florida. TriCorps' Florida office is in Naples.

- a. TriCorps' Florida panhandle contracts include Panama City Hall, Bay County Sheriff's Office, and Sunbird Condominium Complex. These existing contracts and workforce will enable a smooth transition and resources of employees, administrative support, and corporate leadership visibility.

2. Residential / Recreational Security Experience. TriCorps is not just adept but excels at securing individuals and families in residential environments. TriCorps not only provides security at the Sunbird Complex in Panama City but numerous residential neighborhoods in central and south Florida. TriCorps understands The District's uniqueness and the sensitivity and respectful nature necessary when protecting gated communities and exclusive residential complexes. Furthermore, TriCorps excels at gate access control and CCTV monitoring.

3. TriCorps wants to serve and protect The District. TriCorps has purposefully pursued this opportunity with The District. Although national, our business model is not to pursue any and all security RFP's. TriCorps searches for opportunities that fit our detailed hiring and training protocols. We pursue potential clients that we know undoubtedly fit into our wheelhouse of experience and security expertise.

- a. The District is a unique entity with residents that expect a professional guard company, TriCorps is a unique security firm that hires the most professional, courteous, patient, and respectful workforce. TriCorps currently protects city parks, private museums, and athletic venues, in addition to other operations.

4. TriCorps is the best security vendor for The District. TriCorps is the best at what we do. Corporate leadership served in the U.S. Secret Service, state police, and large municipal police departments. Those disciplines permeate the entire workforce. The corporate leadership team will be visible with frequent visits to The District. TriCorps will treat The District with such priority; you will think you are our only client. The District will meet and know TriCorps' owners, executives, and leadership. That is a TriCorps hallmark. If it is important to The District, it will be important to TriCorps.

Sincerely,



Todd Lamb

Chief Development Officer, TriCorps

844.TRICORPS (office) | 405.740.1365 cell 4

EDUCATIONAL BACKGROUND & PROFESSIONAL EXPERIENCE OF FIRM

Owners, executives, and supervisors of TriCorps have been members of the U.S. Secret service, state and local police, and campus security. TriCorps officers and supervisors have had careers protecting U.S. presidents, governors, state capitols, and foreign embassies. We have over 100 years of cumulative experience protecting critical infrastructure and high-value targets of our government's enemies, both foreign and domestic. Leadership and employees served in the aftermath of the Oklahoma City bombing and the attack on our country on September 11, 2001.

Ownership

David Ross, Co-Owner and President

844.TRICORPS | 405.850.2951 (cell) | davidross@tricorps.com

Since May of 2000, David Ross has grown TriCorps into a nationally recognized corporation, headquartered in Oklahoma City, with 750 employees in 13 states, including Washington, DC, while building other companies in different industries. David graduated high school and enlisted in the United States Army. After the military, he returned home and earned a bachelor's degree in Criminal Justice. He then joined the Oklahoma Highway Patrol as a State Trooper, rising to the rank of Major. During his career with the Highway Patrol, David commanded the Governor's Security Detail, protecting several governors and first families. He also commanded the Investigations Division and the State's Tactical Team. David retired from the patrol in January 2012 to focus on his family and their businesses.

Todd Lamb, Co-Owner and Chief Development & Legal Officer

844.TRICORPS | 405.740.1365 (cell) | toddlamb@tricorps.com

From early in his career as a special agent with the U.S. Secret Service to a later position as Lieutenant Governor with a protective detail, Todd Lamb has been involved in all aspects of personal, site, transportation, and cybersecurity. During his U.S. Secret Service tenure, Todd investigated and made numerous arrests in counterfeiting, bank fraud, threats against the President, computer crimes, and identity theft. His duties included domestic and international protection assignments during the Clinton and George W. Bush administrations. During the 2000 presidential campaign, Todd worked as a site supervisor for countless presidential campaign events across the country. In early 2001, he was appointed to the National Joint Terrorism Task Force (JTTF), and after the terrorists' attacks, he was assigned to portions of the 9-11 investigation. He received training and briefings from the U.S. Secret Service, FBI, and CIA headquarters in Langley, VA. Todd has earned a bachelors of science degree as well as his juris doctorate.

Prior to joining the TriCorps executive team, Todd served eight years as Lieutenant Governor in his home state. During his tenure as the state's second in command, he led a statewide effort for better campus security of schools. He received numerous awards from the public and private sectors for his commitment to service, excellence, and innovation. When Todd departed public service, he was the only Lieutenant Governor in the country to be elected by his peers to lead the bi-partisan National Lt. Governors Association and his respective party's professional association.

Executives and Supervisors

Chad Bradley, Chief Technology Officer

844.TRICORPS | 405.630.0882 (cell) | chadbradley@tricorps.com

Chad Bradley, Chief Technology Officer (CTO), leads TriCorps' long-term technology vision and is responsible for the operations of TriCorps Surveillance, TriCorps' Global Security Operations Center, and TriCorps' Information Technology (I.T.) division. Chad joined TriCorps in 2007 and previously served as the Director of Operations for TriCorps Surveillance.

Prior to joining TriCorps full-time, Chad spent nearly 22 years with the state police, bringing a unique blend of law enforcement and technology to the table. Chad began his law enforcement career in 1996 as a Communications Officer, then promoting to Sergeant in 1998. In 2005, Chad was promoted to the rank of Lieutenant and served as a field supervisor in the Investigations Division, Training Division, and Command Post Operations Division. Chad spent 12 years in the Executive Security Division, supervising close personal protection for the governor and his family. Additionally, Chad oversaw all electronic security operations for the state police. Chad held an Advanced Peace Officer Certification and was the recipient of numerous awards, including the Committee of 100 Tony Calvert Award for Heroism. Chad has earned an associates degree in pre-law.

Jack Rosenberg, Chief Operations Officer

844.TRICORPS | 918.261.6471 (cell) | jackrosenberg@tricorps.com

Jack serves as TriCorps' Chief Operations Officer and is responsible for day-to-day leadership and management that mirrors the company's mission and core values. He directs the staff in identifying, developing, implementing, and maintaining sound security processes and efficient responses to incidents. Jack oversees and implements site security, operations, and activities to ensure the protection of executives, managers, employees, physical and information assets for our clients while ensuring optimal use of personnel and equipment.

Jack started his career in law enforcement as a Trooper with the State Police in 1982. While with the Patrol, he advanced through the ranks holding positions of Supervisor, Troop Commander, Zone Commander, Turnpike Liaison, and Deputy Chief where he managed

around 800 uniformed and non-uniformed personnel including Troopers in the eastern half of the state, Law Enforcement Technology, Special Operations, and Fleet. As Deputy Chief, Jack was responsible for high-level command decisions and the department's direction and leadership.

Jack retired from the patrol with 25 years of service and worked for a year as Administrator for the Department of Public Safety before going to a large energy company, where his role evolved from investigations and executive protection to ethics compliance/training. He managed the company's vendor background screening process, Office of Foreign Asset Controls, business continuity, drug and alcohol programs, and the fleet department. Jack worked with Compliance Counsel to review and draft policies and completely rewrote its business code of conduct and supplier code of conduct. In addition to multiple certifications, Jack's educational discipline was in criminal justice.

Additional Key Employees

Dennis Harris, Florida State Director

844.TRICORPS | 239.370.0202 (cell) | dennisharris@tricorps.com

Based in Naples, Florida, Dennis Harris has over 32 years of experience in law enforcement. He has a master's degree in Criminal Justice from Boston University. He began his law enforcement career in the United States Army as a Military Police Officer assigned to the 793rd Military Police Battalion in Nuremberg, Germany. This three-year period led him to a 29-year career with the Boston Police Department. For 21 of the 29 years, he was a homicide detective who investigated approximately 200 homicides. He has acquired extensive investigative experience, which included conducting thousands of interviews. He was also an Interview and Interrogations Instructor at the Boston Police Academy. Since retiring, he has obtained his private investigator's license, security license, and agency manager's license. Dennis currently serves as TriCorps' Florida State Director.

Cody Davenport, Site Supervisor

844.TRICORPS | 239.370.0202 (cell) | codydavenport@tricorps.com

Cody is a committed security supervisor with over five years of experience in the industry. He is skilled in training and coaching security team members to achieve high security standards across the board. He has a strong knowledge of first-aid and emergency protocols, along with experience in conducting patrols, performing screenings, and reviewing CCTV footage for signs of suspicious activity.

Cody has been with TriCorps since September 2020 and, in this time, has shown commitment and dedication to our clients. Cody attended and graduated from Dean Bozeman High School in Southport, Florida. If awarded the contract, Cody will serve as Site Supervisor. Cody will be available at all times to report and confer with The District and will visit the guardhouse weekly to provide guidance and training to the officers.

LIST OF SIMILAR CONTRACTS & REFERENCES

Sunbird Beach Resort

Panama City Beach, Florida

Sunbird on the Beach is a beachfront condo resort offering a family-friendly environment to residents and guests year-round. TriCorps provides security for their entrance and roving patrols. Officers are trained in basic security protocols and trained in customer service and first aid and CPR.



Panama City Beach City Hall

Panama City, Florida

Municipal and County governments are public service entities that require courteous, patient and a respectful security firm to interface with their constituents. TriCorps and Panama City have enjoyed a strong professional relationship due to city hall's structure and TriCorps meeting those high expectations.



Museum of the Bible

Washington, DC

TriCorps provides armed and unarmed security services for the Museum of the Bible. The Museum of the Bible is approximately 430,000 square feet with eight floors, **making it the second-largest museum in Washington, D.C.** The museum has over 3,000 biblical texts and artifacts on display. TriCorps has provided a world-class security force as well as supplementary executive protection for the museum's prestigious visitors. TriCorps also provides staffing for their Global Security Operations Center (CCTV monitoring), electronic security measures for worldwide and traveling exhibits, and executive protection for visiting dignitaries, founders, and board members.



Barefoot Beach

Bonita Springs, Florida

Similar to the Panama City area Barefoot (Bonita Springs, Florida) is a highly sought-after place to live and visit. Barefoot Beach is home to nearly 14,000 residents. TriCorps provides security officers for their entry and exit gates, as well as foot and roving patrols on golf carts. TriCorps also places a high priority on providing residents with courteous, patient, and respectful world-class customer service.



Chabad Jewish Center of Naples

Naples, Florida

TriCorps provides armed security for this location that includes a Jewish synagogue and pre-school. The assigned officers conduct foot patrols with constant surveillance, and control access to the building, permitting only those allowed on the premises.



Anchor Associates

Naples, Florida

TriCorps provides unarmed security officers for Anchor Associates' clients, including the Briarwood Community and Leawood Lakes community. This includes guarded gate services and roving patrols throughout the premises seven nights a week. Additionally, TriCorps assists with investigations of suspicious vehicles on an as-needed basis.



“TriCorps has exceeded our expectations and continually adapts to the changes our mutual clients require. TriCorps has always provided quality representatives who are properly and constantly trained and professional in appearance. They have always responded promptly and appropriately.”

President, Anchor Associates

References

The references listed below are all current clients of TriCorps. In the last five years, we have not had a contract that has not been renewed in the State of Florida.

City of Panama City

Steve Lewis | Logistics Director
501 Harrison Ave, Panama City, FL 32401
850-896-7798 | slewis@pcgov.org

Sunbird Beach Resort

Mike Lindor | Board of Directors President
9850 S Thomas Dr, Panama City Beach, FL 32408
334.790.0028 | sunbirdowner1104@gmail.com

Museum of the Bible

Darrell Utt | Director of Security
400 4th Street Southwest, Washington, D.C. 20024
719.201.2936 | dutt@thorntonthomasetti.com

Barefoot Beach Community

Bill Zwicker | President
170 Barefoot Beach Blvd, Bonita Springs, FL 34135
239.287.2743 | bill@barefootonthebeach.com

Chabad Jewish Center of Naples

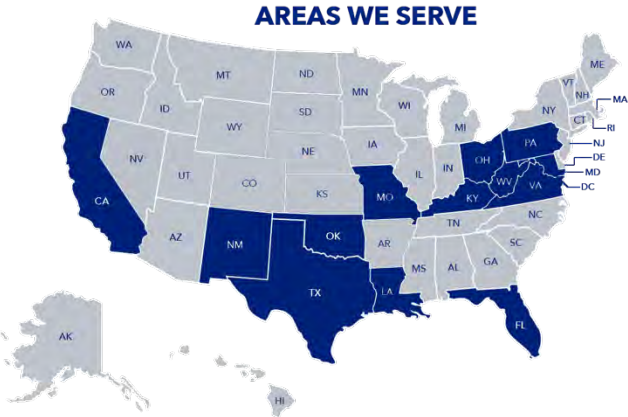
Rabbi Fischel Zaklos | Co-Director
1789 Mandarin Road, Naples, Florida 34102
239.404.6993 | rabbi@chabadnaples.com

Anchor Associates

Brad Phelps | President
3940 Radio Road, Suite 112, Naples, Florida 34104
239.649.6537 | brad@anchormanagers.com

QUALIFICATIONS OF THE PROPOSERS

Who We Are:



TriCorps is an integrated security and technology firm specializing in providing cost-effective, world-class services tailored to meet our clients' needs.

