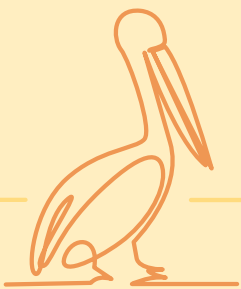




RFQ No. 23-12

Prepared for
City of Madeira Beach

Prepared by
Kimley»Horn
Expect More. Experience Better.



PLANNING SERVICES TO
Create & Implement
A NEW CITY MASTER PLAN

LPPL45078.2023





A. Title Page

JANUARY 19, 2024

RFQ No. 23-12;

Planning Services to Create and Implement a New City Master Plan

Kimley-Horn and Associates, Inc.

200 Central Avenue, Suite 600
St. Petersburg, FL 33701
Phone: 727.547.3999

Contact:

Hanna Shaffer, AICP, CNU-A
Hanna.Shaffer@kimley-horn.com



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Letter of Interest





C. Letter of Interest

JANUARY 19, 2024

Re:

RFQ No. 23-12;
Planning Services to
Create and Implement a
New City Master Plan

To:

City of Madeira Beach
Community Development
Department
300 Municipal Drive
Madeira Beach, FL 33708

From:

Kimley-Horn
200 Central Avenue
Suite 600
St. Petersburg, FL 33701



Dear Mr. Gomez, Ms. Rowan, and Members of the Selection Committee:

We are eager for this opportunity to partner with the City of Madeira Beach through a submission of our qualifications to create and implement a new city Master Plan. Madeira Beach is a unique place with a beautiful waterfront community committed to responsible government, superior service, and the efficient management of resources to meet the needs and concerns of its citizens. To meet the goals of this community, the City is seeking committed partners who will successfully deliver professional services on time and within budget. We are confident that Kimley-Horn is that partner. We are excited to present our qualifications and would like to express our sincere desire to serve in this critical role.

Our team brings the following qualifications to the City:

Qualified Personnel. We have assembled a team of planning, development, and design experts to work closely with the City of Madeira Beach to complete this assignment and serve as a proactive extension of City staff. Handpicked for their local expertise and familiarity with the scope of services, our key personnel are primarily based in our St. Petersburg office, which is located less than 30 minutes from your City Hall. Our local team will be led by project manager **Hanna Shaffer, AICP, CNU-A**, deputy project manager **Nicole Galasso, AICP**, and project director **Jared Schneider, AICP, CNU-A**. Hanna is a leader in the planning practice for Kimley-Horn's St. Petersburg office and has extensive experience working on redevelopment and mobility plans for coastal communities and the greater Tampa Bay area. Nicole Galasso is an urban planner with expertise in integrating land use, transportation, and policy recommendations for numerous Pinellas County cities and coastal communities. Jared is a leader in Kimley-Horn's multimodal transportation and planning practice with more than 19 years of professional experience. He has led numerous special area and district plans, Complete Streets, and a wide range of multimodal transportation plans. Our team's leadership has been assembled to utilize past lessons learned in Pinellas County communities, as well as other local and statewide lessons learned, to create an actionable plan.

Local Experience and Expertise. Kimley-Horn has nearby offices in St. Petersburg and Tampa with diverse staff experienced in serving similar communities throughout the Tampa Bay Area. Our location means you can expect responsive service from staff members familiar with the City and its unique local conditions while having a vested interest in each project's success. We have the privilege of working closely with neighboring municipalities, such as the City of St. Pete Beach and the City of Treasure Island, and can offer the City of Madeira Beach unmatched familiarity with coastal communities and barrier islands.

Commitment to the City. Kimley-Horn is dedicated to partnering with the City of Madeira Beach to support the City and the community's vision and goals. We pledge to identify and communicate any issues; find reliable, innovative, and sustainable solutions; and provide responsive and cost-effective service. Kimley-Horn's dedication to your success and technical excellence means we will strive to complete your projects on time, within budget, and to the highest quality standards.

We appreciate the opportunity to submit our qualifications, invite your detailed review, and stand prepared and eager to begin work immediately.

Very truly yours,

Kimley-Horn and Associates, Inc.

Kimley»Horn

Hanna Shaffer, AICP, CNU-A
PROJECT MANAGER
727.440.5750
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*Project Specific
Statement of
Qualifications and
Profile of Firm*





D. Project Specific Statement of Qualifications and Profile of Firm

Kimley-Horn is a full-service, multidisciplinary consulting firm offering a broad range of engineering, planning, structural, and environmental services to public- and private-sector clients. Founded in 1967, Kimley-Horn became well known for its transportation planning and traffic engineering expertise. Today, Kimley-Horn is a nationally recognized leader in the engineering and planning consulting community. We have more than 1,300 employees in 21 offices in Florida, and more than 7,400 employees nationwide—all available to serve the City of Madeira Beach as needed. Additionally, many employees are former municipal engineers and planners who have been on our clients' side of the table and are familiar with local government procedures. Kimley-Horn offers our clients the best of both worlds—the resources of a large, nationally-ranked firm and the personal attention and response of a small, dedicated professional team.

COMMUNITY PLANNING PRACTICE

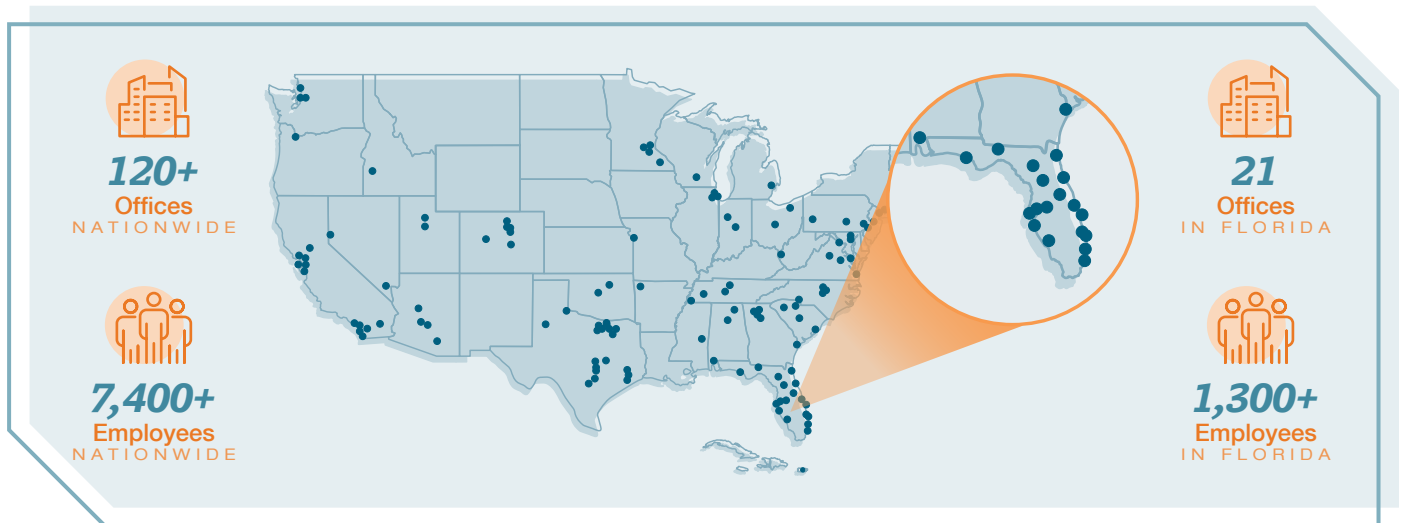
When it comes to Florida's planning regulations, policies, and procedures, Kimley-Horn's knowledge is unsurpassed. Consultants with passion and devotion can generate extraordinary ideas—ideas that can transform communities. To maintain our reputation for cutting-edge consulting, we retain the most talented people in the consulting industry.

Our breadth of expertise includes community planning, multimodal transportation planning and analysis, economic analysis, communications and public involvement, urban design, land use and redevelopment, historic preservation, community resilience, and redevelopment planning. This depth of experience gives our team a unique understanding of the goals and the challenges to enhance livability, economic competitiveness, and resiliency for the Madeira Beach community.

Kimley-Horn offers the following services:

- Policy and regulatory planning
- Master planning and special area planning
- Community outreach and engagement
- Comprehensive planning
- Community planning
- Transportation safety planning
- Transit planning
- Land planning
- Urban design and streetscape design
- Environmental permitting, assessment, and remediation
- Streetscape design
- Wetland delineation, assessment, and mitigation
- Low-impact development (LID)
- Landscape architecture and park improvements
- Grant preparation and documentation assistance
- Project management
- Bidding and construction phase services
- Asset management and geographic information system (GIS)
- Hydraulic modeling and master planning services
- Civil engineering
- Stormwater management systems
- Drainage design
- Watershed modeling
- Sustainable and resilient infrastructure
- Water and wastewater systems design
- Roadway, parking, and trail design
- Traffic operations
- Areawide traffic signal systems
- Advanced traffic management systems
- Signing and pavement markings
- Structural engineering

For this project, Kimley-Horn will utilize 21 staff members (17 of which are licensed, registered professionals), with our firm's St. Petersburg office performing the majority of the work. On the following pages please find bios for each key team member that consist of years of experience, technical background, and experience.





City of Madeira Beach



DEPUTY PROJECT MANAGER
Nicole Galasso, AICP



PROJECT MANAGER
Hanna Shaffer, AICP, CNU-A



PROJECT DIRECTOR & QA/QC
Jared Schneider, AICP, CNU-A

DATA COLLECTION & ANALYSIS

Jared Schneider, AICP, CNU-A
Jessica Rossi, AICP
Nicole Galasso, AICP
Hanna Shaffer, AICP, CNU-A
Chad Davis, AICP
Philip DiMaria, AICP, CNU-A

COMMUNITY ENGAGEMENT

Jared Schneider, AICP, CNU-A
Nicole Galasso, AICP
Hanna Shaffer, AICP, CNU-A
Chad Davis, AICP
Eliza Juliano, CNU-A

VISIONING & GOAL SETTING

Kelley Klepper, AICP
Bill Waddill, AICP, PLA
Hanna Shaffer, AICP, CNU-A
Nicole Galasso, AICP
Philip DiMaria, AICP, CNU-A
Eliza Juliano, CNU-A

PLAN DEVELOPMENT

LAND USE

Kelley Klepper, AICP
Nicole Galasso, AICP
Jared Schneider, AICP, CNU-A
Philip DiMaria, AICP, CNU-A

MULTIMODAL TRANSPORTATION

Hanna Shaffer, AICP, CNU-A
Jared Schneider, AICP, CNU-A
Ryan Suarez, AICP
John Seals, P.E.

URBAN DESIGN, PARKS, & OPEN SPACE

Bill Waddill, AICP, PLA
David Flanagan, PLA
Hanna Shaffer, AICP, CNU-A

ENVIRONMENTAL & RESILIENCY

Chris Niforatos, P.E., FDEP
John Sutton, E.I.

PLAN DEVELOPMENT

ECONOMIC DEVELOPMENT & HOUSING

Jessica Rossi, AICP
Nicole Galasso, AICP

HISTORIC & HERITAGE PRESERVATION

Blair Knighting, AICP
Hanna Shaffer, AICP, CNU-A

GRAPHICS, MAPPING, & VISUAL REPRESENTATION

Brett Kamm
Blake Young, AICP
Pedro Llanos
Henry Tamura

IMPLEMENTATION STRATEGY

Jared Schneider, AICP, CNU-A
Nicole Galasso, AICP
Hanna Shaffer, AICP, CNU-A

GRANT & FUNDING MECHANISMS

Joe Crozier, AICP
Alex Steady, AICP

PLAN ADOPTION

Jared Schneider, AICP, CNU-A
Hanna Shaffer, AICP, CNU-A
Nicole Galasso, AICP



PROJECT TEAM QUALIFICATIONS

Our team offers the City of Madeira Beach exceptional technical resources coupled with local staff who know the goals, priorities, and approaches the City is looking for in this contract. On the following pages, we introduce you to the key team members strategically selected to serve you. Note that staff from our local St. Petersburg office will primarily be performing the work under this contract.



Hanna Shaffer, AICP, CNU-A | PROJECT MANAGER

Data Collection and Analysis; Community Engagement; Visioning and Goal Setting; Multimodal Transportation; Urban Design, Parks, and Open Spaces; Historic and Heritage Preservation; Implementation Strategy; Plan Adoption

Hanna has over seven years of experience in urban planning, transportation planning, and urban design. She has worked both in public and private sectors; as a planning intern for multiple Tampa Bay planning agencies, and as a consultant serving primarily the Tampa Bay region through Complete Streets planning, multimodal transportation planning, neighborhood and district community planning, context sensitive urban design, form-based codes, and graphic representation. Hanna is passionate about creating visually appealing outreach materials and deliverables that inform, inspire, and captivate community members.



Nicole Galasso, AICP | DEPUTY PROJECT MANAGER

Data Collection and Analysis; Community Engagement; Visioning and Goal Setting; Land Use; Economic Development and Housing; Implementation Strategy; Plan Adoption

Nicole is an urban planner with two years of experience. She is proficient in ArcGIS Pro and Adobe Creative Cloud Suite and has experience in SketchUp. She received a Bachelor of Arts in Economics from the University of South Florida and a Master's in Urban and Regional Planning from Florida State University. At Florida State University, Nicole was involved in research regarding inclusionary housing policies throughout the State of Florida. At Kimley-Horn, she has been involved in various transportation and land use planning efforts, including station area plans, Complete Streets plans, infrastructure assessments and land development code amendments. Nicole brings an equity lens to each project she works on and strives to balance quantitative analysis with takeaways from public engagement to deliver high-quality plans that are sensitive to the needs of all current and future stakeholders and residents.



Jared Schneider, AICP, CNU-A | PROJECT DIRECTOR & QA/QC

Data Collection and Analysis; Community Engagement; Land Use; Multimodal Transportation; Implementation Strategy; Plan Adoption

Jared is a leader in Kimley-Horn's planning practice with more than 19 years of professional experience. He has worked throughout Florida developing and helping to implement multimodal transportation projects that are sensitive to mobility and land use needs. Jared is focused on transportation and land use projects with a wide range of skillsets including public engagement, bicycle/pedestrian master planning, multimodal transportation master plans, conceptual design, public involvement, complete streets (areawide and corridor specific), special area and district planning, long-range transportation plans (LRTPs), and comprehensive plans. Jared has lived in Pinellas County and has a unique local context, having worked with jurisdictions around the County and the State of Florida.



Jessica Rossi, AICP

Data Collection and Analysis; Economic Development and Housing

With more than 20 years of real estate market research, planning, and public engagement experience, Jessica brings a comprehensive perspective to all consulting assignments. She works on a wide variety of visioning and economic development assignments for local governments and regional agencies. Additionally, developer and investor clients rely on Jessica's insight to determine demand for commercial and residential projects and to choose specific concepts to maximize economic development, marketability, and value. Her experience working with public- and private-sector interests is useful in creating innovative solutions to complex issues.

**Chad Davis, AICP****Data Collection and Analysis; Community Engagement**

Chad is an urban planner in our St. Petersburg office with two years of experience in local land use planning, comprehensive planning, community engagement, resiliency, aviation planning, transportation planning, and site development of projects. His passion is for social equity planning, public outreach/community engagement, and affordable housing. Chad was awarded the Ulla Rydberg Memorial Fund award from the University of Florida, Department of Urban and Regional Planning for his capstone graduate project on gentrification and displacement in the Tampa Bay area. This award honors the former researcher's commitment to gerontology and other forms of social planning by recognizing an outstanding student focusing on one of the fields.

**Philip DiMaria, AICP, CNU-A****Data Collection and Analysis; Visioning and Goal Setting; Land Use**

Philip has eight years of land use planning and urban design experience in Florida. He has worked in both public and private sectors; as an infrastructure planner for a quickly growing Tampa Bay community, and as a consultant serving diverse communities through land development code updates, form-based codes, comprehensive planning, redevelopment planning, scenario planning and scenario analyses, multimodal transportation planning, and context sensitive urban design. Philip is an accredited member of the Congress for the New Urbanism, American Planning Association, Urban Land Institute, and Form-Based Codes Institute, and a member of the American Institute of Certified Planners.

**Eliza Juliano, CNU-A****Community Engagement; Visioning and Goal Setting**

Eliza has more than 17 years of urban planning experience, managing private and public-sector projects with a focus on redevelopment, improving land use patterns, and encouraging multimodal transportation options to contribute to sustainability and residents' quality of life. She is engaged in outreach and advocacy on smart growth issues and is active in the leadership of local and national peer organizations, including serving as 2017-2018 chair of the national Congress for New Urbanism.

**Kelley Klepper, AICP****Visioning and Goal Setting; Land Use**

Kelley has 32 years of planning experience, approximately 19 in Florida. Kelley's public sector background and working with communities across Florida and the southeast have included comprehensive planning, growth management, public policy, urban growth boundaries and management, code updates, small/special area plans, development-related issues facing growing communities, and urban design. He has successfully worked with Florida Commerce (fka Department of Economic Opportunity) and other governmental agencies with an emphasis on Tampa Bay communities. In addition, he is experienced in coordinating and conducting public meetings, presentations and community visioning.

**Bill Waddill, AICP, PLA****Visioning and Goal Setting; Urban Design, Parks, and Open Space**

Bill has 37 years of project experience including municipal urban design, parks, streetscape and corridor studies, and mixed-use redevelopment. In addition, Bill has extensive public involvement experience and has facilitated diverse groups of participants in consensus-building workshops throughout Florida and the Sunbelt. His principal areas of expertise include project management for large, multi-disciplinary municipal projects, site and land use planning and entitlements, landscape architecture, streetscape and urban design, and public involvement. Bill has led the design teams for a wide range of high-profile public projects including the Bradenton Riverwalk in downtown Bradenton, Baker Park in Naples, Perry Harvey Park in downtown Tampa, and the \$22 million improvements to Siesta Beach Park.



Planning Services to Create & Implement A NEW CITY MASTER PLAN



Ryan Suarez, AICP

Multimodal Transportation

Ryan brings more than 20 years of public and private sector transit planning experience. His range of experience includes planning, development, and implementation of a variety of transit agency and programs including the administration of federal and state grants and associated compliance requirements. Prior to joining Kimley-Horn, Ryan was the Planning Manager for Manatee County Area Transit (MCAT), where he led numerous agency initiatives that covered a wide range of transit service objectives.



John Seals, P.E.

Multimodal Transportation

John has 33 years of engineering experience. His project experience includes all aspects of design for roadway and transportation projects from preliminary engineering and studies to final design. His areas of expertise include major/minor highway design, PD&E/roadway alignment studies, traffic calming/roundabouts, design-build/design criteria engineer, traffic operations studies, multimodal facilities/sidewalks/trails, and traffic signalization/roadway lighting.



David Flanagan, PLA

Urban Design, Parks, and Open Space

David has been practicing in Pinellas County for 33 years. He has extensive experience with trail and linear park projects and specializes in urban design, irrigation design, park planning, and sports architecture design including custom hardscape detailing, signage, and lighting. He is experienced in providing a creative design approach to each project. David is proficient in integrating facility expansions and additions into existing sites and creating design continuity.



Chris Niforatos, P.E., FDEP

Environmental and Resiliency

Chris is a principal engineer with 30 years of multidisciplinary experience in the areas of water resources, asset management, and resiliency planning. Chris has served as a principal-in-charge/project director/project manager for local and state clients with specific expertise in planning, numerical modeling, design, permitting, public outreach, and construction management. Chris has delivered a variety of complex water resources projects that have spanned the gamut from undertaking countywide asset condition assessments to delivering hardening plans to devising energy management strategies. Chris has a strong acumen in 1-D numerical modeling, including ICPR, SWMM 5.0, HEC2, HECRAS, TR-20 and TR-55, as well as with design software AutoCAD/Civil 3.0 and ArcGIS. In addition to his technical background, he is fluent in Greek and has limited fluency in Spanish.



John Sutton, E.I.

Environmental and Resiliency

John has over four years of experience developing detailed numerical flood models, coupling water quality strategies, and conducting flood hazard assessments. John has previously designed roadway drainage systems and conducting bridge hydraulic reports using numerical methods for various FDOT Districts. Throughout the numerous vulnerability assessments that he has conducted within the state, he has developed an acute proficiency for the Resilient Florida grant program. He has a passion for understanding and addressing unique threats facing coastal communities and has conducted studies quantifying the impacts of sea level rise, hurricane driven storm surge, and extreme rainfall events.