Founded in 2000, TriCorps provides physical security, electronic security, and cybersecurity services in 13 states and Washington, DC.

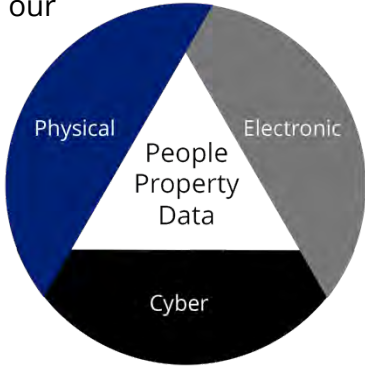
TriCorps is staffed with the most experienced team of security and technology experts available. Our operational leadership comprises former

military, retired law enforcement, and technology professionals with hundreds of years of combined experience.

Integrated Security Model

At TriCorps, we operate using our integrated security model to ensure our clients' safety as threats evolve and technology advances.

Integrated security is the only comprehensive security. Physical, electronic, and cybersecurity must work together and evolve faster than threats. An active shooter, a cyber-attack, or theft of your property or data could be catastrophic for your organization.



TriCorps is the only integrated security firm with the experience and technology to protect your organization from these dynamic threats.



What We Do:

Physical Security



Since 2000, TriCorps has provided physical security tailored to ensuring the protection of our clients and their assets. TriCorps' physical security experience ranges from deploying officers onto various corporate and field sites, schools and campuses, protecting executives, dignitaries and VIPs, and use of roving patrols. TriCorps' officers are the backbone of our company.

Physical Security Services:

- Security Officers
- Background Screening
- Security and Site

Explosive Detection

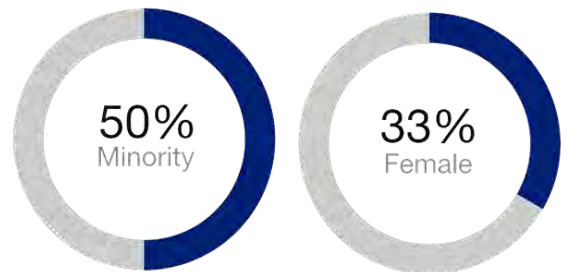
Roving Security

TriCorps' roving patrol program provides a visible security presence that has effectively demonstrated the ability to reduce theft, vandalism, and other related incidents. Officers driving vehicles perform area patrols, conduct safety checks, establish speed checkpoints with radar enforcement, assist with periodic traffic control, and respond to critical needs as they occur.



A Diverse Security Force

TriCorps values diversity and inclusivity and is proud to say that our security force is fifty percent minority. In addition, approximately one-third of our employees are women, many of whom hold executive positions and are some of the company's longest-tenured employees.



Electronic Security



TriCorps has developed a robust electronic security program to mitigate criminal activity further. This service provides turn-key commercial and residential security solutions to meet the client's needs, including high-definition cameras, access control systems, intrusion detection systems, and GPS trackers.

All services are monitored in TriCorps' state-of-the-art Global Security Operations Center. This hardened facility is staffed 24/7/365 by trained, professional operators and technical specialists. TriCorps' Global Security Operations Center is equipped with advanced equipment and technology.

Electronic Security Services:

- 24/7 Global Security Operations Center

Security Systems Integration:

- High-Definition Cameras
- Laser Scan Detectors

Security Management Systems

- Remote Gate Access

Cybersecurity

TriCorps blends our law enforcement and technology experts' talents to provide cybersecurity solutions that are unmatched in the industry to help organizations defend themselves from a growing amount of cyber threats.



Cybersecurity Services:

- Internal & External Assessments
- TriWatch® Intelligence Monitoring
- Information Security Officer
- Employee Cybersecurity Training
- Cybersecurity Risk Analysis

Computer Experience

TriCorps is proud to be on the cutting edge of technology and computer experience. TriCorps executive staff and officers in the field are adept and trained on computer skills to perform more proficiently, faster, and streamlined. As a fully integrated security firm, TriCorps has its own Chief Technology Officer, who oversees our long-term technology vision to include the development of computer training for our officers. The computer experience and training make TriCorps a leader in the security industry and provide quicker responses to clients and professional officers.



Computer experience includes, but is not limited to:
Microsoft Office: Word, Excel, PowerPoint, Outlook, Teams, etc.



eHub eHub

eHub is an electronic system that can be accessed from a desktop, tablet, or mobile device. It is a centralized location for the client, employee, and TriCorps to view, track progress, and complete various tasks. TriCorps employees can access paystubs, W2's, update contact information, clock-in and out of jobs, review schedules ahead of time, and review post assignments. Supervisors will be able to view and modify schedules, analyze the employee roster, track time off and absences, and offer open shifts to all officers. If requested, The District will be able to view employee arrivals and departures, submit action items, request additional work, complete surveys, and complete or review incident reports.

Hiring, Training & Education

The backbone of TriCorps' service model is two-fold:

- Hire quality people
- Lower our overhead and profit margin to keep costs competitive

Our service model starts with finding, screening, testing, and hiring quality individuals. With support from our corporate office and senior management, local management will be involved in the recruitment and selection process.

Recruiting

Recruit Your Partner Program

In our experience, we've found that our best employees come from employee referrals. This makes recruitment easier and helps us assure high-quality applicants. With TriCorps recruit your partner program, a referring employee is eligible to receive a bonus.

Unique Recruiting

While TriCorps utilizes standard recruiting tools, our preferred method is to ask our law enforcement, military, government, and private sector contacts to refer quality candidates. TriCorps is viewed as a world-class security firm, and over the years, we have employed many people who were referred by these contacts.

Local Recruiting

Traditional recruiting through newspapers, universities, and job fairs will also be utilized. We actively seek veterans and college students seeking criminal justice degrees or careers in law enforcement and have found these candidates are often excellent employees.

Digital Recruiting

We reach a broad audience of potential candidates through online recruiting with *Indeed.com*, *ZipRecruiter.com*, and social media sites such as *LinkedIn* and *Facebook*. Digital posting of job openings can reach many likely candidates who may not otherwise be exposed to the security profession's opportunities.



WANT TO EARN A BONUS AND WORK WITH YOUR FRIENDS?

TriCorps' Recruit Your Partner Program pays bonuses to employees for recruiting highly qualified new members to the team.

For each referral who is hired and works for thirty (30) days, you will receive a \$100 recruitment bonus.

If your referral is still with TriCorps after (ninety) 90 days, you will receive an additional \$100 bonus.

Please have your referral visit: www.TriCorps.com/jobs to apply.

MORE ABOUT THE PROGRAM:

TriCorps is growing and we need your help to recruit more security officers. In order to qualify for the bonuses above, referred officers must:

- Have a valid security license
- Be well-groomed and maintain a professional appearance
- Be reliable and trustworthy

If you have someone you'd like to refer, please have them apply at TriCorps.com/jobs. Please have them mention your name when they submit their resume, so that we can assure you receive credit if they are hired.

We are so thankful for the service you provide and hope that we can continue to expand our operations!

Phone: 405.621.9006 | Email: info@TriCorps.com | Website: TriCorps.com

RECRUIT YOUR PARTNER PROGRAM



Background Screening & Minimum Requirements

All potential candidates are required to undergo a comprehensive pre-employment screening that consists of the following:

- Review application to determine suitability and to look for disqualifying information.
- Conduct an interview of the applicant.
- Verify U.S. Citizenship or an authorization to work.
- Conduct a criminal record check in each area where the person has resided in the past 10 years.
- Verify all required licenses the applicant has listed.
- Require drug testing at a certified facility.
- Qualify the person for any specific contractual requirements.
- Conduct an in-person interview.
- If requested, assist in scheduling an interview with the client.

Background Checks

TriCorps is committed to our clients and our staff's safety. One of the key ways we can help ensure a safe environment is by conducting background checks and assessing potential employees before they start working with the client. Before hiring, a criminal records check, sex offender registration records check, military dishonorable discharge check, and drug screening will be conducted. A copy of the background check will be provided to The District representatives before any security personnel will be allowed to work under The District.

Drug Screening

TriCorps requires that all new-hire candidates undergo a drug screening. All testing will be conducted by a licensed independent medical laboratory, which will follow standards established by the state and federal government. If requested by the client, we can also randomly test employees for compliance with our drug-free workplace policy. If a new-hire candidate or current employee fails a drug test, the employee is subject to immediate discharge. All officers assigned to The District will undergo a drug screening annually.

If awarded the contract and requested by The District, TriCorps will provide detailed reports, including copies of training programs completed, test scores as applicable or appropriate, and background information for Officers assigned to the Property.

Minimum Requirements:

TriCorps will ensure that all employees providing services or having duties as set forth in this RFP specification shall:

1. Possess one of the following:
 - A high school diploma or GED equivalent and three (3 years compatible work experience
 - graduate of accredited college or university with a degree or concentration in criminal justice, police science, or security administration
 - law enforcement training such as retired or former law enforcement officer in good standing, corrections officer, Federal officer, police academy graduate
 - career military, military elite forces, or military police
2. Pass a pre-hire background investigation prior to assignment on the District property and continuing on an annual basis, which shall include but not be limited to an FBI fingerprint check, FDLE check, local law enforcement check, out of state records check at places of residence or employment back to age 18, driver's license check, credit check, prior employment check/verification, and personal reference check
3. Pass clinical drug test annually and be clean of any illegal drugs, as well as having no alcohol or substance dependence
4. Possess:
 - Good general health without physical defects, which would interfere with the fulfillment of his or her duties
 - Binocular vision correctable with glasses to read all normal correspondence without further magnification
 - Ability to discriminate standard colors
 - Hearing capability in the normal range
 - Ability to stand or walk for extended periods
 - Ability to climb stairs
 - Ability to read, write and speak English clearly
5. Be well-groomed and shall not be permitted to smoke while on duty
6. In addition to the requirements for all Officers, rover patrol Officers shall have CPR, first aid, and AED training and be trained in writing citations and reports

If awarded the contract and upon The District's request, written evidence of any checks required above will be provided by TriCorps.

Ability to Provide Additional Personnel

TriCorps is a national security firm with a strong presence extending from south Florida to San Francisco. We employ hundreds of security personnel that staff approximately 110 different locations across the country. Additionally, TriCorps has a significant employee base in Florida with new employees added on a weekly basis. TriCorps' ample workforce has never left a post unattended to include transitioning from other security vendors as well as start-up contracts.

TriCorps fully understands the importance of providing additional personnel temporarily to The District. For over twenty years, TriCorps Security has successfully protected clients of the size and scope of The District. TriCorps is accustomed and capable of safeguarding highly visible, high-traffic locations in large residential communities. TriCorps currently has numerous clients with a broader geographical footprint and more required annual hours worked.

Officer Training Program

TriCorps will provide training to any person selected for duty at The District from the day they are hired until they leave. As further outlined below, TriCorps will offer training in many different formats but believes live training led by qualified experts to be the most effective type of training. Repetition is the pathway to the subconscious. Therefore our training is frequent, consistent, and thorough.



New Employee Orientation

Before any TriCorps security officer works their first shift at The District, TriCorps will provide a 16-hour mandatory new employee orientation. During this session, security officers will be provided training regarding TriCorps' employee handbook, policies, payroll, site-specific training, and other essential information. New employees will also receive training specific to The District such as:

- Patrol and observation techniques
- CPR, First-aid, AED
- County traffic control
- Report writing
- Customer service and public relations
- Computer operations
- Security camera monitoring

Periodic Refresher Training

Training will be specific to the type of job and location of the job the security officer will be assigned to work. After new employee orientation training, each officer will also receive a minimum of eight (8) hours of training on an annual basis. Subjects shall include, but not be limited to:

- Patrol and observation techniques
- County traffic control
- Report writing
- Customer service and public relations
- Computer operations
- Security camera monitoring

Additional Specialized Training

Provided as part of the new employee and refresher training.