Blair Knighting, AICP

Historic and Heritage Preservation

Blair Knighting has more than ten years of historic preservation planning experience combined at Kimley-Horn and the City of Jacksonville. As an Historic Preservation Planner, Blair regulated the City's three historic districts by ensuring all exterior alterations adhered to each district's historic preservation regulations and the Secretary of the Interior's Standards for Rehabilitation. Prior to transitioning to Kimley Horn, she served as a Historic Preservation Planner for the City of Jacksonville. Her roles at the City of Jacksonville required her to be proficient in many aspects of government planning regulations which included historic preservation planning, analyzing zoning overlay regulations, and grant writing and management. Throughout her career, she has become an expert in stakeholder engagement by overseeing community meetings, appointed historic preservation commission meetings, and engaging neighborhood advocacy groups.

**Brett Kamm****Graphics, Mapping, and Visual Representation**

Brett has 10 years of experience in managing and developing GIS data and systems. He has managed utilities for various municipalities, such as water, sanitary sewer, storm water, telecommunications, electricity, address and various other community assets. He has several years of experiencing leading GIS data collection programs, creation of custom web and mobile GIS applications, and providing GIS support/integration for various work order management systems. Brett also has experience in urban development and planning, making him an asset to any team and gaining stakeholder consensus.

**Blake Young, AICP****Graphics, Mapping, and Visual Representation**

Blake is an urban designer with eight years of experience in urban design, station area planning, creative placemaking, mobility, and land use planning. His experience encompasses Mixed-Use master plans, Development Guidelines, transit-oriented development (TOD) plans, downtown master plans, and mobility-focused corridor plans. He focuses on creating unique solutions for every project while linking reinvestment opportunities to public planning initiatives to promote market feasible and sustainable growth.

**Pedro Llanos****Graphics, Mapping, and Visual Representation**

Pedro is a landscape architecture analyst with over two years of experience. Project experience includes site planning and landscape, irrigation, and site lighting design services. His technical skills include AutoCAD – LandFX/Civil3D, Adobe Photoshop, Adobe Illustrator, Adobe InDesign, and Rhino + Grasshopper/V-Ray SketchUp.

**Henry Tamura****Graphics, Mapping, and Visual Representation**

Henry has 40 years of experience as a talented urban designer and illustrator developing creative design solutions and engaging images for projects all over the world, including Germany, Morocco, Spain, Canada, Nicaragua, Costa Rica, Mexico, the Caribbean, Colombia, and the United States. His expertise includes design of village centers, hotels, resorts, and residential, commercial, industrial, religious, and recreational buildings. During his 40-year career, Henry has introduced design trends that have led to numerous design awards within Florida and Colombia.

**Joe Crozier, AICP****Grant and Funding Mechanisms**

Joe has ten years of professional experience working for, or on behalf of private entities and governmental agencies. He has expertise in grant writing, grant administration, community development, transit planning, and transportation planning. Joe currently supports the FDOT statewide federal grant program and is leading Kimley-Horn's grant administration team. He leads FDOT's statewide federal discretionary grant process through oversight of project identification and screening, grant writing, benefit-cost analyses, staff training, partner coordination, and state/federal compliance. He has led the development of transportation, economic development, environmental, and recreational facilities.

**Alex Steady, AICP****Grant and Funding Mechanisms**

Alex is a transportation planner and grant writer with seven years of experience. Since joining Kimley-Horn, he has worked on a variety of grant applications, including a USDOT for the Safe Streets and Roads for All (SS4A) discretionary grant program. He has substantial experience in ArcGIS (Arc Map and Arc Pro), AGOL (story maps, dashboards, and web maps), Microsoft Office Suite, Adobe Acrobat, Trip Gen 10, ITE Trip Generation Analysis, CDMS Crash Reports.



COMMUNICATION PROCESS

Responsiveness and a high level of communication between the City staff and the Kimley-Horn team is essential. Communication is critical to managing schedules, budgets, and ensuring that the project meets the needs of its stakeholders. Our internal design team has experience working together on projects across the state and region. Kimley-Horn's financial structure is based on a one-profit-center mentality. This allows us to efficiently utilize resources between offices and allocate resources as required without impacting schedules and clients. This enhanced collaboration and sharing of experience leads to increased productivity, accurate program development through peer review, enhanced creativity, and higher-quality deliverables. Moreover, there is team continuity and inherent back-up of all key personnel.

The team shown on the organizational chart are the key members expected to serve the City of Madeira Beach under this contract. We have established the local project team dedicated to prioritizing the City of Madeira Beach, as well as industry experts we expect to utilize for project development and quality assurance/quality control (QA/QC).

COMMUNICATION WITH THE CITY OF MADEIRA BEACH TEAM

Working closely with the City, **Hanna Shaffer, AICP, CNU-A** will communicate with the City of Madeira Beach directly. Hanna will be the City's primary point of contact and she understands that communication and project documentation are critical to successful projects. Hanna will attend project management meetings and send progress updates to the City to ensure that everyone stays informed. Communication with the City's project manager and the documentation of meetings and project milestones is a priority for our team.

LOCAL EXPERIENCE

For more than two decades, our team has partnered with numerous municipalities within Pinellas County and the Tampa Bay region to bring their vision, projects, and goals to life. **In addition to our work with Pinellas County, we have served the following municipalities and unincorporated communities within Pinellas County on various planning pursuits:**

-  **City of St. Petersburg**
-  **City of Dunedin**
-  **Forward Pinellas**
-  **City of St. Pete Beach**
-  **Lealman CDP**
-  **City of Clearwater**
-  **City of Safety Harbor**
-  **Palm Harbor CDP**
-  **City of Tarpon Springs**
-  **City of Largo**
-  **City of Oldsmar**
-  **City of Treasure Island**
-  **City of Seminole**
-  **City of Belleair Beach**





E

Services Approach

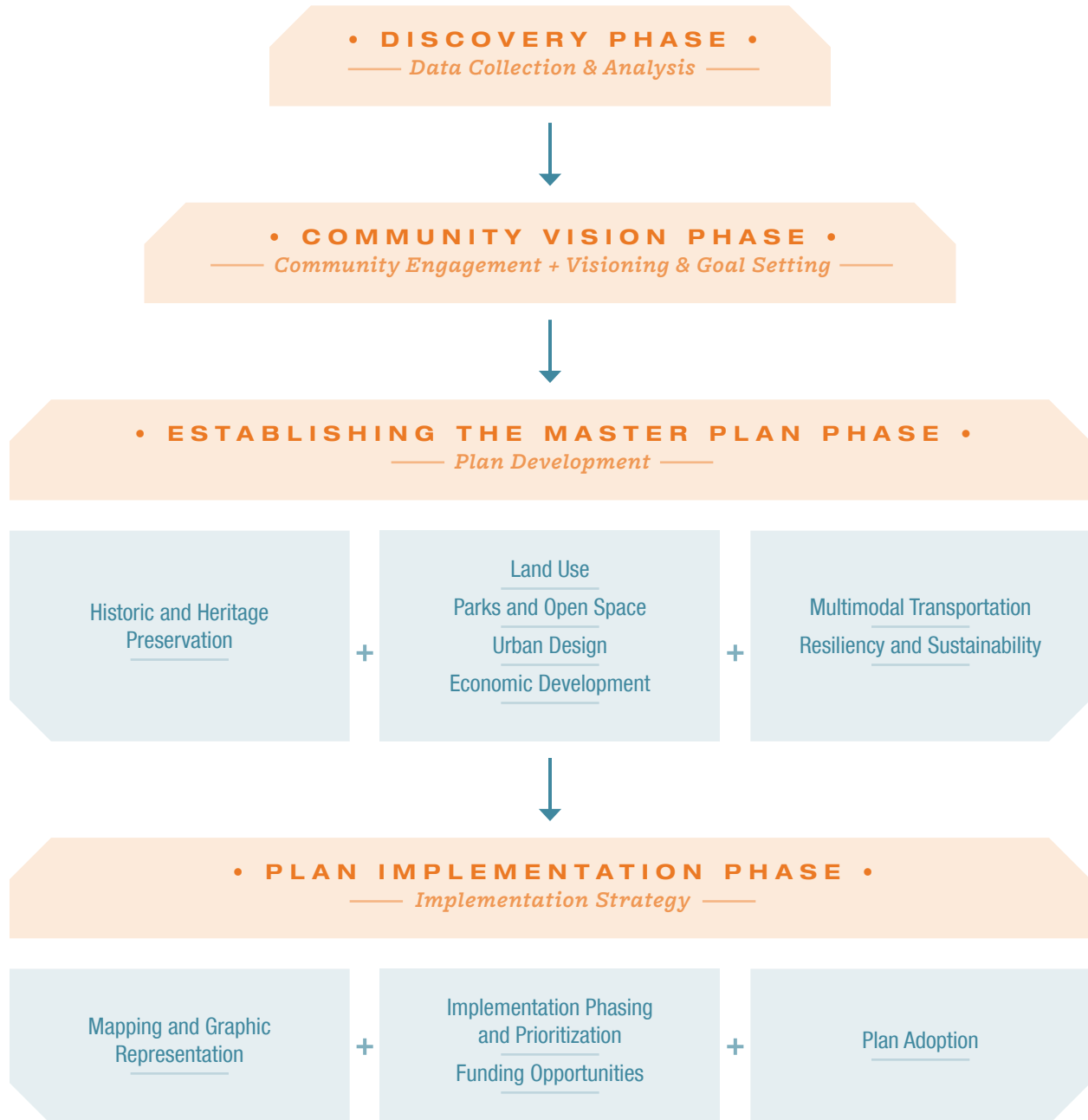




E. Services Approach

Our team understands the City is seeking a consultant to facilitate and develop a Master Plan for Madeira Beach community. Our team recognizes the challenges and opportunities of coastal communities like Madeira Beach and how important master planning visioning is to the future growth of the City.

We have assembled a qualified team to develop the Madeira Beach Master Plan. Kimley-Horn is a multi-disciplinary consulting firm with experience in public engagement, neighborhood and district planning, urban design, landscape architecture, housing, multimodal transportation, economic and community development, transit-oriented development, and resiliency planning.





DATA COLLECTION AND ANALYSIS

The Kimley-Horn team will conduct an analysis of demographics, economic characteristics, land uses, housing, employment data using ESRI Business Analyst, historic and environmental assets, Forward Pinellas data, and any additional data provided by the City. **Our team specializes in market performance analysis and can provide recommendations for policies and investments to improve economic competitiveness and promote economic development within the City.** We are intentional about providing a fully integrated approach to planning that includes land use, transportation, and economics: three elements necessary for successful planning. Our team will also review any existing plans or previous planning studies of significance to Madeira Beach to ensure past efforts are integrated into the visioning process.