Security Camera Monitoring Training

One of our greatest strengths is our in-depth expertise in access control, camera, and intrusion alarm monitoring from our own Global Security Operations Center (GSOC). TriCorps operates a 24/7/365 GSOC that surveils and protects national and international assets. We are more than qualified to train officers assigned to The District on monitoring security cameras because of this experience. As a fully integrated security firm, TriCorps can provide security personnel services and assist in developing future video, digital, surveillance and cybersecurity needs.



CPR, AED & First Aid Training

TriCorps has on-staff registered nurses and paramedics who are certified to train our officers in First Aid and CPR. Recertification training will occur every two years.



Customer Service Training

TriCorps has developed a customer service training program, successfully implemented it, and our clients have enjoyed the results. This training is modeled after The Disney Institute's Approach to Quality Service Training. In addition to this training program, our employees will receive instruction in our Code of Conduct Policy that contains

additional guidance for behavior standards and interacting with others. We expect our officers to excel at assisting people and doing what they can to help The District residents enjoy their experience. We have carefully crafted a customer service training program that helps set clear and precise expectations and provides the tools necessary for our employees to deliver outstanding customer service.



Service Makes All The Difference

When you show people that you care about them, you can create a stronger bond with your customer and that reflects how he or she feels about an organization.



Improving customer service simply means to never get too comfortable. TriCorps understands we have to continually seek high efficiency and high quality and strive to do so through our quality control inspections.

Customer Service Director

The Customer Service Director (CSD) will work alongside The District to ensure a pleasing experience for all staff and students as it relates to security. The CSD will provide training and support to ensure that the security force is knowledgeable and equipped with the proper skills to maintain a world-class customer service experience.

The CSD will conduct regular evaluations, such as the Staff and Resident Evaluation Matrices, to assess the confidence and comfort that The District staff and Residents have regarding its security force. On the following page, you will find a sample of our Staff and Resident Evaluation Matrices.

Staff & Resident Evaluation Matrices (Example)



STAFF EVALUATION MATRIX

| | Strongly Disagree | Disagree | Neutral | Agree | Strongly Agree |
|---|-------------------|----------|---------|-------|----------------|
| | 1 | 2 | 3 | 4 | 5 |
| I feel safe and secure while working at Lake Powell Residential Golf CDD. | | | | | |
| The security force was professional in both appearance and demeanor. | | | | | |
| The security officers were both vigilant and efficient when screening entry and patrolling Lake Powell Residential Golf CDD | | | | | |
| The security officers were friendly and helpful. | | | | | |
| The security officers are knowledgeable about Lake Powell Residential Golf CDD. | | | | | |



RESIDENT EVALUATION MATRIX

| | Strongly Disagree | Disagree | Neutral | Agree | Strongly Agree |
|--|-------------------|----------|---------|-------|----------------|
| | 1 | 2 | 3 | 4 | 5 |
| I feel safe and secure at Lake Powell Residential Golf CDD. | | | | | |
| The security force was professional in both appearance and demeanor. | | | | | |
| The security officers were both vigilant and efficient when screening entry and patrolling Lake Powell Residential Golf CDD. | | | | | |
| The security officers were friendly and helpful. | | | | | |
| The security officers are knowledgeable about Lake Powell Residential Golf CDD. | | | | | |

Letter of Recommendation to Commend TriCorps' Unique Customer Service Performance - Museum of The Bible, Washington, DC.



museum of the Bible

July 7, 2018

To Whom It May Concern,

The Museum of the Bible (MOTB) employs TriCorps Security to protect our Museum in Washington, D.C. Without a doubt, it was the best decision that the MOTB Proprietary Security Team made in 2017. When the Museum opened, Security was the only Department 100% ready for opening and prepared to execute their roles consistently daily. Our preparedness and execution were due to the partnership, synergy, and trust that was created during construction phase between the MOTB and TriCorps.

TriCorps has provided the highest quality of individuals to provide security which is the cornerstone of their program. TriCorps security officers are effective, highly skilled, provide exceptional customer service, and consistently respond with high standards of professionalism. TriCorps has clearly demonstrated its commitment to excellence. It's common for me to receive 3-5 emails every week complimenting security. A few weeks back, I asked our Customer Service Call Center Team how Security was doing in the "grand scheme" of things related to customer service. The Manager stated it wasn't even close. She shared with me that Tricorps security receives more positive feedback than any other Department at MOTB combined, to include our Guest Services and Guest Experiences team. Don't just take my word for it though, ask TriCorps how they capture the feedback (it's innovative and genius) and ask them to show you a sample of the myriad of positive emails that we've received since opening the Museum last November.

TriCorps has performed exceptionally well and gone the extra mile to ensure the security and safety mission at the Museum of the Bible does not fail. With the utmost confidence and sincerity, I trust in and enthusiastically recommend TriCorps security as a "Partner" Security Force.

Respectfully,

Darrell Utt
Director of Operations
400 4th Street SW
Washington DC, 20024
O: 202.848.1542
Darrell.utt@mbible.org

Client Testimonials of Exceptional Experience in Similar Work



“We can always rely on TriCorps. They provide fantastic customer service, and their knowledgeable staff uses state-of-the-art methods and technology. TriCorps is also very responsive and keeps the focus squarely on us and our needs.”

**Executive, Loves Travel Stops and Country Stores
National Headquarters**



“Scissortail Park is the newest urban park in the United States and serves a diverse population in one of the largest municipalities in the country. With a grand opening estimated at 100,000 visitors I knew I had to contract with the most professional and vigilant security firm. That is why we awarded the full-time contract to TriCorps. TriCorps provides comprehensive services and demonstrates experience in public safety to a diverse population. TriCorps is adept at scaling services to meet large special events, busy seasons with the ability to scale up or down if necessary.”

**Chief Ranger, Scissortail Park & Gardens
Oklahoma City, Oklahoma**



“TriCorps has been a tremendous strategic partner in securing Devon Energy assets. Using sound security practices and highly trained professional staff, TriCorps has clearly demonstrated its commitment to excellence.”

**Director of Corporate Security, Devon Energy
National Headquarters**



“The TriCorps reputation for customer service and professionalism is unparalleled in the security industry. During the bid-process various local, national and international firms submitted bids. TriCorps’ presentation, attention to detail and national reputation combined with my past experience with their management team made our selection an easy choice. TriCorps is now responsible for eight of the Metropolitan libraries, utilizing 20 officers working multiple shifts and covering nearly 26,000 manhours annually. TriCorps is adept at providing a safe environment at a public service facility that exists to serve all citizens.”

**Security Manager, Metropolitan Library System
Oklahoma City, Oklahoma**



“TriCorps has provided the highest quality of individuals to provide security which is the cornerstone of their program. TriCorps security officers are effective, highly skilled, provide exceptional customer service, and consistently respond with high standards of professionalism.”

**Director, Museum of The Bible
Washington, D.C.**



“TriCorps is a professional, dependable and trusted partner that consistently meets our needs. TriCorps has raised the standard as a corporate security provider and continues to deliver a sophisticated, high-level product to our organization.”

**Corporate Security Manager, Continental Resources
National Headquarters**



"TriCorps provides security personnel, electronic security, and cybersecurity solutions at our corporate headquarters in Oklahoma City. Jasco has been extremely pleased with the level of service and client care TriCorps provides. TriCorps personnel not only give our employees a sense of security, they have also integrated well into the culture of our organization."

**Chairman, Jasco Products
National Headquarters**



"TriCorps has been a fantastic partner to work with not only during the physical installation of our new systems, but to also assist in our Active Shooter trainings, and provide best practices for our crisis management plan. With their help, we can now autonomously initiate lockdowns, notify law enforcement, and most importantly, help keep our students and staff as safe as possible."

**Director of Technology, West Platte School District
Weston, Missouri**



"Through the years, TriCorps has become a trusted and reliable source to meet our security needs anywhere in the country. They consistently respond throughout the United States with high standards of professionalism and customer care."

**Director of Security, Chesapeake Energy
Corporation**

Letter of Reference to Commend TriCorps' for Exceeding Expectations - Anchor Associates, Naples, Florida



3940 Radio Road, Suite 112 • Naples, Florida 34104
(239) 649-6357 office • (239) 649-7495 fax

February 26, 2019

Dennis Harris
Florida State Director
TriCorps
(405) 621-9006

Via Electronic Mail: dennisharris@tricorps.com

Dear Mr. Harris,

I have been asked to provide a letter of recommendation and reference regarding my business relationship and experience with TriCorps. As Owner and President of Anchor Associates, Inc., a community management service provider to resident and commercial condominiums and homeowner associations, our work has much involvement in working side by side and managing privacy and security companies offering services to mutual clients.

TriCorps has exceeded our expectations and continually adapts to the changes our mutual clients require. TriCorps has always provided quality representatives who are properly and constantly trained and professional in appearance. They have always responded promptly and appropriately.

I highly recommend TriCorps as a privacy and security provider and look forward to continuing our professionally working relationships in the future.

Sincerely,

A handwritten signature in blue ink that reads 'Brad A. Phelps'.

Brad A. Phelps, President

Anchor Associates, Inc.

ADDITIONAL INFORMATION

Client List

This list comprises the majority of our clients. TriCorps provides security services to many high-net-worth individuals, public officials, professional athletes, and celebrities, and are bound by a non-disclosure agreement.

| CLIENT LIST | |
|--|---|
| 100 Main LLC | Leawood Lakes |
| 16th Street Plaza District | Legacy Homes Inc. |
| 2020 Tulsa Home and Garden Show | Longshore Lake Foundation, Inc |
| Academy Fire Life Safety, LLC | Love's Travel Stops and Country Stores |
| Alpha Xi Delta - UCO | Luxe Show Events |
| Alta Mesa | Lynn Institute |
| Ambassador Hotel Collection | Mach Energy Services |
| American Family Legacy Group | McAlester Regional Health Center |
| American Fidelity | Metro Technology Centers |
| Anchor Management | Metropolitan Library System |
| Andrews International | Mid-Tex of Midland, Inc. |
| Anixter | Mitchener-Ferrand Fine Jewelry |
| Ashford Hills | Museum of The Bible |
| ASM Global OKC | Naples Cay |
| ATC DRIVETRAIN | Naples Heritage Country Golf & Country Club |
| Atoka Public Schools | Naples Italian American Club |
| Bancfirst | NE Construction |
| Price Edwards & Company | NE Management |
| Barefoot Beach c/o Ability Management | NESCTC Security Agency, LLC |
| Barefoot Beach Club Condominium Associations | NEWFIELD EXPLORATION COMPANY |
| Bay County Sherriff's Office | Nextep |
| BC Clark Jewelers | NORTHWEST BAPTIST CHURCH |
| Blackbeard Operating | Oklahoma City Thunder |
| Briarwood Blvd & Livingston Road | Oklahoma Department of Rehabilitation Services |
| British Embassy Washington | OPUBCO Communications Group |
| Bob Mills Furniture | OUHSC |
| Burnett Oil Company | Panama City-City Hall |
| Camino Natural Resources | Park Management Company |
| Carroll County Energy | PAYCOM |
| Cedar Hammock Golf & Country Club | Pelican Marsh Fire Watch-Newell Properties |
| Chabad Naples | Phillip Murrah Law Firm |
| Cheniere Energy, Inc. | Physicians Mutual |
| Cherokee Nation | Pioneer Natural Resources |
| Chesapeake | Pipeline ROI, LLC |
| City First Bank | Plains All American Pipeline |
| City of El Paso Municipal Court | Positano Place at Naples |
| Clark Construction | Primoris Aevania, Inc dba Primoris Renewable Energy |

| | |
|--|--|
| Clyde Riggs Construction Paycom Site | ProPetro Services Inc |
| Commondeer | Purity Oilfield Services |
| Connect Midstream, LLC | Redeemer Reformed Church |
| Continental Resources | Regency Towers |
| Core Appalachia Operating | Retail Security Services |
| Crossings Church | RMS Protective Services |
| Devon Energy | Rocco's Tacos & Tequila Bar |
| Digital Networks | Rocco's Taco's and Tequila Bar and Grill |
| Discovery Natural Resources | Rural Wellness Fairfax, Inc. |
| Dorchester Capital | Sanibel Marina |
| Dover Place Condo Assoc, INC. | Sarasota City Hall |
| DRS Disability Determination Division | Sarasota County School Committee Meetings |
| E. G. Construction | Sarasota Public Works |
| El Paso Water Parks | Sarasota-Van Wezel Performing Arts Hall |
| El Paso Zoo | Seasons at Naples Cay |
| Emerald Lakes | SEF Energy |
| Encana | SK E&P Operations America |
| Enchidna | SKYLINE CHURCH |
| Encino Energy | Southport on the Bay |
| Express Employment Professionals | St. Johns County |
| ExxonMobil | St. Moritz Services, Inc. |
| First Baptist Church of OKC | Sunbeam Family Services |
| First Physician's Capitol Group | Sunbird on the Beach |
| Fort Myers 21, Inc dba River Estates/ River Trails | Sunland Construction |
| FUNIMATION | Tapstone Energy |
| Gemma Power Systems | Target Hospitality |
| Griffin Communication | Terra at University North Park Apartments |
| Hart Partners c/o Livingston Properties | The Club at Sterling Oaks Homeowner's Association |
| Hawthorne Suites by Wyndham | The Hill at Bricktown Homeowners Association, Inc |
| Hideaway Country Club Property Owners Association | Toll Gate Commercial Center Property Owners Associates |
| Hines | Total |
| Hunters Ridge Community Association | Trinity by the Cove Episcopal Church |
| J. Diamond and Associates, PLLC | V2 Global |
| JASCO | Village Baptist Church |
| Jetta | Vistas at Heritage Bay Commons Association |
| Journey West Church | W&W Steel |
| The Diaz Group | Walkers Hideaway Marina-Naples |
| KFOR TV | Washington Office Center (WOC) |
| Killian Construction Company | Waterfront Church DC |
| Kimray | West Texas Gas, Inc |
| KOCO News | Williams And Associates Hospitality |
| KOKN Fox 25 | Worthington Country Club |
| KTUL LLC | XTO Energy |
| | |

Annual Turnover Rate

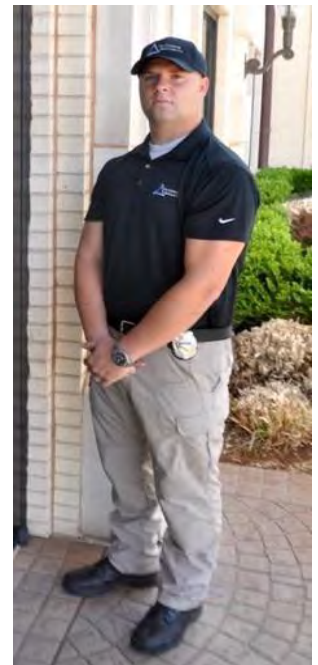
TriCorps' average annual turnover is 15%, which is well below the national industry average of over 75%, according to the American Society for Industrial Security, ASIS.

Uniforms

We expect our security officers to look and act professionally. As in law enforcement and the military, there is a direct correlation between a security officer's appearance and the perception of professionalism and competence.

TriCorps' officers are held accountable to ensure their appearance, demeanor, and attitude reflect integrity, competence, and professionalism. Supervisors will set the proper image and work diligently to enforce the uniform standards required by The District and TriCorps.

TriCorps will furnish all uniforms as required by The District. Each employee will be trained on uniform and appearance expectations and will be inspected regularly. We will ensure that all TriCorps' officer uniforms are kept clean and in good condition.



Uniform Examples

Quality Control Program

Maintenance and adherence to TriCorps' Quality Control Program is an extremely high priority. TriCorps has developed and implemented a Quality Control program at locations similar to The District. As with other security clients, TriCorps will assign a site supervisor to inspect, assist, and evaluate the performance of all personnel assigned to The District.

The professional appearance, knowledge of duties, and compliance with both TriCorps and The District policy are critical. To maintain excellent quality control, TriCorps must maintain regular and open lines of communication with The District representatives. TriCorps will continuously strive to improve the quality of service to both The District and its visitors.

Quality control encompasses everything, from our officers, to our site management, to our administrative staff. Quality is achieved by selecting the right people, training them properly, and tracking their performance. **To accomplish these components, we have**

established four ways to track quality control: inspections, meetings, refresher training, and administrative procedures.

Inspections



TriCorps inspects personnel for compliance with equipment, uniforms, appearance, and knowledge with respect to job duties and responsibilities. Inspections can be handled with random quality checks, completion of quality control checklists, and review of records for accuracy and completeness. Announced Quality Control Inspections will occur no less than bi-weekly and will cover all posts, including supervisory positions.

Unannounced inspections will occur no less than semi-monthly. The results of scheduled and unscheduled inspections will be used to drive necessary management actions. **We have provided a sample of our Quality Control Inspection Checklist that we utilize while conducting routine and unannounced inspections.**

Inspection Checklist

Inspection Date: _____ Inspection Time: _____

Inspector: _____ Employee Inspected: _____

|  | Excellent - 5 | Good - 4 | Fair - 3 | Needs Improvement - 2 | Unacceptable- 1 |
|--|---------------|----------|----------|-----------------------|-----------------|
| Personal Appearance | | | | | |
| Uniform Appearance | | | | | |
| Equipment Condition | | | | | |
| Post Orders Compliance | | | | | |
| Credentials & Certifications | | | | | |
| General Knowledge | | | | | |

This document is for the inspector only. The items listed below are not the only things that should be inspected, noted, or documented. If the employee is deficient or lacking in any way, it should be noted, and the inspector and/or manager should counsel with the employee to ensure compliance moving forward.

Any inspection resulting in a score of 1 or 2 must be accompanied by a corrective action report.

Personal Appearance

- ✓ According to RFP standards

Uniform Appearance

- ✓ According to RFP standards

Equipment Condition

- ✓ Is the equipment functional?
- ✓ Is it in proper operating condition? (i.e. is it scratched, damaged, or dirty?)
- ✓ Does the officer have all required equipment?

Post Order Compliance

- ✓ Does the officer know the location of the post orders?
- ✓ Does the officer have good working knowledge of the post they are currently assigned?
- ✓ Does the officer have good working knowledge of posts they are not currently assigned?

Credentials and Certifications

- ✓ Security Officer Credentials (SO or SPO)
- ✓ Equipment credentials (where applicable)
- ✓ Training Credentials

General Knowledge

- ✓ Does the officer have general knowledge of the site?
 - Locations of exits, restrooms, restaurants, and information desks.
- ✓ Does the officer have good knowledge of information disseminated at the daily briefing?
 - Special Events
 - Security Risks

Quality Control Meetings

In addition to constant availability, our executive staff and key personnel will have regular meetings with The District to discuss any issues or changes to the site coverage, discuss problems, challenges, etc. This is a time for the client to express any changes they'd like, any concerns they have, and areas they are happy with. This regular interaction assures that TriCorps will provide the best quality service possible by eliminating any future problems or misunderstandings.

Refresher Training

TriCorps will monitor employee behavior and performance and will hold refresher and remediation training as often as needed. TriCorps will keep security officers aware of new technology during refresher training and assist with the training necessary for license renewal requirements.

Administrative Procedures

Employee Compliance Tracking

TriCorps has a robust administrative platform that allows us to track and document our employee's information in one location. This system enables site management and corporate administration to quickly identify any deficiencies in officer training or paperwork.

Employee Review and Evaluation Practices

TriCorps' employee review system continually monitors and assesses performance and focuses on giving constructive and positive feedback. TriCorps has checklists and procedures for our management procedures but can meet with the customer to customize the reporting to their specifications.

Once an employee is hired, performance reviews are conducted during the probationary period. During our probationary period, employees are reviewed at the 90-day point and once again at the end of six months. If the employee does not meet the standards set by TriCorps and The District, they will not be offered continued employment. During the probationary period, employees are monitored closely for alignment with customer's values, appearance, attention to detail, and ability to meet and exceed job expectations.



Post Orders

TriCorps, in conjunction with The District, will develop post orders for each of the gates. The post orders will include but not be limited to:

- Reporting of incidents
- Maintenance observations
- Covenants issues
- Resident and visitor gate access procedures

Reporting

Activity Reports

At the end of each shift, officers will prepare an activity report detailing the day's activities. The activity report will be accurately completed, reviewed, and submitted to The District as soon as possible.

Incident Reports

TriCorps Security's personnel will often be the first to encounter an incident that needs to be reported. Officers will complete incident reports immediately after any incident has occurred. Upon completion and review, the incidents reports will be submitted to The District as soon as possible. These reports will also be printed and maintained at the guardhouse for a minimum period of 30 days.

Visitor Management Software System



If requested by the client, TriCorps Security has several software systems, such as our visitor management system, to provide solutions to communities who are concerned about controlling who comes and goes. Below you will see some information on this system.

The dwellingLIVE Visitor Management System is the premier solution for communities of any type and size. It provides Community Managers and HOAs with a flexible, web-based interface through which they can configure and monitor the system.

Security Officers can expedite visitor and resident access through purpose-built computers while still maintaining a highly secure and professional image. Residents can manage their guest lists online or on their phone app, knowing that their information is secure and always visible to the security officers.

Additional Emergency Services

TriCorps has significant experience providing the appropriate level of security force for both normal operations and unexpected emergencies. TriCorps understands that increasing manpower during emergencies will be necessary, and will work closely with The District's Field Operations Manager or District Designee to establish specific protocol for manning the guardhouse, standing down procedure and return to duty procedure.

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ATTACHMENTS AND FORMS

SECTION 7: BASIC ORGANIZATION INFORMATION
(to be completed by proposer)

DATE SUBMITTED March 5th, 2021

1. Proposer TriCorps
Company Name

- an Individual
- a Limited Liability Company
- a Limited Liability Partnership
- a Partnership
- a Corporation
- a Subsidiary Corporation

2. Proposer's Address

Street Address 4920 San Pablo Court

P.O. Box (if any) _____

City Naples State Florida Zip Code 34109

Telephone: 239-370-1955 Fax 405-621-9033

1st Contact Name Dennis Harris Title Florida State Director

2nd Contact Name Todd Lamb Title Chief Development Officer

3. Parent Company Name (if applicable) TriCorps Security

4. Parent Company Address (if different):

Street Address 12312 Hidden Forest Blvd

P.O. Box (if any) _____

City Oklahoma City State Oklahoma Zip Code 73116

Telephone: 405-621-9006 Fax 405-621-9033

1st Contact Name Dennis Harris Title Florida State Director

2nd Contact Name Todd Lamb Title Chief Development Officer

5. List the location of the Proposer's office which would perform LPRGCDD work.

Street Address 4920 San Pablo Court

P.O. Box (if any) _____

City Naples State Florida Zip Code 34109

Telephone: (239) 370 - 0202 Fax 405-621-9033

1st Contact Name Dennis Harris Title Florida State Director

2nd Contact Name Todd Lamb Title Chief Development Officer

6. If the Proposer is a corporation, is it incorporated in the State of Florida?
Yes () No (X)

6.1 Does the Proposer have a Federal Employer Identification number (FEIN)?

Yes (X) No () FEIN: 833033621

If no, please explain _____

6.2 Is the Company in good standing with the Florida Secretary of State, Division of Corporations?
Yes (X) No ()

If no, please explain _____

Date incorporated 04/01/2000 Charter No. 1912048134

Is the applicant registered with the State of Florida? Yes (X) No ()

6.3 If Proposer is not a Florida corporation, provide the following:

State in which the Proposer is organized: OKLAHOMA

Is the Proposer in good standing with that State? Yes (X) No ()

If no, please explain _____

Date Proposer was organized: 04/01/2000

Is the Proposer registered as a foreign corporation with the State of Florida?