Targeted Outreach

The Kimley-Horn team is well-prepared to execute a comprehensive engagement strategy that captures a broad range of voices and also dives deep through targeted engagement with prominent stakeholder groups. The following list is a preliminary assessment of stakeholder groups and events that may be incorporated into the Master Plan community engagement strategy:

- Treasure Island & Madeira Beach Chamber of Commerce
- Tampa Bay Beaches Chamber
- Madeira Beach Social Club
- Madeira Beach Friends of Parks and Recreation
- Trash Pirates of Mad Beach
- Local neighborhood and civic associations
- Final Friday
- Madeira Beach Wednesday Market
- Gulf Beaches Library
- R.O.C. Park
- Madeira Beach Recreation Center



COMMUNITY ENGAGEMENT

We understand the importance of meaningful engagement programs that enable residents to establish their priorities, voice their concerns, and share their vision. Community engagement determines the overall goals, funding strategies, and implementation priorities. Our expertise in providing a broad range of services ensures the successful implementation of your goals while addressing the specific challenges each project entails.

Kimley-Horn recommends having a targeted engagement strategy to help solicit information that is most meaningful to the planning process, to understand gaps in the community as well as the strengths and assets. We recommend an equitable approach that gathers, processes, and responds to input from a representative cross-section of the community—not just the subsets most likely to engage in a traditional outreach process. This approach engages residents including those who live in Madeira Beach, business owners and operators, schools, advocacy groups, City Commission members, and staff throughout the City. Above all, our approach to engagement yields actionable input on par with the technical analysis required for developing the Master Plan. It is critical to understand the preferences of residents, gauge the willingness of the private market to build what community members envision, and communicate trade-offs to stakeholders.

Our team will facilitate interactive events designed to engage residents and “get out into the community” including renters and homeowners, property owners and managers, business owners, community youth and students, agencies, organizations, and institutional leaders in the community.

ONLINE PARTICIPATION

Kimley-Horn offers a variety of online tools that can be leveraged to maximize online participation and ensure there is representation by anyone who would like to be involved. We can enhance web-based participation services by communicating geographic information through ArcGIS StoryMaps or collecting geographic intelligence from the community through tools like Social Pinpoint, Survey 123, or Urban and Community Analyst. We will work closely with you to develop your goals for online engagement and participation to ensure we are using the right tools at the right time.

VISIONING AND GOAL SETTING

COMMUNITY VISIONING AND CHARRETTES

Hosting charrettes allows for interactive engagement and the ability to efficiently work with the City and the community to quickly build off of past efforts and plans to highlight what catalytic projects are most important. The charrette would allow multiple “feedback loops” over several days to identify priorities in an efficient manner over a shorter period of time which can then be fine-tuned.

Our team interviews key stakeholders for a refined vision and guiding principles to inform the scope, structure, purpose, and framework of the community’s assets. From this vision,





Planning Services to Create & Implement A NEW CITY MASTER PLAN

we will develop guiding principles for the City of Madeira Beach that define the success of the project. These principles should reflect issues such as:

- Priorities and motivations of the potential partner institutions, as well as engaged civic and business stakeholders
- The approach to complimentary uses like transit, housing, retail, civic assets and amenities;
- The local market context, including development feasibility and the availability of financing and subsidies; and
- The type of programming and the approach to governance that will be needed to activate the strategy and make it truly collaborative.

GOAL SETTING

Public involvement and preexisting plans and policies will inform and define the community's vision statements, goals, and objectives. This vision will be a guidepost to identify projects and actions that align with internally defined community values and prioritize projects that benefit and involve partnerships with local neighborhood businesses and organizations. Furthermore, it will be important to align the community vision so that infrastructure investments work to maintain community character, foster community development, and enhance local business interests.

Our team recognizes planning and visioning do not occur in a vacuum. Our team will synthesize relevant plans that inform the mobility, safety, resiliency, and economic development goals of the City of Madeira Beach. The goals and objectives for the Master Plan will be tailored to the community's needs and will also support the goals of previous plans and planning efforts to ensure the community vision is integrated into the greater network.

PLAN DEVELOPMENT

Our team will interpret information learned from the previous tasks to develop the Master Plan. The Master Plan will incorporate the following themes below while considering any special focus areas and corridors within the City.

HISTORIC AND HERITAGE PRESERVATION

Historic districts and the buildings that contextualize our neighborhoods serve as important reminders of those who came before us. We understand preserving these institutions and stories maintains the integrity of a community's culture and identity.

In each case, our goals remain the same—to preserve the character of our communities, sustain the impact of our collective history, and enhance the cultural resources of our communities. Kimley-Horn offers a wide variety of historic preservation services including historic resources surveys, significance assessments and nominations, design guidelines, and Section 106 compliance. **Our team will produce a Cultural Assets Map for Madeira Beach based on data and community input.** The Map will help inform future vision and connection opportunities. We anticipate the following assets to be identified in the Cultural Assets Map:

- Community centers and services
- Educational institutions
- Historic and cultural landmarks
- Locally-owned restaurants and businesses
- Non-profit organization
- Places of faith



LAND USE

Kimley-Horn will conduct an analysis of existing land use and future land use categories to determine activity nodes, opportunities for growth, and potential for new land use categories that promote a walkable, sustainable compact development pattern around key points of activity in the City. In addition, our team will undertake a comprehensive review of the Madeira Beach Land Development Code and Comprehensive Plan to identify any areas for improvement and recommend solutions to promote consistency between the City's policies and regulations. **We will couple results from the preceding land use and market potential analyses with key takeaways from community engagement to develop recommendations for density, intensity, and design requirements that will promote development that reflects the community's vision.**



PARKS AND OPEN SPACE

The Kimley-Horn team understands how important parks, open spaces, and the public realm is to a community. Parks and open spaces provide a range of active and passive recreational opportunities as well as protecting valuable coastlines and wildlife. It is important to our team to understand how the community desires to use open and public spaces and then develop a plan to meet the needs for all members of the community.

URBAN DESIGN

Kimley-Horn understands that master planning illustrates the relationship between land uses and identifies elements of importance that serve as connective tissue between uses such as streets, integrating multimodal systems, natural areas, and amenity areas. The flow between uses is a critical part of how successful a plan is in creating character and place. Key master planning concepts that we will apply to the plan include 1) allocating for various land uses to reflect market analysis recommendations based on market demand; 2) organizing land uses to properly locate them relative to access, visibility, and adjacency issues; and 3) a mixed-use core area that responds to the need for good access, strong visibility and branding opportunities, and simple, intuitive circulation. This element is critical to attracting the desired types of investment.

Capturing the Synergy Between Urban Design & Multimodal Transportation



*Streetscape concept for a SunRunner station area
in South Pasadena, produced by Kimley-Horn*

ECONOMIC DEVELOPMENT

The Kimley-Horn team believes effective planning requires a solid understanding of economic dynamics. Our approach involves analyzing:

- Baseline and historical conditions
- The location, direction, and outcomes of investment decisions
- The use of real estate by various sectors of the local economy

We will synthesize these analytical factors to determine strengths, weaknesses, opportunities, and threats (SWOT). **By understanding current and future market dynamics, we will craft recommendations that reconcile growth potential with needed public investments.** The recommendations will be developed alongside input from the community engagement process to ensure the community's economic vision is met.

Kimley-Horn understands the importance of maintaining the character of Madeira Beach's residential and tourism-oriented areas, but also recognizes the need to promote revitalization and redevelopment strategies that will strengthen the City's ability to adapt to both economic and environmental changes over time. With this in mind, our in-house urban design and land use planning experts will take a holistic approach to land use recommendations to also meet goals related to urban design, multimodal transportation, resiliency, and economic development. Recommendations in past master planning efforts have included:

- *Smart growth principles to promote a walkable, compact development pattern with streetscape standards to cultivate a safe and comfortable pedestrian experience along key corridors*
- *Context-sensitive design standards to create appropriate transitions between activity centers and established residential areas*
- *Diversification of land uses to allow a vibrant mix of uses that stimulates economic development and reduces reliance on private automobiles*
- *Housing policies to allow a diversity of housing types and housing that is attainable to a range of incomes and household characteristics*
- *Strategies to increase access to recreational opportunities and community gathering spaces*
- *Adaptive reuse of historic buildings to preserve cultural heritage while activating underutilized space*
- *Development strategies to promote climate-resilient developments and landscapes to reduce flood risk and the heat island effect*
- *Incentive-zoning tools to encourage developments to provide public benefits in exchange for increased development potential based on improvements the community wants to see*



MULTIMODAL TRANSPORTATION

Kimley-Horn has extensive experience related to safety and multimodal transportation projects which include a collaborative and multidisciplinary team (planners, engineers, designers, landscape architects), and an innovative and context-sensitive approach.

Kimley-Horn has developed successful Complete Streets concept plans, safety studies, corridor studies, and funding strategies in Pinellas County and the Tampa Bay region. We have the expertise in-house to implement any recommendation which allows us to recommend only feasible solutions to meet your needs. One of the biggest challenges in the City is the number of severe injuries and fatalities, especially those involving vulnerable users. Our approach is to use five-year crash data to identify high-crash locations within Madeira Beach. **Based on our experience working in St. Pete Beach and Treasure Island, our team is already aware the safety and mobility challenges that occur in beach communities and along Gulf Boulevard.** Our team will utilize this information to prioritize connectivity and safety improvements.