Yes (X) No ()

If no, please explain _____

7. If the Proposer is a partnership (including a limited partnership or limited liability partnership) or limited liability company, is it organized in the State of Florida?
Yes (x) proceed to Question 7.1 No () proceed to Question 7.2

7.1 If yes, is the Proposer registered with the Florida Department of State, Division of Corporations? Yes (x) No ()

If no, please explain _____

Is the Proposer in good standing with the State of Florida? Yes (x) No ()

If no, please explain _____

Date Proposer was organized: 04/01/2000

7.2 If no, provide the following:

State in which the Proposer is organized: _____

Is the Proposer in good standing with that State? Yes (x) No ()

If no, please explain _____

Date Proposer was organized: 04/0 12000

Is the Proposer registered as a foreign partnership or limited company with the State of Florida? Yes (x) No ()

If no, please explain _____

8. Does the Proposer hold any registrations or licenses with the State of Florida, applicable to the contract? Yes (x) No ()

8.1 If yes, provide the following information and attach one (1) photocopy of each listed license (attach additional sheets if necessary):

Type of registration Security License

License No. B1200281 Expiration Date 01/04/2022

Qualifying individual John D Ross Title President

List company(s) currently qualified under this license _____
TriCorps Security

- 8.2 Does the Proposer hold any registrations or licenses, applicable to the contract?
Yes (x) No () (*attach additional sheets if necessary*)

If yes, please list and provide a photocopy of each listed license or registration:

9. List the Proposer's total annual dollar value of work completed for each of the last three (3) years.

2018 \$24,000,000 2019 \$22,500,000 2020 \$20,000,000

10. List the Proposer's total annual dollar value of work completed, to date, for 2021.

2021 \$2,600,000

11. What are the Proposer's current insurance limits? (Provide a copy of applicant's Certificate of Insurance). An example of an insurance certificate is attached hereto as Exhibit A.

| | |
|----------------------|---------------------|
| General Liability | <u>\$ 1,000,000</u> |
| Automobile Liability | <u>\$ 1,000,000</u> |
| Workers Compensation | <u>\$ 1,000,000</u> |
| Expiration Date | <u>08/01/2021</u> |

12. Has the Proposer been cited by OSHA for any job site or company office/shop safety violations in the past two (2) years? Yes () No (x) (*attach additional sheets if necessary*)

If yes, please describe each violation, fine, and resolution: _____

- 12.1 What is the Proposer's current worker compensation rating? .77

- 12.2 Has the Proposer experienced any worker injuries resulting in a worker losing more than ten (10) working days as a result of the injury in the past two (2) years? Yes () No (x) (*attach additional sheets if necessary*)

If yes, please describe each incident _____

The undersigned hereby authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or its authorized agents, deemed necessary to verify the statements made in this application or attachments hereto, or regarding the ability, standing and general reputation of the applicant.

TRICORPS SECURITY

Name of Proposer

By:

Dennis Harris

This 2nd day of MARCH, 2021

Dennis Harris - FL MANAGER

[Print name and title]

(Apply Corporate Seal, if filing as a corporation)



State of Florida

County of COLLIER

The foregoing instrument was acknowledged before me this 2 day of MARCH 2021 by DENNIS PATRICK HARRIS, of TRICORPS SECURITY who is personally known to me or who has produced FL DRIVER LICENSE as identification and who did (did not) take an oath.

Osmany Tianga



OSMANY TIANGA
Commission # GG 320073
Expires June 16, 2023
Bonded Thru Budget Notary Services

Signature of Notary taking acknowledgment

SECTION 8: AGREEMENT FOR SECURITY AND LOSS PREVENTION SERVICES

SECTION 9: AFFIDAVIT OF NON-COLLUSION

STATE OF OKLAHOMA
COUNTY OF OKLAHOMA

Todd G. Lamb, do hereby certify that I have not, either directly or indirectly, participated in collusion or proposal rigging. Affiant is a an executive at the firm of Tricorps, and authorized to make this affidavit on behalf of the same. I understand that I am swearing or affirming under oath to the truthfulness of the claims made in this affidavit and that the punishment for knowingly making a false statement includes fines and/or imprisonment.

Dated this 1 day of March 2021.

Todd G. Lamb

Signature by authorized representative of Proposer

State of OKLAHOMA
County of OKLAHOMA

The foregoing instrument was acknowledged before me this 1 day of March, 2021, by Todd Lamb, of the Oklahoma, who is personally known to me or who has produced Drivers License as identification and who did (did not) take an oath.



Sarah Jane Dunaway
Signature of Notary taking acknowledgment

SECTION 10: ACKNOWLEDGMENT OF RECEIPT AND PROPOSAL SIGNATURE FORM

This Proposal for SECURITY SERVICES has been submitted on this 5 day of March 2021 by TriCorps [company] whose business address is 12312 Hidden Forest Blvd Oklahoma City, OK 73142 telephone number is 405-621-9006 and fax number is 405-621-9033.

The undersigned acknowledges, by the below execution of this proposal, that all information provided herein has been provided in full and that such information is truthful and accurate. Proposer agrees, through submission of this proposal, to honor all pricing information sixty (60) days from the date of the proposal opening, and if awarded the contract on the basis of this Proposal to enter into and execute the services contract in substantially the form included in the proposal documents.

Proposer understands that inclusion of false, deceptive or fraudulent statements on this proposal constitutes fraud; and, that the District considers such action on the part of the proposer to constitute good cause for denial, suspension or revocation of a proposal for work for the Lake Powell Residential Golf Community Development District.

Furthermore, the undersigned acknowledges receipt of the following addenda, the provisions of which have been included in this Request for Proposal.

Addendum No.: 1 dated 3/01/2021

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

Addendum No.: _____ dated _____

The undersigned hereby authorize(s) and request(s) any person, firm or corporation to furnish any pertinent information requested by the Lake Powell Residential Golf Community Development District, or their authorized agents, deemed necessary to verify the statements made in this proposal or attachments hereto, or regarding the ability, standing and general reputation of the proposer.

TriCorps
Name of Organization

By: Todd A. Lamb

This 1 day of March, 2021

Todd Lamb Chief Development Officer
Print Name and Title

(Apply Corporate Seal if filing as a Corporation)

State of Incorporation: OKLAHOMA

State of OKLAHOMA

County of OKLAHOMA

The foregoing instrument was acknowledged before me this 1 day of March, 2021 by Todd Lamb of Oklahoma who is personally known to me or who has produced Drivers License as identification and who did (did not) take an oath.



Sarah Jane Dunaway
Signature of Notary taking acknowledgment

SECTION 11: PRICING FORM

THE PROPOSER SHALL COMMIT TO AN HOURLY RATE FOR SPECIAL CIRCUMSTANCES OR NEEDS THAT MAY OCCUR DURING THE CONTRACTUAL PERIOD. THIS HOURLY RATE IS OUTSIDE OF THE ANNUAL SECURITY FEE AND OVERALL PROPOSAL PRICE.

\$ 24.00 per man-hour for special circumstances

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the period from April 1, 2021 to September 30, 2022.

\$ 215,250 Total

Please provide a monthly total for above term: \$ 11,958.33 Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for the subsequent twelve (12)-month period, October 1, 2022 to September 30, 2023.

\$ 147,087 Annual Total

Please provide a monthly total for Year 2: \$ 12,257.25 Monthly Total

Please provide an annual total for the SECURITY SERVICES PROPOSAL, as outlined in the scope for a second twelve (12)-month period, October 1, 2023 to September 30, 2024.

\$ 150,764 Annual Total

Please provide a monthly total for Year 3: \$ 12,563.67 Monthly Total

The District reserves the right to adjust the staffing and hours of operation as needed.

INSURANCE SPECIMEN



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
7/30/2020

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

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



| PRODUCER El Dorado Insurance Agency, Inc. El Dorado Sec Svcs Ins Agy 3673 Westcenter Drive Houston TX 77042 | | CONTACT NAME: Jennifer Leroy PHONE (A/C, No, Ext): (713)521-9251 FAX (A/C, No): (713)521-0125 E-MAIL ADDRESS: jleroy@eldoradoinsurance.com | | | | | | | | | | | | | | | |
|--|--------|---|--|-------------------------------|--------|--|-------|---|-------|---|--|------------|--|------------|--|------------|--|
| INSURED Oklahoma Investigative Group Inc. Tricorps Security P O Box 32316 Oklahoma City OK 73123 | | <table border="1"> <thead> <tr> <th>INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A: Allied World Surplus Lines Insurance Co</td> <td>24319</td> </tr> <tr> <td>INSURER B: Texas Mutual Insurance Company</td> <td>22945</td> </tr> <tr> <td>INSURER C: Hartford Accident & Indemnity Ins.</td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> </tr> </tbody> </table> | | INSURER(S) AFFORDING COVERAGE | NAIC # | INSURER A: Allied World Surplus Lines Insurance Co | 24319 | INSURER B: Texas Mutual Insurance Company | 22945 | INSURER C: Hartford Accident & Indemnity Ins. | | INSURER D: | | INSURER E: | | INSURER F: | |
| INSURER(S) AFFORDING COVERAGE | NAIC # | | | | | | | | | | | | | | | | |
| INSURER A: Allied World Surplus Lines Insurance Co | 24319 | | | | | | | | | | | | | | | | |
| INSURER B: Texas Mutual Insurance Company | 22945 | | | | | | | | | | | | | | | | |
| INSURER C: Hartford Accident & Indemnity Ins. | | | | | | | | | | | | | | | | | |
| INSURER D: | | | | | | | | | | | | | | | | | |
| INSURER E: | | | | | | | | | | | | | | | | | |
| INSURER F: | | | | | | | | | | | | | | | | | |

COVERAGES CERTIFICATE NUMBER: Certificate (8/20) REVISION NUMBER:

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

| INSR LTR | TYPE OF INSURANCE | ADDL INSD | SUBR WVD | POLICY NUMBER | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS |
|----------|---|-----------|---------------------------|--------------------|-------------------------|-------------------------|---|
| A | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> Errors & Omissions GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER: | | | 5200-2298-02 | 8/1/2020 | 8/1/2021 | EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 5,000,000 PRODUCTS - COMP/OP AGG \$ 5,000,000 |
| | AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS | | | | | | COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ |
| A | <input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$ | | | 5201-0836-02 | 8/1/2020 | 8/1/2021 | EACH OCCURRENCE \$ 10,000,000 AGGREGATE \$ 10,000,000 |
| | WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below | Y/N | N/A | 0001188562 (Texas) | 2/28/2020 | 2/28/2021 | <input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000 |
| C | | | 16WBQY5B6B (Other States) | 5/1/2020 | 5/1/2021 | | |

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

| | |
|--|---|
| CERTIFICATE HOLDER  | CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE R.L. Ring, Jr./JL03  |
|--|---|

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ACORD 25 (2014/01)
INS025 (201401)

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FLORIDA LICENSE

FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES

NICOLE "NIKKI" FRIED
COMMISSIONER

DIVISION OF LICENSING

02/13/19
DATE ISSUED

01/04/22
DATE OF EXPIRATION

B 1200281
LICENSE NUMBER

OKLAHOMA INVESTIGATIVE GROUP INC.
DBA TRICORPS SECURITY

4668 RIO POCO CT
NAPLES, FL 34109

ROSS, JOHN D, PRESIDENT

THE *SECURITY AGENCY* NAMED ABOVE IS LICENSED AND REGULATED UNDER THE PROVISIONS OF
CHAPTER 493, FLORIDA STATUTES.