RESILIENCY AND SUSTAINABILITY

Community and infrastructure resilience are a focal point for planning in many cities and communities. With an improved understanding of the threats facing our cities, many municipalities have shifted their planning focus to incorporate more sustainable practices which improve the durability of their investments. Community resilience comes from implementation of best practices that consider a holistic approach to municipal planning. Climate impacts, affordability, the local economy, and mobility network are all important factors to consider when implementing resilient and sustainable practices. The benefits of investment in hardening to strengthen community resilience include improved public health and safety, protection of key infrastructure and housing stock, increased security of the municipal tax base, and community cohesion. Kimley-Horn is focused on the incorporation of resilient and sustainable practices across our specialized disciplines, including:

- Urban planning
- Transportation planning and design
- Stormwater planning and watershed management
- Hydraulics and hydrologic studies
- Flood mitigation
- Environmental permitting and compliance
- Utility engineering
- Public engagement

IMPLEMENTATION STRATEGY

IMPLEMENTATION AND PRIORITIZATION

The community's vision, policies, infrastructure, and service needs will be prioritized based on the opportunities and constraints to achieving identified goals. Opportunities and constraints will be defined by the project's ability to serve the community, its readiness in terms of funding and implementation constraints, and community and stakeholder buy-in. The projects and initiatives will be organized in a table and will identify responsible parties, timing, and funding sources. Priority projects will be displayed in a vision map that depicts the recommended improvements based on infrastructure and service gaps as well as the ability to achieve the community's goals and objectives. Our team has experience working with multiple agencies such as the Florida Department of Transportation (FDOT), Forward Pinellas, and Pinellas County to ensure our recommendations and strategies are achievable and adhere to other regulations and standards from other agencies that may impact improvements within the City.

FUNDING OPPORTUNITIES

Kimley-Horn understands obtaining successful funding and the identification of potential public and private sources will be critical to the Madeira Beach Master Plan. We will work to identify alternative funding and financing strategies within multiple categories. **Our team has assisted our clients receive more than \$275 million in grants and outside funding for their projects.** We have a system for researching funding opportunities and can prepare a Matrix of Funding Opportunities of potential funding pursuits that will assist in offsetting the cost of specific projects. The Matrix provides information such as the name of the funding source, a description of the possible use of the funds, the grant or loan, specific terms and conditions, as well as the next deadline for the submittal.



MAPPING AND GRAPHIC REPRESENTATION



Kimley-Horn's Geographic Information Systems (GIS) project team is unmatched in experience and capabilities. Kimley-Horn has a full team of GIS professionals (GISPs) including practice-focused GISPs specifically dedicated to the integration of technology and GIS/Geospatial Services into all aspects of planning, engineering, and environmental projects. Our GISPs are experienced and passionate about the development of standardized methodologies to guarantee consistency with industry standards and with the development of defensible results.

Kimley-Horn's team of planners, landscape architects, and marketing experts are experienced in preparing graphics and 3D renderings to supplement our planning process. **Our team has the capabilities, in both personnel and software/technology equipment, to produce the highest quality graphics, enhanced renderings, and site plans, presentations, brochures, newsletters, and reports.** Kimley-Horn is proficient in producing enhanced renderings and site plans for urban design projects. Our graphic designers work extensively with our urban and transportation planners to accurately and aesthetically represent the planner's visions through graphics. We are passionate about creating visually appealing outreach materials and deliverables that inform, inspire, and captivate community members.

PLAN ADOPTION

Our team will partner with City staff to ensure adoption of the Vision Plan. This will be done through engagement with elected officials and other City departments which play a role in the execution of the Vision Plan. Our team is committed to creating a deliverable that is actionable and implementable for the City.

KIMLEY-HORN'S QUALITY CONTROL CULTURE

Quality work does not just happen, it evolves and is sustained through appropriate planning supported by internal quality programs designed to help ensure professional and technical competency. Quality is one of the key attributes that has enabled Kimley-Horn to become one of the leading consulting firms in the country and it is essential to our continuing success. Quality work is the direct result of careful, properly sequenced, and supervised production, and continuous checking of each work element for completion and correctness by the task leader and project manager.

Kimley-Horn's QA/QC measures are built into our project management processes, and they are part of our firm's culture. Kimley-Horn has been at the forefront of integrating quality processes into the services provided by engineering professionals. Kimley-Horn insists each project has a carefully structured scope of services, a corresponding schedule, and an accurately developed budget. We simply do not begin an assignment until these three elements are in place and mutually agreed upon by Kimley-Horn and the client. Each project undertaken at Kimley-Horn has a quality review task built into it.

Kimley-Horn's QA/QC program is based on these principles:

DEVELOP DETAILED WORK PLAN. The work plan establishes the major tasks, identifies staff members who will complete the tasks, determines how much time the tasks will take, designates the quality control review staff, and details the schedule for accomplishment.

ASSIGN QA/QC RESPONSIBILITY. Jared Schneider, AICP, CNU-A will conduct and/or assign the independent QA/QC reviews to a qualified professional at the end of each project phase to help ensure that the project deliverable is not only technically correct but also consistent with the project's objectives.

CONDUCT PEER REVIEWS. We design peer reviews to check, review, and provide oversight of work activities. Individuals who are not directly responsible for performing the task conduct peer reviews, offering an unbiased technical evaluation at every step of the project.

PERFORM METICULOUS PROJECT DOCUMENTATION. Appropriate data and work papers that detail the choices that were evaluated and the basis for recommendations will support all documents. You'll see this information at each deliverable to document the collaborative decisions determined for the work.

CONSTRUCTION ADMINISTRATION. Review construction plans and specifications to identify constructability issues early in the process, allowing affordable adjustments to be made to maintain steady progress and avoid stop-work situations.

FINAL PROJECT MANAGER ENDORSEMENT. Hanna Shaffer, AICP, CNU-A and our project management team, will evaluate each project for clarity, accuracy, completeness, and scope compliance.



References





F. References

1 St. Pete Beach General Engineering and Planning Services ST. PETE BEACH, FL

Kimley-Horn was selected in 2012, 2017, and 2021 to provide general engineering services to the City of St. Pete Beach for an array of projects ranging from project management, capital program development, capital project design, permitting, and construction, procurement package development, and grant and federal funding. Kimley-Horn works with almost every department of the City of St. Pete Beach to implement infrastructure improvements, complete feasibility studies and condition assessments, and assist with program management and long-term planning efforts. Kimley-Horn has completed 85 projects to date, operating as the City's primary consultant. Several of the projects provided under this contract include:

- i. **Comprehensive Plan and Land Development Code Regulatory Review and Update**
 - Project Start: March 2020
 - Project End: Ongoing
 - Total Contract (Comp Plan & LDC Review) = \$149,864
- ii. **Vulnerability Assessment – Phases I & II**
 - Project Start: September 2022
 - Project End: October 2023
 - Total Contract: \$64,000
- iii. **Drainage Manual**
 - Project Start: January 2022
 - Project End: August 2023
 - Total Contract: \$60,270
- iv. **Downtown Complete Streets Plan**
 - Project Start: November 2022
 - Project End: Ongoing
 - Total Contract = \$95,000
- v. **Multimodal Plan**
 - Project Start: March 2020
 - Project End: March 2021
 - Total Contract = \$31,900

REFERENCE

Client: City of St. Pete Beach, Brett Warner
Address: 1112 39th Avenue NE, St. Pete Beach, FL 33703
Phone Number: 727.363.9254
Email Address: bwarner@stpetebeach.org
Start and Completion Dates: Varies (On-Call Contract)
Total Cost and Professional Service Fees Paid: Varies (On-Call Contract)

PROJECT SPOTLIGHT

St. Pete Beach Vulnerability Assessment

In 2022, Kimley-Horn was contracted to continue our work with the City of St. Pete Beach to update the City's Vulnerability Assessment. Our surface water team identified the City's critical assets, evaluated the impacts of rainfall, sea level rise, storm surge, and tidal events, and identified adaptive measures to mitigate the City's vulnerability to flooding. In addition, our team developed **adaptive measure evaluation criteria** to evaluate existing projects programmed in the City's Capital Improvements Plan (CIP) for their potential to increase resiliency and provide public benefit. The CIP project rankings that resulted from this evaluation will help the City prioritize projects in their annual budget that will have the greatest impact on mitigating flood risk and seek grants for projects that are not funded based on their adaptive measure ranking.



Projects	Name	Fiscal Year	Ability to Resiliency Potential	Economic Feasibility	Public Benefit	Overall Rating
Infrastructure Projects	Tide Influence Inlet/Outlet Improvements	Ongoing	2	2	5	7
	System Repair and Replacement	Ongoing	2	2	5	7
	Blind Pass Breakwater Basin Connections	2023	4	1	2	7
	Local Street Parking/Median Specific Projects	Ongoing	4	1	2	8
Capital Programs	Stormwater Master Plan Update	2020	3	2	2	7
	City Asset Management Program	2020	2	2	2	6
	Block Ciega Drive Complete Streets Rehabilitation	2023	3	1	3	7
	Gulf Woods Drive Complete Streets Rehabilitation	After 2024	3	1	3	7
Other Projects	Street Rehabilitation Program	Ongoing	1	2	2	5
	Yves M. Mar and Block Ciega Bridge Repairs	Ongoing	2	2	3	7
	Generate Power for City Facilities	2020	4	1	3	8
	Stormwater Drainage Manual	2022	3	1	2	6
Regulatory	Comprehensive Plan Update	2022	1	1	2	4
	Land Development Code Update	2023	1	1	2	4
	Warner Water Foundation Watershed	2020	2	2	3	7



Table 1B Adaptive Measure Evaluation Criteria

Category	Rating	Description
Ability to Increase Resiliency	5	Increase resiliency by hardening infrastructure against future 2050 intermediate SLR and 100-year/24-hour event
	4	Increase resiliency by hardening infrastructure against existing conditions during 100-year/24-hour event
	3	Increase resiliency or reduce flooding by improving overall functionality of asset
	2	Maintain existing condition and integrity of asset for use or accessibility
Economic Feasibility	2	Minimal benefit to resiliency
	1	City has funding allocated
Public Benefit	1	City needs additional funding
	3	High Public Benefit
Public Benefit	2	Moderate Public Benefit
	1	Low Public Benefit



2

City of Treasure Island General Engineering Services and Land Development Code Update TREASURE ISLAND, FL

Kimley-Horn was selected in 2020 to provide general engineering services to the City of Treasure Island for various public works projects. Kimley-Horn works with the Public Works department to implement infrastructure improvements, complete feasibility studies and condition assessments, and assist with program management and long-term planning efforts. Relevant work orders assigned to date include the following:

i. General Engineering Services (August 2020 to Present)

- Wastewater Feasibility Assessment
- Master Force Main Assessment
- Grant Writing for the Florida Resilient Coastlines Program

ii. Land Development Regulations Update

- Project Start: September 2023
- Project End: Ongoing
- Total Contract: \$120,900

REFERENCE

Client: City of Treasure Island, Stacy Boyles

Address: 120 108th Avenue, Treasure Island, FL 33706

Phone Number: 727.547.4575

Email Address: stacy.boyles@mytreasureisland.org

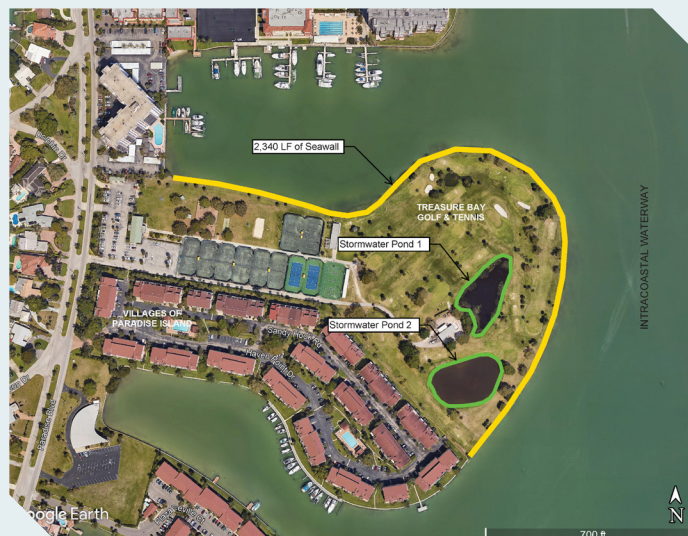
Start and Completion Dates: August 2020 - Ongoing

Total Cost and Professional Service Fees Paid: Varies (On-Call Contract)

• PROJECT SPOTLIGHT •

Grant Writing for the Florida Resilient Coastlines Program

Kimley-Horn's grant writing team assisted the City of Treasure Island in applying for a Florida Resilient Coastlines Program grant. The project included a full design of a living shoreline surrounding the Treasure Island waterfront, two pond rehabilitations, and community outreach to promote awareness of sustainable and resilient adaptation strategies.





3

Advantage Alt 19 ; Alternate U.S. 19 Investment Corridor Transition Plan PINELLAS COUNTY, FL

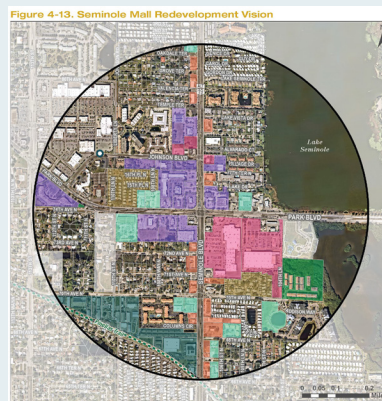
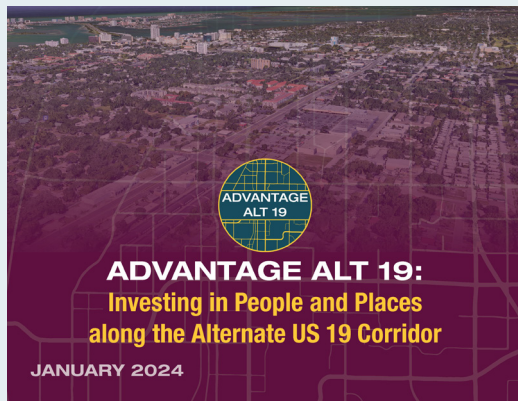
Kimley-Horn was selected by Forward Pinellas for the preparation of an investment corridor transition plan for Alternate U.S. 19 from 58th Street and Central Avenue in St. Petersburg to Court Street and Missouri Avenue (aka Alternate U.S. 19) in Clearwater. The 16-mile corridor was identified by Forward Pinellas as a high priority investment corridor, which are defined by the Countywide Plan as areas that are best-suited for future transit investment and redevelopment to support transit service. The overarching goal of the Advantage Alt 19 plan is to develop a redevelopment and economic opportunity strategy that incorporates enhanced transit and other multimodal transportation options to link jobs, jobs training, workforce housing, and other key destinations around the Alt 19 corridor.

In addition, the Kimley-Horn team developed an engagement strategy that includes the public, key stakeholders, and City and County staff, to develop a vision for the corridor and recommendations related to land use, employment, and transportation. The plan includes an extensive existing conditions and regulatory analysis, along with station area vision plans that include potential catalytic sites for redevelopment and mobility maps with recommendations for multimodal transportation and streetscape improvements around potential transit stations.

As part of this effort, Kimley-Horn developed a station area profile and redevelopment vision for two potential station locations in proximity to the City of Madeira Beach at the intersections of Bay Pines Boulevard (Alt 19) and 100th Way N and 54th Avenue N. The implementation strategy for the Advantage Alt 19 recommendations will provide the five jurisdictions along the corridor with a regulatory recommendation matrix that outlines necessary policy changes to better connect people, jobs, and attainable housing, as well as funding strategies for accomplishing the other recommendation set forth by the plan.

REFERENCE

- Client:** Forward Pinellas, Rodney Chatman
- Address:** 310 Court Street, Clearwater, FL 33756
- Phone Number:** 727.464.8214
- Email Address:** rschatman@forwardpinellas.org
- Start and Completion Dates:** May 2022 – January 2024
- Total Cost and Professional Service Fees Paid:** \$495,010



Maps showing the redevelopment vision (middle) and mobility recommendations (right) for the Seminole Mall station area along the Alt 19 corridor



4 Presidential Streets Master Plan – Phases I and II CAPE CANAVERAL, FL

Kimley-Horn developed a master plan for the Presidential Streets area of the City of Cape Canaveral. The Plan included complete streets recommendations (streetscapes, intersection improvements, bicycle and pedestrian improvements, and parking), resiliency focused-area recommendations, parks/open space connectivity, green infrastructure, and stormwater management best practices. This effort involved two online surveys, an in-person community workshop and a hybrid community workshop to identify and refine the project recommendations. Concept plans were developed for two streets that were “potable” to other streets within the study area. These recommendations formed the action plan for implementation, phasing, and funding strategies for the proposed projects.

REFERENCE

Client: City of Cape Canaveral, David Dickey

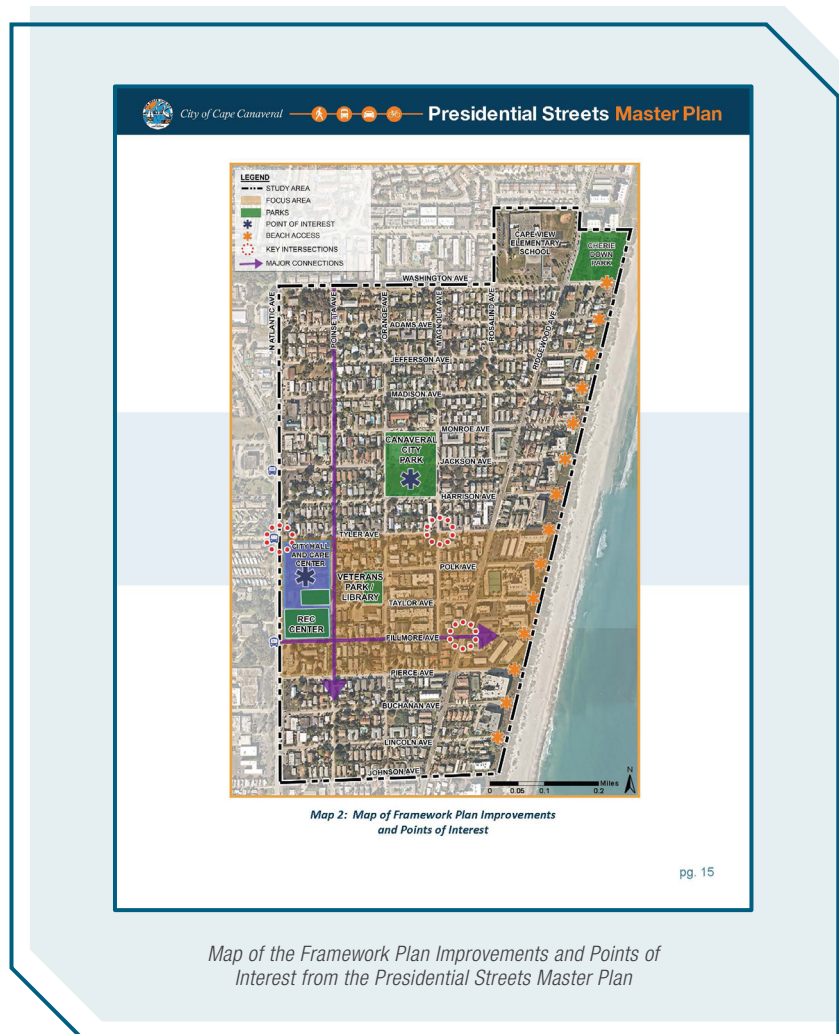
Address: 601 Thurm Boulevard, Cape Canaveral, FL 32915

Phone Number: 321.868.1222 ext. 11

Email Address: d.dickey@cityofcapecanaveral.org

Start and Completion Dates: December 2021 – Ongoing

Total Cost and Professional Service Fees Paid: Phase 1 = \$179,500; Phase II = 25,000; Total = \$204,500





5

Largo Tri-City Special Area Plan and Land Development Code Update LARGO, FL

Kimley-Horn was selected by the City of Largo for the preparation of a Special Area Plan (SAP) for the 600-acre U.S. 19 and Roosevelt Blvd./East Bay Drive area in Largo. The City would like to incentivize catalytic change in the area to update an outdated suburban development model and create an economically viable urban destination.

The plan supports the Forward Pinellas Vision for U.S. 19 and Roosevelt Boulevard, which includes mixed-use transit-oriented development, and serves as a local implementation tool for this subarea of the Gateway/Mid-County Master Plan. The plan included significant public outreach with stakeholders meetings, and online survey with several thousand responses, committee meetings, a community forum, as well as public hearings. The SAP included an existing conditions policy review, a market analysis as well as catalytic site plans complete with 3D renderings and a build-out and infrastructure analysis. The plan includes land use, sustainability/resiliency, transportation and mobility recommendations, plan vision and development strategies, and an implementation action plan with responsible parties and timeframes.

Subsequently with the adoption of the SAP, Kimley-Horn staff helped Largo staff develop and review the Tri-City comprehensive development code overlay and helped facilitate a developers forum to discuss the code.