Nicole Fried

NICOLE "NIKKI" FRIED
COMMISSIONER

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

7D

**LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT
SECURITY SERVICES EVALUATION MATRIX**

| RFP FOR SECURITY SERVICES | PERSONNEL QUALIFICATIONS | SECURITY SERVICES EXPERIENCE | PROPOSAL PRESENTATION | PRICE | COMPUTER EXPERIENCE | TOTAL POINTS |
|--|-------------------------------------|---|----------------------------------|------------------|--------------------------------|-------------------------|
| PROPOSER | 25 POINTS | 25 POINTS | 10 POINTS | 25 POINTS | 15 POINTS | 100 POINTS |
| | | | | | | |
| L. Lance Security Service, LLC | | | | | | |
| | | | | | | |
| Securitas Security Services USA, Inc. | | | | | | |
| | | | | | | |
| Synergy Security Services, LLC | | | | | | |
| | | | | | | |
| TriCorps | | | | | | |
| | | | | | | |
| NOTES: | | | | | | |

Completed by: _____
Board Member's Signature

Date: _____

Printed Name of Board Member

LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT

8

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
APRIL 30, 2021**

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
APRIL 30, 2021**

| | General Fund | Debt Service Fund Series 2012 | Total Funds |
|--|---------------------|-------------------------------------|---------------------|
| ASSETS | | | |
| Operating accounts | | | |
| BB&T | \$ 157,161 | \$ - | \$ 157,161 |
| Wells Fargo - operating | 422,041 | - | 422,041 |
| Centennial Bank | 257,032 | - | 257,032 |
| FineMark | | | |
| Designated - stormwater compliance | 127,064 | - | 127,064 |
| Undesignated | 121,949 | - | 121,949 |
| FineMark - ICS | 737,587 | - | 737,587 |
| Investments | | | |
| Revenue | - | 337,961 | 337,961 |
| Reserve | - | 204,663 | 204,663 |
| Prepayment A | - | 37,560 | 37,560 |
| Due from governmental funds | | | |
| General fund | - | 36,346 | 36,346 |
| Other governments* | 36,257 | - | 36,257 |
| Due from other | 54 | - | 54 |
| Deposits | 225 | - | 225 |
| Total assets | <u>\$ 1,859,370</u> | <u>\$ 616,530</u> | <u>\$ 2,475,900</u> |
| LIABILITIES & FUND BALANCES | | | |
| Liabilities: | | | |
| Accounts payable off-site | \$ 1,000 | \$ - | \$ 1,000 |
| Debt service | 36,346 | - | 36,346 |
| Total liabilities | <u>37,346</u> | <u>-</u> | <u>37,346</u> |
| DEFERRED INFLOWS OF RESOURCES | | | |
| Deferred receipts | 36,257 | - | 36,257 |
| Total deferred inflows of resources | <u>36,257</u> | <u>-</u> | <u>36,257</u> |
| Fund balances: | | | |
| Committed | | | |
| Disaster | 250,000 | - | 250,000 |
| District bridge projects | 100,000 | - | 100,000 |
| Road project 2022 | 300,000 | - | 300,000 |
| Stormwater system upgrades | 200,000 | - | 200,000 |
| Restricted for: | | | |
| Debt service | - | 616,530 | 616,530 |
| Assigned to: | | | |
| 3 months working capital | 138,056 | - | 138,056 |
| Unassigned | 797,711 | - | 797,711 |
| Total fund balances | <u>1,785,767</u> | <u>616,530</u> | <u>2,402,297</u> |
| Total liabilities, deferred inflows of resources and fund balances | <u>\$ 1,859,370</u> | <u>\$ 616,530</u> | <u>\$ 2,475,900</u> |

*This receivable relates to the Revenue Certificate agreement with the City of Panama City Beach which sunsets February 20, 2022.

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED APRIL 30, 2021**

| | Current Month | Year to Date | Budget | % of Budget |
|-----------------------------|------------------|----------------|----------------|----------------|
| REVENUES | | | | |
| Assessment levy | \$ - | \$ 465,779 | \$ 528,724 | 88% |
| Interest & miscellaneous | 54 | 420 | 1,000 | 42% |
| Revenue certificates | 5,710 | 9,718 | - | N/A |
| Total revenues | <u>5,764</u> | <u>475,917</u> | <u>529,724</u> | 90% |
| EXPENDITURES | | | | |
| Administrative | | | | |
| Supervisors | - | - | 5,000 | 0% |
| Management | 2,596 | 18,173 | 31,153 | 58% |
| Accounting | 918 | 6,424 | 11,012 | 58% |
| Assessment roll preparation | 1,209 | 8,464 | 14,510 | 58% |
| Audit | - | 7,500 | 7,500 | 100% |
| Legal | 2,153 | 7,720 | 6,200 | 125% |
| Engineering | - | - | 13,280 | 0% |
| Postage | 159 | 1,003 | 1,775 | 57% |
| Telephone | 87 | 613 | 1,050 | 58% |
| Website maintenance | 705 | 705 | 750 | 94% |
| Insurance | - | 6,725 | 7,500 | 90% |
| Printing and binding | 125 | 875 | 1,500 | 58% |
| Legal advertising | - | 523 | 2,500 | 21% |
| Other current charges | 71 | 746 | 500 | 149% |
| Office supplies | - | - | 500 | 0% |
| Special district annual fee | - | 175 | 175 | 100% |
| Trustee | - | - | 7,431 | 0% |
| Arbitrage | - | - | 1,200 | 0% |
| Dissemination agent | 83 | 583 | 1,000 | 58% |
| ADA website compliance | - | - | 210 | 0% |
| Total administrative | <u>8,106</u> | <u>60,229</u> | <u>114,746</u> | 52% |

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED APRIL 30, 2021**

| | Current Month | Year to Date | Budget | % of Budget |
|--|--------------------|--------------------|--------------------|----------------|
| Security | | | | |
| Contractual rangers | 13,909 | 88,289 | 175,383 | 50% |
| Total security | <u>13,909</u> | <u>88,289</u> | <u>175,383</u> | 50% |
| Lake wetland & upland monitoring | | | | |
| Mitigation and monitoring | | | | |
| Prescribed fires and gyro mulching | - | 2,400 | 46,050 | 5% |
| Ecologist | 11,235 | 26,422 | 57,980 | 46% |
| Total lake wetland & upland monitoring | <u>11,235</u> | <u>28,822</u> | <u>104,030</u> | 28% |
| Roadway services | | | | |
| Roadway repairs and maintenance | - | - | 63,700 | 0% |
| Bridge repairs and maintenance | - | - | 25,000 | 0% |
| Storm cleanup | - | 47,640 | - | N/A |
| Total roadway services | <u>-</u> | <u>47,640</u> | <u>88,700</u> | 54% |
| Stormwater management | | | | |
| Operations | 440 | 13,478 | 17,250 | 78% |
| Electricity - lift stations | 58 | 205 | 600 | 34% |
| Stormwater system repairs | - | - | 18,000 | 0% |
| Total stormwater management | <u>498</u> | <u>13,683</u> | <u>35,850</u> | 38% |
| Other charges | | | | |
| Tax collector | - | 9,316 | 11,015 | 85% |
| Total other charges | <u>-</u> | <u>9,316</u> | <u>11,015</u> | 85% |
| Total expenditures | <u>33,748</u> | <u>247,979</u> | <u>529,724</u> | 47% |
| Excess/(deficiency) of revenues over/(under) expenditures | (27,984) | 227,938 | - | |
| Fund balances - beginning | <u>1,813,751</u> | <u>1,557,829</u> | <u>1,486,134</u> | |
| Fund balances - ending | | | | |
| Committed | | | | |
| Disaster | 250,000 | 250,000 | 250,000 | |
| District bridge projects | 100,000 | 100,000 | 100,000 | |
| Road project 2022 | 300,000 | 300,000 | 300,000 | |
| Storm system upgrades | 200,000 | 200,000 | 200,000 | |
| Assigned | | | | |
| 3 months working capital | 181,636 | 138,056 | 138,056 | |
| Unassigned | 754,131 | 797,711 | 498,078 | |
| Fund balances - ending | <u>\$1,785,767</u> | <u>\$1,785,767</u> | <u>\$1,486,134</u> | |

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2012
FOR THE PERIOD ENDED APRIL 30, 2021**

| | Current Month | Year to Date | Budget | % of Budget |
|--|-------------------|-------------------|-------------------|----------------|
| REVENUES | | | | |
| Assessment levy | \$ - | \$ 378,819 | \$ 430,016 | 88% |
| Interest | 3 | 14 | - | N/A |
| Total revenues | <u>3</u> | <u>378,833</u> | <u>430,016</u> | 88% |
| Debt service | | | | |
| Principal | - | 200,000 | 200,000 | 100% |
| Interest | - | 98,162 | 191,075 | 51% |
| Total debt service | <u>-</u> | <u>298,162</u> | <u>391,075</u> | 76% |
| Other charges | | | | |
| Tax collector | - | 7,576 | 8,959 | 85% |
| Total other charges | <u>-</u> | <u>7,576</u> | <u>8,959</u> | 85% |
| Total expenditures | <u>-</u> | <u>305,738</u> | <u>400,034</u> | 76% |
| Excess/(deficiency) of revenues over/(under) expenditures | 3 | 73,095 | 29,982 | |
| Fund balance - beginning | 616,527 | 543,435 | 536,051 | |
| Fund balance - ending | <u>\$ 616,530</u> | <u>\$ 616,530</u> | <u>\$ 566,033</u> | |

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
AMORTIZATION SCHEDULE - SERIES 2012
\$5,160,000**

| Date | Principal | Interest Rate | Interest | Total Principal & Interest |
|--------------|------------------------|---------------|------------------------|----------------------------|
| 11/01/2020 | 210,000.00 | 5.250% | 98,162.50 | 308,162.50 |
| 05/01/2021 | - | - | 92,912.50 | 92,912.50 |
| 11/01/2021 | 215,000.00 | 5.250% | 92,912.50 | 307,912.50 |
| 05/01/2022 | - | - | 87,268.75 | 87,268.75 |
| 11/01/2022 | 225,000.00 | 5.250% | 87,268.75 | 312,268.75 |
| 05/01/2023 | - | - | 81,362.50 | 81,362.50 |
| 11/01/2023 | 235,000.00 | 5.750% | 81,362.50 | 316,362.50 |
| 05/01/2024 | - | - | 74,606.25 | 74,606.25 |
| 11/01/2024 | 250,000.00 | 5.750% | 74,606.25 | 324,606.25 |
| 05/01/2025 | - | - | 67,418.75 | 67,418.75 |
| 11/01/2025 | 265,000.00 | 5.750% | 67,418.75 | 332,418.75 |
| 05/01/2026 | - | - | 59,800.00 | 59,800.00 |
| 11/01/2026 | 280,000.00 | 5.750% | 59,800.00 | 339,800.00 |
| 05/01/2027 | - | - | 51,750.00 | 51,750.00 |
| 11/01/2027 | 300,000.00 | 5.750% | 51,750.00 | 351,750.00 |
| 05/01/2028 | - | - | 43,125.00 | 43,125.00 |
| 11/01/2028 | 315,000.00 | 5.750% | 43,125.00 | 358,125.00 |
| 05/01/2029 | - | - | 34,068.75 | 34,068.75 |
| 11/01/2029 | 330,000.00 | 5.750% | 34,068.75 | 364,068.75 |
| 05/01/2030 | - | - | 24,581.25 | 24,581.25 |
| 11/01/2030 | 355,000.00 | 5.750% | 24,581.25 | 379,581.25 |
| 05/01/2031 | - | - | 14,375.00 | 14,375.00 |
| 11/01/2031 | 370,000.00 | 5.750% | 14,375.00 | 384,375.00 |
| 05/01/2032 | - | - | 3,737.50 | 3,737.50 |
| 11/01/2032 | 130,000.00 | 5.750% | 3,737.50 | 133,737.50 |
| Total | \$ 3,480,000.00 | | \$ 1,368,175.00 | \$ 4,848,175.00 |

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
RECONCILIATION OF STORMWATER COMPLIANCE MONIES
APRIL 30, 2021**

| | | |
|----------------------------|-------------------|-----------------------------|
| Beginning balance | | \$ 218,317.74 |
| Kossen | | |
| Invoice #54115 | (8,040.75) | |
| Invoice #55223 | (8,040.75) | |
| Invoice #55961 | (8,040.75) | |
| Invoice #55964 | <u>(3,233.00)</u> | (27,355.25) |
| Panhandle Engineering | | |
| Invoice #60503-1/19 | (1,450.00) | |
| Invoice #60503-1/20 | (2,900.00) | |
| Invoice #60521/01 | (1,800.00) | |
| Invoice #60521/02 | (500) | |
| Invoice #60521/03 | (1,000) | |
| Invoice #60521/04 | (500) | |
| Invoice #60521/07 | (3,500) | |
| Invoice #60521/08 | (8,835) | |
| Invoice #60521/09 | (39,289) | |
| Invoice #60521/11 | <u>(2,000)</u> | (61,774.00) |
| The Service House | | |
| Invoice #60396 | (291.69) | |
| Invoice #60397 | <u>(291.69)</u> | (583.38) |
| Shark's Tooth Golf Club | | |
| Invoice #60947 | (3,180.00) | |
| Credit memo #63609 | <u>908.46</u> | (2,271.54) |
| Interest income | 848.51 | |
| Bank charges | <u>(118.34)</u> | 730.17 |
| Remaining available monies | | <u><u>\$ 127,063.74</u></u> |

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
REVENUE CERTIFICATES RECEIVABLE**

| Payment Date | Property Location | Water | Sewer | Total | Balance Due | WO # |
|--------------|----------------------------------|----------|----------|----------|-------------|-------|
| | | | | | 232,615.41 | |
| 3/23/2006 | TURTLE COVE CIR, 209 | 215.69 | 826.32 | 1,042.01 | | 7951 |
| | SALAMANDER TRL, 1401-1407 | 813.20 | 2,915.47 | 3,728.67 | | 7984 |
| | SALAMANDER TRL, 1409-1415 | 813.20 | 2,915.47 | 3,728.67 | | 7985 |
| | SALAMANDER TRL, 1417-1423 | 813.20 | 2,915.47 | 3,728.67 | | 7986 |
| | SALAMANDER TRL, 1400-1406 | 813.20 | 2,915.47 | 3,728.67 | | 8962 |
| | SALAMANDER TRL, 1408-1414 | 813.20 | 2,915.47 | 3,728.67 | | 8963 |
| | SALAMANDER TRL, 1416-1422 | 813.20 | 2,915.47 | 3,728.67 | | 8964 |
| | MATCH PT LN, 1506-10 12-16 13-15 | 1,900.30 | 7,090.55 | 8,990.85 | 200,210.54 | 8968 |
| 5/15/2006 | WILD HERON WAY, 823 | 217.00 | | 217.00 | | 8072 |
| | WILD HERON WAY, 1436 | 68.20 | 311.36 | 379.56 | 199,613.98 | 8084 |
| 8/3/2006 | TURTLE COVE, 300 | 647.06 | 894.25 | 1,541.31 | 198,072.67 | 8097 |
| 9/13/2006 | BAYFLOWER , 1619 LOT B1-10 | 313.10 | 1,146.38 | 1,459.48 | 196,613.19 | 8276 |
| 7/30/2007 | MARSH RABBIT RUN, 22105 | 294.50 | 976.54 | 1,271.04 | | 8431 |
| | GREEN TURTLE LN, 3306 | 464.48 | 962.39 | 1,426.87 | | 8535 |
| | SALAMANDER TR, 1518 1532 | 616.90 | 2,137.07 | 2,753.97 | | 8570 |
| | SALAMANDER TR, 1562 60 64 70 | 778.10 | 2,589.96 | 3,368.06 | 187,793.25 | 8595 |
| 1/9/2012 | SALAMANDER TR, 1516 | 226.30 | 835.02 | 1,061.32 | | 10138 |
| | SALAMANDER TR, 1530 | 179.80 | 622.72 | 802.52 | | 10139 |
| | SALAMANDER TR, 1534 | 179.80 | 622.72 | 802.52 | 185,126.89 | 10140 |
| 2/17/2012 | LOST COVE, 1721 | 179.80 | 622.72 | 802.52 | | 10249 |
| 6/29/2012 | SHARKSTOOTH TRL, LOT AV-9 | 226.30 | 835.02 | 1,061.32 | 183,263.05 | 10364 |
| 7/16/2012 | SALAMANDER TRL, 1522 | 226.30 | 835.02 | 1,061.32 | | 10374 |
| | SALAMANDER TRL, 1546 | 226.30 | 835.02 | 1,061.32 | | 10375 |
| | SALAMANDER TRL, 1566 | 226.30 | 835.02 | 1,061.32 | | 10376 |
| 7/23/2012 | PROSPECT PROMENADE, 1206 | 226.30 | 835.02 | 1,061.32 | 179,017.79 | 10381 |
| 12/18/2012 | LITTLE HAWK DR, 1515 | 182.90 | 636.88 | 819.78 | | 10509 |
| 12/20/2012 | LOST COVE LN, 1608 | 260.40 | 905.78 | 1,166.18 | | 10511 |
| 1/28/2013 | SALAMANDER TRL, 1335 | 170.50 | 580.27 | 750.77 | | 10536 |
| 2/4/2013 | SALAMANDER TRL, 1501 | 143.79 | 498.06 | 641.85 | | 10541 |
| 2/4/2013 | SKIMMER CT, 1702 | 176.02 | 645.21 | 821.23 | | 10542 |
| 2/4/2013 | SKIMMER CT, 1710 | 143.79 | 498.06 | 641.85 | | 10544 |
| 2/11/2013 | SKIMMER CT, 1715 | 195.30 | 693.49 | 888.79 | | 10551 |
| 2/11/2013 | SALAMANDER TRL, 1116 | 170.50 | 580.27 | 750.77 | | 10552 |
| 2/11/2013 | SALAMANDER TRL, 1503 | 170.50 | 580.27 | 750.77 | | 10553 |
| 2/25/2013 | SKIMMER CT, 1709 | 210.80 | 764.25 | 975.05 | 171,785.83 | 10559 |
| 3/20/2013 | SKIMMER CT, 1711 | 195.30 | 693.49 | 888.79 | | 10598 |
| 4/22/2013 | SKIMMER CT, 1713 | 155.00 | 509.50 | 664.50 | | 10644 |
| 5/15/2013 | WILD HERON, LOT A1-34 | 347.20 | 1,245.45 | 1,592.65 | 167,664.85 | 10669 |
| 7/23/2013 | SKIMMER CT, 1704 | 155.00 | 509.50 | 664.50 | 167,000.35 | 10717 |
| 4/4/2014 | SHARKSTOOTH TRL, 1602 | 300.70 | 1,004.85 | 1,305.55 | | 10874 |
| | MEADOWLARK WAY, 1603 | 260.40 | 905.78 | 1,166.18 | | 10875 |
| | SKIMMER CT. 1071 | 186.00 | 651.03 | 837.03 | | 10879 |
| | DUNE LAKE TRL, 1523 | 210.80 | 764.25 | 975.05 | | 10969 |
| | SKIMMER CT, 1706 | 195.30 | 693.49 | 888.79 | | 11071 |
| | SMIMMER CT, 1703 | 155.00 | 509.50 | 664.50 | | 11072 |
| | TURTLEBACK TRL, 1416 | 155.00 | 509.50 | 664.50 | | 11073 |

**LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT
REVENUE CERTIFICATES RECEIVABLE**

| Payment Date | Property Location | Water | Sewer | Total | Balance Due | WO # |
|--------------|------------------------|--------|----------|-----------|-------------|-------|
| | LITTLE HAWK DR, 1505 | 210.80 | 764.25 | 975.05 | | 11080 |
| | SKIMMER CT, 1707 | 195.30 | 693.49 | 888.79 | 158,634.93 | 11082 |
| 6/3/2014 | LITTLE HAW LN, 1511 | 179.80 | 622.72 | 802.52 | | 11095 |
| | SHARKS TOOTH TRL, 1601 | 195.30 | 693.49 | 888.79 | | 11134 |
| | SKIMMER CT, 1705 | 155.00 | 509.50 | 664.50 | 156,279.12 | 11135 |
| 8/5/2014 | LOST COVE LN, 1723 | 195.30 | 693.49 | 888.79 | | 11189 |
| | LOST COVE LN, 1732 | 204.60 | 735.95 | 940.55 | 154,449.79 | 11223 |
| 10/24/2014 | LITTLE HAWK LN, 1501 | 204.60 | 735.95 | 940.55 | | 11259 |
| | EGRET LN, 1408 | 204.60 | 735.95 | 940.55 | | 11260 |
| | MEADOWLARK WAY, 1618 | 266.60 | 905.78 | 1,172.38 | | 11277 |
| | LITTLE HAWK LBM 1507 | 195.31 | 693.49 | 888.80 | | 11304 |
| | TURTLE BACK TRL, 22703 | 285.20 | 1,019.00 | 1,304.20 | | 11315 |
| | W WATEROAK BEND, 1214 | 241.80 | 905.78 | 1,147.58 | | 11362 |
| | SALAMANDER TRL, 1520 | 229.40 | 849.17 | 1,078.57 | 146,977.18 | 11370 |
| 2/12/2015 | LITTLE HAWK LN, 1512 | 210.80 | 764.25 | 975.05 | | 11422 |
| | EGRET CT, 1406 | 210.80 | 764.25 | 975.05 | 145,027.08 | 11423 |
| 6/15/2015 | FOX GLEN TRACE, 22207 | 241.80 | 905.78 | 1,147.58 | | 11584 |
| | LITTLE HAWK LN, 1503 | 235.60 | 877.47 | 1,113.07 | | 11587 |
| | LITTLE HAWK LN, 1509 | 285.20 | 1,103.92 | 1,389.12 | | 11622 |
| | SALAMANDER TRL, 1301 | 155.00 | 509.50 | 664.50 | | 11632 |
| | SKIMMER CT, 1708 | 176.70 | 608.57 | 785.27 | | 11666 |
| | SHARKS TOOTH TRL, 1607 | 193.38 | 724.45 | 917.82 | 139,009.73 | 11696 |
| 03/23/16 | CITY OF PANAMA CITY | 0.00 | 0.00 | 865.60 | 138,144.13 | 11698 |
| 05/30/16 | CITY OF PANAMA CITY | 0.00 | 0.00 | 743.49 | 137,400.64 | |
| 06/24/16 | CITY OF PANAMA CITY | 0.00 | 0.00 | 52,013.10 | 85,387.54 | |
| 07/28/16 | | | | 1,438.72 | 83,948.82 | |
| 10/28/16 | | | | 448.66 | 83,500.16 | |
| 02/28/17 | CITY OF PANAMA CITY | 0.00 | 0.00 | 1,643.59 | 81,856.57 | |
| 08/17/17 | CITY OF PANAMA CITY | 0.00 | 0.00 | 2,779.80 | 79,076.77 | |
| 01/24/18 | CITY OF PANAMA CITY | 0.00 | 0.00 | 3,818.94 | 75,257.83 | |
| 03/07/18 | CITY OF PANAMA CITY | 0.00 | 0.00 | 519.35 | 74,738.48 | |
| 05/30/18 | CITY OF PANAMA CITY | 0.00 | 0.00 | 2,473.61 | 72,264.87 | |
| 07/26/18 | CITY OF PANAMA CITY | 0.00 | 0.00 | 876.64 | 71,388.23 | |
| 03/04/19 | WILD HERON WAY, 721 | 252.65 | 785.48 | 1,038.13 | 70,350.10 | |
| | WILD HERON WAY, 717 | 249.55 | 884.55 | 1,134.10 | 69,216.00 | |
| | WILD HERON WAY, 709 | 249.55 | 884.55 | 1,134.10 | 68,081.90 | |
| | LOST COVE LN, 1616 | 98.95 | | 98.95 | 67,982.95 | |
| | TURTLE COVE CIR, 313 | 143.79 | 430.14 | 573.93 | 67,409.02 | |
| | TURTLE COVE CIR, 304 | 39.46 | 352.87 | 392.32 | 67,016.69 | |
| | WILD HERON WAY, 724 | 172.61 | 1,180.55 | 1,353.16 | 65,663.53 | |
| | WILD HERON WAY, 728 | 172.61 | 1,180.55 | 1,353.16 | 64,310.37 | |
| | WILD HERON WAY, 732 | 172.61 | 1,180.55 | 1,353.16 | 62,957.21 | |
| 05/15/19 | LOST COVE LN, 1604 | 33.07 | | 33.07 | 62,924.13 | |
| | LOST COVE LN, 1612 | 174.06 | 1,037.85 | 1,211.91 | 61,712.22 | |
| 08/29/19 | CITY OF PANAMA CITY | - | - | 3,433.48 | 58,278.74 | |
| 04/23/20 | CITY OF PANAMA CITY | - | - | 6,445.02 | 51,833.72 | |
| 08/07/20 | CITY OF PANAMA CITY | - | - | 5,858.60 | 45,975.12 | |

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

9

DRAFT

**MINUTES OF MEETING
LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Lake Powell Residential Golf Community Development District held a Regular Meeting on April 5, 2021, at 2:00 p.m., Central Time, at the Boat House, 1110 Prospect Promenade, Panama City Beach, Florida 32413.

Present and constituting a quorum were:

| | |
|------------------------|---------------------|
| David Dean | Chair |
| Thomas Balduf | Vice Chair |
| Calvin "Bucky" Starlin | Assistant Secretary |
| David Holt | Assistant Secretary |
| Jerry Robinson | Assistant Secretary |

Also present were:

| | |
|------------------|---|
| Howard McGaffney | District Manager |
| Cindy Cerbone | Wrathell Hunt and Associates, LLC (WHA) |
| Mike Burke | District Counsel |
| Robert Carroll | District Engineer |

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. McGaffney called the meeting to order at 2:04 p.m., Central Time. All Supervisors were present.

Mr. McGaffney announced his resignation from WHA and as the District Manager for the Lake Powell Residential Golf Community Development District, effective at the adjournment of today's meeting. He introduced Ms. Cerbone as the new District Manager and thanked the Board and Staff for their kindness and helpfulness over the years.

On MOTION by Mr. Dean and seconded by Mr. Holt, with all in favor, accepting Mr. McGaffney's resignation as an Assistant Secretary and appointing Ms. Cerbone to the slate of officers as an Assistant Secretary, effective after the adjournment of today's meeting, was approved.