REFERENCE

Client: City of Largo, Alicia Parinello

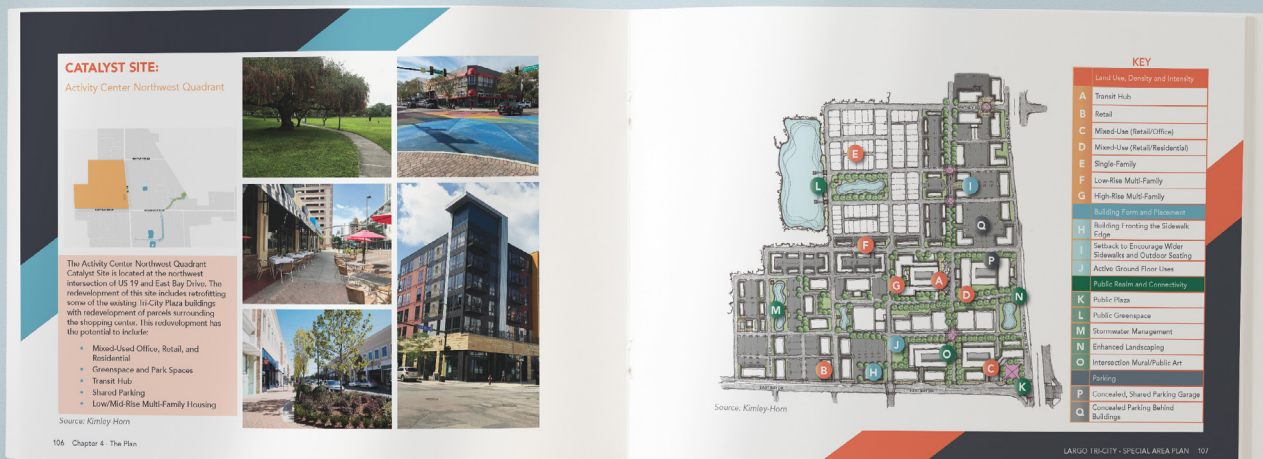
Address: 201 Highland Avenue North, Largo, FL 33770

Phone Number: 727.587.6749, ext.7453

Email Address: aparinel@largo.com

Start and Completion Dates: June 2019 – November 2021

Total Cost and Professional Service Fees Paid: SAP = \$132,000; Code Update = \$12,835; Total = \$144,835



Pages of the Recommendations chapter in the Largo Tri-City SAP



6 Union Central District Plan
ST. PETERSBURG, FL

Kimley-Horn was selected by the City of St. Petersburg to develop a 34th Street and Central Town Center plan. The overall purpose of the study was to explore ways to help to revitalize and encourage high quality investment in the area. Recommendations were developed to enhance the identity of the area, as well as to make it more walkable with expanded transportation options that can be supported by adjacent land uses. The plan included recommendations that address land use/zoning/urban design, transportation, streetscape, economic development, and marketing/branding including a set of corresponding implementation strategies. The planning effort include extensive public engagement and stakeholder outreach with six neighborhoods and several other districts in the vicinity. The recommendations include prioritized capital improvements and programs for quick wins, short-term, mid-term, and the long-term. Part of the project included working with the community to develop a potential brand/name. Union Central was developed as part of a survey that included over 300 responses.

REFERENCE

- Client:** City of St. Petersburg, Gary Jones
- Address:** One 4th Street, St. Petersburg, FL 33731
- Phone Number:** 727.893.7877
- Email Address:** gary.jones@stpete.org
- Start and Completion Dates:** December 2018 – December 2019
- Total Cost and Professional Service Fees Paid:** \$195,000

SHORT-TERM PROJECTS (WITHIN 3 YEARS)

The following tables divide the project recommendations into short-term, mid-term, and long-term phases. The estimated costs are conceptual planning costs and identify the responsible party for the project and implementation. Note: the numbers are a key and not a ranking of project priority.

PROJECT	DESCRIPTION	PLANNING THEME	RESPONSIBLE ENTITIES	ESTIMATED COST
34th Street				
1	Resurface Roadway	Restripe crosswalks, ADA improvements, reduce curb radii	FDOT	N/A
2	Widen Sidewalks		FDOT	N/A
3	Lighting		FDOT	N/A
4	Pedestrian and Bicycle Crossings	3rd Ave N., 7th Ave N.	FDOT	\$300,000
5	Median and Intersection Landscaping and/or Planters		CITY OF ST. PETE	\$500,000
Central Avenue				
6	Banners and Pedestrian Lighting	(31st Street to 34th Street)	CITY OF ST. PETE	\$190,000
7	Streetscape Improvements	(31st Street to 34th Street)-Landscaping, bicycle facility	CITY OF ST. PETE	\$1,200,000
8	Painted Intersection	At 31st Street	CITY OF ST. PETE	\$25,000
9	3rd Avenue North Neighborhood Greenway	Markings	CITY OF ST. PETE	\$90,000
			Sub Total:	\$2,185,000
Other District Elements				
10	Fill Sidewalk Gaps	Priority: 17th Ave N., 13th Ave N.	CITY OF ST. PETE	\$105,000
11	Enhanced Wayfinding to Trails and Attractions		CITY OF ST. PETE	\$10,000
12	Bus Stop Enhancements	Bus shelter, seating, lighting	PSTA, CITY OF ST. PETE	\$50,000
13	Program Parks and Community Events	Provide funding for programming	CITY OF ST. PETE	\$50,000
14	Program Public Art Funding	Murals, painted bike racks, bus stop details, other public art	CITY OF ST. PETE	\$100,000
15	Gateway Landmarks	2 on Central Ave., 2 on 34th Street	CITY OF ST. PETE	\$300,000
16	Emerald Lake Trail	Trail Pavement, Trail Heads	CITY OF ST. PETE	\$570,000
			Sub Total:	\$985,000
			Total:	\$3,170,000

● TRANSPORTATION: TRANSIT ● TRANSPORTATION: BICYCLE
● SAFETY ● GREENSPACE ● PLACEMAKING ● TRANSPORTATION: PEDESTRIAN
● URBAN FORM

70 CITY OF ST. PETERSBURG

SHORT-TERM PROJECTS

UNION CENTRAL DISTRICT PLAN 71

Pages of the Implementation chapter in the Union Central District Plan

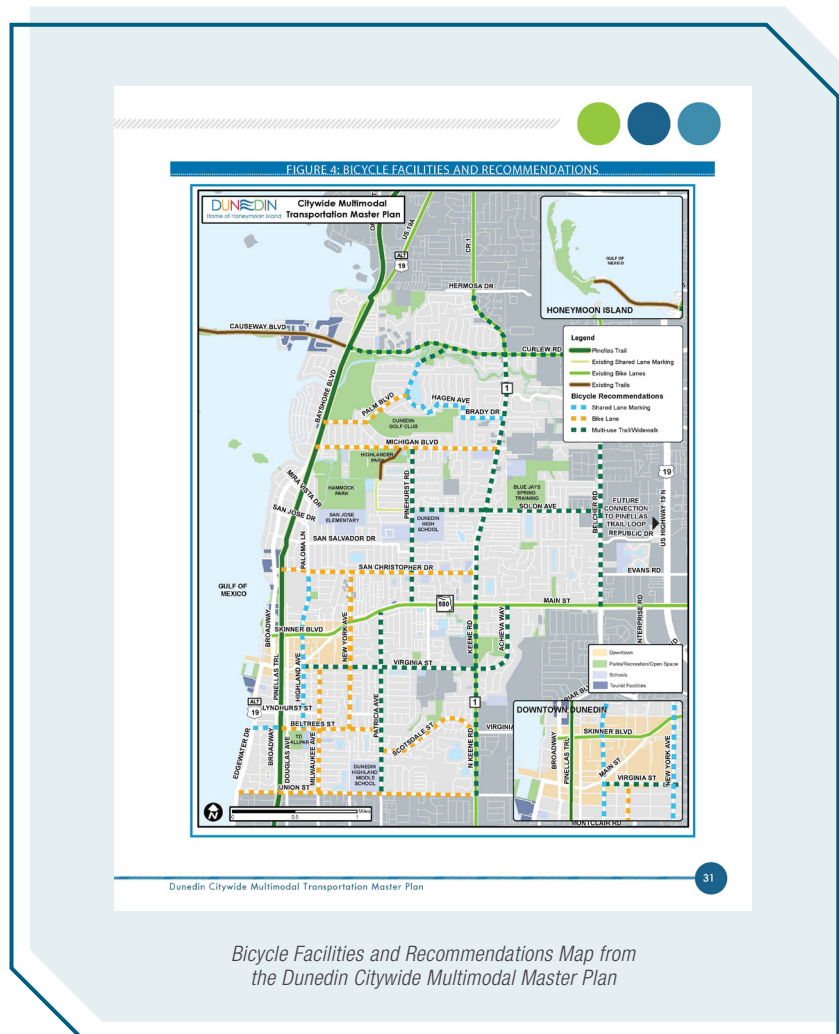


7 Dunedin Citywide Multimodal Master Plan DUNEDIN, FL

Kimley-Horn assisted the City of Dunedin in writing and receiving a Department of Economic Opportunity grant to fund a citywide multimodal transportation plan. Kimley-Horn was then retained to create the Citywide Multimodal Transportation Plan that will guide all multimodal transportation-related improvements. The City and residents' primary concern was safety and how to make streets safer for all users. The project consisted of multiple forms of public engagement which included stakeholder meetings, meetings with local and regional public agencies, a public workshop, an online mapping and survey website, and graphic design for public outreach advertisement materials. The plan identifies improvements and recommendations that aim to increase mobility for pedestrians, bicyclists, transit, micromobility, and vehicles. The plan also includes a toolkit with various traffic calming possibilities to implement as the City sees fit for their streets.

REFERENCE

- Client:** City of Dunedin, Frances Leong-Sharp
- Address:** 737 Loudon Ave, Dunedin, FL 34698
- Phone Number:** (727) 298-3200
- Email Address:** fsharp@dunedinfl.net
- Start and Completion Dates:** November 2020-June 2021
- Total Cost and Professional Service Fees Paid:** \$40,000



*Bicycle Facilities and Recommendations Map from
the Dunedin Citywide Multimodal Master Plan*



8

Hilton Head Island Small Area Master Plan HILTON HEAD ISLAND, SC

As part of a larger team, Kimley-Horn collaborated to produce several small area master plans for the Town of Hilton Head Island. The process started with the creation of a detailed Conditions and Trends report that provided a solid baseline of information on the dynamics of Hilton Head, including demographics, economics, housing, services, and environmental constraints. The Conditions and Trends report was used to inform three small area plans across the island, starting with the Mid-Island Initiative, focusing on increasing residential options on the island, creating unique retail experiences, and expanding public open space through the development of a premier park at the site of a former golf course. Two additional small area plans—The Marshes and Bridge-to-Beach—were created in other areas of Hilton Head, focusing on development opportunities for aging retail and office developments. For each of the three small area plans completed to date, our team developed real estate demand forecasts, conceptual land use diagrams, physical analysis related to infrastructure, sea-level rise, and transportation, and detailed renderings of the future vision.