40 ▪ **Consideration of Responses to Request for Proposals (RFP) for Security Services**

41 This item, previously Item 2D, was presented out of order.

42 **I. Affidavit of Publication**

43 The affidavit of publication was provided for informational purposes.

44 **II. RFP Package**

45 The RFP package was included for informational purposes.

46 **III. Respondent(s)**

47 a. **Securitas Security Services USA, Inc.**

48 b. **Synergy Security Services, LLC**

49 c. **TriCorps**

50 Mr. McGaffney stated, upon review of the proposals, Management found that the
51 pricing in the Synergy Security Services, LLC (Synergy) proposal was calculated for 12 months,
52 instead of 18 months, and, if SSS were to be ranked #1, Staff would ensure the accuracy of the
53 18-month pricing for the annual amount. Securitas Security Services USA, Inc. (Securitas) is the
54 current contractor and TriCorps submitted the most cost-effective proposal.

55 **IV. Evaluation Matric/Ranking**

56 The Board evaluated the respondents. The rankings were as follows:

57 #1 TriCorps

58 #2 Securitas

59 #3 Synergy

60

61 **On MOTION by Mr. Robinson and seconded by Mr. Starlin, with all in favor,**
62 **ranking TriCorps, as the #1 ranked respondent for Security Services, was**
63 **approved.**

64

65

66 **V. Award of Contract**

67

68 **On MOTION by Mr. Dean and seconded by Mr. Holt, with all in favor, awarding**
69 **the Security Services contract to TriCorps, the #1 ranked firm, authorizing**
70 **District Counsel to draft a form of agreement with TriCorps and terminating**
71 **the Securitas contract, in accordance to the terms of the Agreement, was**
72 **approved.**

73 Management would coordinate with District Counsel to notify Securitas accordingly.

74

75 **SECOND ORDER OF BUSINESS**

Business Items

76

77 **A. Update: Pond/Environmental Sensitive Areas Repair/Restoration Status**

78 Mr. Carroll stated that Ms. Womack was not present at today's meeting but transmitted
79 the following update:

80 ➤ Ms. Womack met with a few POA members, the District Engineer, Mr. Dean and Becky
81 and inspected the ponds to assess what is necessary to attain wet littoral compliance for the
82 environmental permit. This is different than the upland bank stabilization and esthetics.

83 ➤ The pond aeration proposal was executed and the contractor was awaiting a deposit to
84 order equipment, which should take a few weeks. Mr. Carroll's understanding was that the
85 deposit was mailed and should have been received.

86 ➤ Mr. Carroll inspected a few erosion areas near the condominiums and is developing a
87 plan of action. He will share his findings with Ms. Womack and make recommendations to
88 resolve the issues.

89 ➤ Staff is going from pond to pond, evaluating every outfall, to determine what repairs are
90 needed and whether the boxes and ponds should be lowered.

91 ➤ Engineering performs evaluations, which are submitted to Ms. Womack, who in turn
92 obtains proposals.

93 Mr. Dean voiced his frustration with the POA and, in his opinion, its supervision of the
94 ponds was non-existent and the POA is not making the agreed upon repairs. He felt that the
95 Maintenance Agreement should be terminated, the CDD should take back landscaping
96 responsibility and hire a contractor to perform the work at the POA's expense. Mr. McGaffney
97 stated, since the POA would have an election soon, the CDD Board could wait and see what
98 happens and allow the POA to mitigate the issues that were outlined in the communication
99 from Ms. Womack. The other option was to terminate the Agreement and take over
100 everything, which should be done sooner, rather than later, as the proposed Fiscal Year 2022
101 budget would be presented at the next meeting. The Board and Staff discussed the termination
102 provisions, the POA election results, budgeting timelines, assessments and the POA's lack of

103 compliance with District standards in relation to the ponds, pond banks and stormwater
104 system. Mr. McGaffney stated, if the Board was amenable, he and Ms. Cerbone could review
105 the historical data and facilitate a \$300,000 increase in assessments, with an additional 10% for
106 miscellaneous items in the budget to take over the landscaping, which would result in a \$540
107 assessment increase per household. A joint CDD/POA meeting would be necessary to facilitate
108 the transition.

109 Mr. Burke felt that the proper thing to do, per Ms. Cerbone's suggestion, was to
110 methodically time the maintenance takeover while working with the POA, invite them to an
111 upcoming meeting, determine a transfer date and time the transfer in a way that benefits both
112 the POA and CDD budgets, with the expectation that the residents would be unhappy. Mr.
113 McGaffney stated Staff would contact the POA Attorney to inform them of the Board's
114 intentions and extend an invitation to the next meeting. Ms. Cerbone stated time is in the
115 District's favor and the proposed Fiscal Year 2022 budget could be presented fully loaded, no
116 later than June 15, 2021, with the District taking back everything and allowing the POA a set
117 amount of time to make repairs. If the repairs are not made, the budget would be adjusted
118 prior to the adoption date of September 15, 2021. Ms. Cerbone asked for the Board's direction
119 in terms of how to respond to resident calls for an explanation of the assessment increase. Mr.
120 McGaffney stated that he and Ms. Cerbone would prepare an initial draft budget that reflects
121 those increases; the assessment increase amount would be approximately \$550 per door front.

122

123 **On MOTION by Mr. Balduf and seconded by Mr. Robinson, with all in favor,**
124 **canceling the June 14, 2021 meeting and scheduling a meeting on June 7, 2021**
125 **at 2:00 p.m., at the Boat House, 1110 Prospect Promenade, Panama City Beach,**
126 **Florida 32413, was approved.**

127

128

129 **On MOTION by Mr. Balduf and seconded by Mr. holt, with all in favor,**
130 **consenting to invite the POA Board Members to attend the June 7th CDD**
131 **Meeting, was approved.**

132

133

134 Discussion ensued regarding taking over the stormwater management and drainage
135 systems, pipes beneath POA roads, berm removal, sinkhole repairs and need for a pipe study.

136 **B. Update: Road Resurfacing Project/RFP Review**

137 This item was not discussed.

138 **C. Discussion: CDD/POA Maintenance Agreement**

139 This item was discussed during item 2A.

140 **D. Discussion: Consideration of Responses to Request for Proposals (RFP) for Security**
141 **Services**

142 This item was presented following the first order of business.

143

144 **THIRD ORDER OF BUSINESS**

Discussion: Fiscal Year 2022 Budget

145

146 Mr. McGaffney stated the proposed Fiscal Year 2022 budget would be presented at the
147 June 7th meeting, at which a joint CDD/POA meeting would also be held, should the POA accept
148 the invitation. He asked if anything else should be included in the proposed Fiscal Year 2022
149 budget that Staff was not aware, aside from the landscaping contingency. Mr. Dean stated that
150 there would be insufficient funds in the reserves, once the roadway surfacing project is
151 completed. Mr. McGaffney stated there is approximately \$200,000 in stormwater upgrade
152 funds available, which would be used to fund the aerators and other upgrades. All the ponds
153 would not be upgraded and Ms. Cerbone needs time to commence capital planning and
154 prepare for a multi-year project.

155 Discussion ensued regarding stormwater upgrades in the Fiscal Year 2022 budget,
156 retention pond standards in relation to littoral plantings and the South Florida Water
157 Management District (SFWMD) regulations.

158 Mr. Carroll stated that the wet retention ponds should have at least 10' below the
159 surface to generate dirt for the fill needed for development and to keep exotic species from
160 growing. He discussed pond re-inspections, as-builts, lily pads and dredging. Mr. McGaffney
161 asked if the Board wanted to place \$50,000 in general capital outlay, under the stormwater line
162 item, as Staff needs to know the desired level of maintenance in order to prepare budget
163 estimates. Regarding whether \$50,000 was sufficient budget to deepen the ponds, Mr.
164 McGaffney stated no but an amount for dredging would be included in the proposed Fiscal Year
165 2022 budget.

166

167 **FOURTH ORDER OF BUSINESS** **Consent Agenda Items**

168

169 Mr. McGaffney presented the Consent Agenda Items.

170 **A. Acceptance of Unaudited Financial Statements as of February 28, 2021**171 **B. Approval of March 1, 2021 Regular Meeting Minutes**

172

173 **On MOTION by Mr. Robinson and seconded by Mr. Dean, with all in favor, the**
174 **Consent Agenda Items, as presented, were approved.**

175

176

177 **FIFTH ORDER OF BUSINESS** **Staff Reports**

178

179 **A. Ecologist/Operations: *Cypress Environmental of Bay County, LLC***180 • **Update: Stormwater**

181 This item was addressed during Item 2A.

182 **B. District Counsel: *Burke Blue***

183 A Board Member asked if there was any progress with St. Joe. Mr. Burke stated he had
184 not heard anything. Regarding the roads, Mr. McGaffney stated Mr. Carroll was finalizing the
185 paperwork, which should be mailed out in June, and the paving would commence in the fall.

186 **C. District Engineer: *McNeil Carroll Engineering, Inc.***187 • **Update: Stormwater**

188 The stormwater update was presented during the Second Order of Business.

189 A Board Member reported significant settlement on the southeast corner of the first
190 bridge after the guardhouse. Mr. Carroll would inspect the bridge.

191 **D. District Manager: *Wrathell, Hunt and Associates, LLC***192 • **NEXT MEETING DATE: May 3, 2021 at 2:00 P.M. (Central Time)**193 ○ **QUORUM CHECK**

194

195 **On MOTION by Mr. Starlin and seconded by Mr. Balduf, with all in favor,**
196 **cancelling the May 3, 2021 meeting, was approved.**

197

198

199 **SIXTH ORDER OF BUSINESS** **Public Comments**

200

201 There being no public comments, the next item followed.

202

203 **SEVENTH ORDER OF BUSINESS**

Supervisors' Requests

204

205 Asked if the various projects discussed in previous meetings should be included in the
206 proposed Fiscal Year 2022 budget, Mr. Dean replied no; he felt that other financing options
207 could be considered for projects, such as an amenity center. Mr. McGaffney stated the land for
208 an amenity center has not been identified but planning for future capital items could be added
209 as a discussion item on the June agenda. Ms. Cerbone stated that there would not be a line
210 item for the amenity center but there would be discussion and the budget could be amended
211 based on the Board's direction.

212 Requests were made for a screen enclosure and a microphone stand. Ms. Cerbone
213 stated these items could be funded from unassigned funds.

214 Mr. Gaffney and Mr. Carroll were acknowledged for their service to the District.

215

216 **EIGHTH ORDER OF BUSINESS**

Adjournment

217

218 There being nothing further to discuss, the meeting adjourned.

219

220 **On MOTION by Mr. Balduf and seconded by Mr. Dean, with all in favor, the**
221 **meeting adjourned at 3:52 p.m., Central Time.**

222

223

224

225

226

227

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

228

229
230
231
232
233
234
235

Secretary/Assistant Secretary

Chair/Vice Chair

**LAKE POWELL
RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

10DIV

LAKE POWELL RESIDENTIAL GOLF COMMUNITY DEVELOPMENT DISTRICT**BOARD OF SUPERVISORS FISCAL YEAR 2020/2021 MEETING SCHEDULE****LOCATION***Boat House, 1110 Prospect Promenade, Panama City Beach, Florida 32413*

| DATE | POTENTIAL DISCUSSION/FOCUS | TIME |
|--|---|--|
| October 5, 2020 CANCELED | Regular Meeting | 2:00 P.M. (Central Time) |
| October 19, 2020 | Virtual Regular Meeting | 11:30 A.M. (Central Time) |
| Join Zoom meeting: https://zoom.us/j/2043596216 Meeting ID: 204 359 6216 or Dial by location: 1-929-205-6099 (Eastern) or 1-312-626-6799 (Central) Meeting ID: 204 359 6216 | | |
| December 7, 2020 | Regular Meeting | 2:00 P.M. (Central Time) |
| January 4, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| February 1, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| March 1, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| April 5, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| May 3, 2021 CANCELED | Regular Meeting | 2:00 P.M. (Central Time) |
| June 7, 2021 | Regular Meeting | 2:00 P.M. (Central Time) |
| June 14, 2021 <i>rescheduled to June 7, 2021</i> | Regular Meeting | 2:00 P.M. (Central Time) |
| August 30, 2021 | Public Hearing and Regular Meeting | 2:00 P.M. (Central Time) |
| September 13, 2021 CANCELED | Regular Meeting | 2:00 P.M. (Central Time) |