REFERENCE

- Client:** Town of Hilton Head Island, Shawn Colin
- Address:** One Town Center Ct., Hilton Head Island, SC 29928
- Phone Number:** 843.341.4696
- Email Address:** ShawnC@hiltonheadislandsc.gov
- Start and Completion Dates:** September 2022 – October 2023
- Total Cost and Professional Service Fees Paid:** \$110,000





9

Gulf Boulevard Safety Studies for St. Pete Beach and Treasure Island ST. PETE BEACH & TREASURE ISLAND, FL

The Gulf Boulevard Safety Study for St. Pete Beach and the Gulf Boulevard Safety Study for Treasure Island are two projects with the same goal; to assess the safety of and develop conceptual alternatives for the Gulf Boulevard corridor. Gulf Boulevard is a major corridor within the two cities and serves multiple modes of travel, providing major connections for area residents and visitors. The studies examined safety along the corridor by conducting a crash data analysis and in-field observations. Combined with community engagement, short-term safety improvements and long-term conceptual alternatives were developed for Gulf Boulevard in each city. These studies partnered with multiple agencies like Forward Pinellas, Pinellas County, and Florida Department of Transportation (FDOT) to ensure the safety improvements and concept alternatives are implementable and incorporated into the appropriate planned work programs. Grant opportunities for safety and multimodal improvements were identified for additional funding sources as part of the implementation plan of these studies.

REFERENCE

Client: Forward Pinellas, Rodney Chatman, AICP

Address: 310 Court Street, Clearwater, FL 33756

Phone Number: 727.464.8214

Email Address: rschatman@forwardpinellas.org

Start and Completion Dates: November 2022 - Ongoing

Total Cost and Professional Service Fees Paid: \$123,440



Preferred concept renderings of Gulf Boulevard from the
Treasure Island Gulf Boulevard Safety Study



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Martin Metropolitan Planning Organization (MPO) Resiliency Study on Impact to Transportation Network | STUART, FL

The Martin MPO received funding through its Unified Planning Work Program to conduct a Transportation Network Resiliency Study. The intent of this task is to produce a study that provides a mechanism/methodology on how to consider resiliency/climate change in the transportation planning process and consider the additional cost associated with reducing vulnerability of the existing transportation infrastructure. Existing transportation infrastructure considered for the task includes:

- Evacuation routes
- Major roadway network, including all roadways with a federal functional classification
- Fleet storage facilities
- Regional trails
- Airport
- Railroads

The Kimley-Horn team established a Project Advisory Committee, to involve all municipalities, Martin County CRA staff, and FDOT in the development of the project prioritization process. The team also compiled information from previously prepared vulnerability analyses into a unified vulnerability assessment of transportation assets. As part of this effort, the team prepared and presented three potential resilient adaptation strategies for projects previously identified by the MPO as a priority project. Following preparation of the unified vulnerability assessment, the Kimley-Horn team developed a project prioritization process for the MPO to consider factors that affect community resilience. The prioritization process considered the transportation network's vulnerability to the following threats:

- Sea level rise (NOAA Intermediate Low and Intermediate High, 2040 and 2070 scenarios)
- Storm surge (Category 1 and Category 3)
- Rainfall-induced flooding
- Compound flooding
- Social Vulnerability Index (as defined by the Center for Disease Control)
- Extreme heat (current, 2040, and 2070 scenarios)

The project prioritization process was developed in accordance with and modeled after the guidelines established in Florida Statute 380.093. Kimley-Horn delivered a report summarizing the project effort and GIS files detailing vulnerabilities to analyzed assets to the MPO at the conclusion of this effort.

REFERENCE

Client: Martin County, Beth Beltran

Address: 2401 SE Monterey Road, Stuart, FL 34996

Phone Number: 772.221.1498

Email Address: bbeltran@martin.fl.us

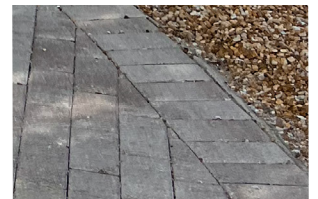
Start and Completion Dates: December 2021 – March 2023

Total Cost and Professional Service Fees Paid: \$50,000



Insurance Requirements





Attachments





SPECIAL QUALIFICATIONS

- More than seven years of planning experience in urban planning, transportation planning, and urban design
- Experience and knowledge in complete streets planning, multimodal transportation planning, safety, neighborhood and district community planning, context sensitive urban design, form-based codes, and graphic representation
- Passionate about creating visually appealing outreach materials and deliverables that inform, inspire, and captivate community members

PROFESSIONAL CREDENTIALS

- Master, Urban and Regional Planning, University of South Florida
- Bachelor of Design, Architecture, University of Minnesota - Twin Cities
- Graduate Certificate in Sustainable Transportation, University of South Florida
- American Institute of Certified Planners (AICP), #33655
- Congress for New Urbanism Accreditation (CNU-A)

PROFESSIONAL ORGANIZATIONS

- Member, American Planning Association (APA)
- Member, CNU

Hanna Shaffer, AICP, CNU-A

PROJECT MANAGER

Data Collection and Analysis; Community Engagement; Visioning and Goal Setting; Multimodal Transportation; Urban Design, Parks, and Open Spaces; Historic and Heritage Preservation; Implementation Strategy; Plan Adoption

RELEVANT EXPERIENCE

Gulf Boulevard Safety Studies, St. Pete Beach and Treasure Island, FL — Project manager. The Gulf Boulevard Safety Study for St. Pete Beach and the Gulf Boulevard Safety Study for Treasure Island are two projects with the same goal; to assess the safety of and develop conceptual alternatives for the Gulf Boulevard corridor. Gulf Boulevard is a major corridor within the two cities and serves multiple modes of travel, providing major connections for area residents and visitors. The studies examined safety along the corridor by conducting a crash data analysis and in-field observations. Combined with community engagement, short-term safety improvements and long-term conceptual alternatives were developed for Gulf Boulevard in each city. These studies partnered with multiple agencies like Forward Pinellas, Pinellas County, and Florida Department of Transportation (FDOT) to ensure the safety improvements and concept alternatives are implementable and incorporated into the appropriate planned work programs. Grant opportunities for safety and multimodal improvements were identified for additional funding sources as part of the implementation plan of these studies.

Downtown Core Complete Streets Plan, St. Pete Beach, FL — Project manager. Kimley-Horn partnered with the City of St. Pete Beach to develop a complete streets network plan for their Downtown district. This comprehensive visioning study addresses the limitations within the downtown core area's mobility infrastructure. The study area's existing roadway conditions lack bicycle and pedestrian facilities and pose safety concerns for all travel modes. Aligning with the City's Vision Zero initiative, the Plan strategically identifies pedestrian, bicycle, and traffic calming improvements to create a functional mobility network. The project included extensive community engagement through stakeholder meetings, community workshops, and walk audits. The Plan provides creative solutions for future street design while identifying short- and mid-term solutions to improve safety and mobility.

Dunedin Citywide Multimodal Transportation Master Plan, Dunedin, FL — Project Planner. Kimley-Horn assisted the City of Dunedin in writing and receiving a Department of Economic Opportunity grant to fund a citywide multimodal transportation plan. Kimley-Horn was then retained to create the Citywide Multimodal Transportation Plan that will guide all multimodal transportation-related improvements. The City and residents' primary concern was safety and how to make streets safer for all users. The project consisted of multiple forms of public engagement which included stakeholder meetings, meetings with local and regional public agencies, a public workshop, an online mapping and survey website, and graphic design for public outreach advertisement materials. The plan identifies improvements and recommendations that aim to increase mobility for pedestrians, bicyclists, transit, micromobility, and vehicles. The plan also includes a toolkit with various traffic calming possibilities to implement as the City sees fit for their streets.

Tri-City Special Area Plan (SAP), Largo, FL — Project planner. Kimley-Horn worked with the City of Largo to prepare an SAP for the 600-acre U.S. 19 and Roosevelt Blvd/East Bay Drive area in Largo. The City would like to incentivize catalytic change in the area to update an outdated suburban development model and create an economically viable urban destination. It will support Forward Pinellas Vision for U.S. 19 and serve as a local implementation tool for this subarea of the Gateway/Mid-County Master Plan. When complete, the SAP will include details about existing conditions; establishment of the preliminary plan boundary; economic analyses and land use; transportation and mobility recommendations; plan vision and development strategies; and an implementation plan.

St. Pete Beach Multimodal Transportation Plan, City of St. Pete Beach, FL — Project planner. Kimley-Horn provided general engineering services to develop a Multimodal Transportation Plan (MTP) that established a framework for improvements to enhance the pedestrian environment and increase the opportunities for walking and biking as a mode of transportation in the City. The plan identified high priority projects to help integrate all modes of transportation including roads, transit, and pedestrian and bicycle facilities with the intent of making travel easier, safer, and more efficient. This project assessed the existing conditions of multimodal connectivity within the City, as well as adjacent regional connections. The MTP established a framework for increasing connectivity of the transportation network for local and regional trips and identified a list of implementable improvements and future transportation opportunities to serve as a guide to monitor transportation investments.

Resumes



Nicole Galasso, AICP

DEPUTY PROJECT MANAGER

Data Collection and Analysis; Community Engagement; Visioning and Goal Setting; Land Use; Economic Development and Housing; Implementation Strategy; Plan Adoption

RELEVANT EXPERIENCE

Advantage Alt 19 Investment Corridor Transition Plan, Pinellas County, FL — Planning analyst and community engagement strategist. Kimley-Horn was selected by Forward Pinellas for the preparation of an investment corridor transition plan for Alternate US 19 from 58th Street and Central Avenue in St. Petersburg to Court Street and Missouri Avenue (aka Alternate US 19) in Clearwater. The 16-mile corridor was identified by Forward Pinellas as a high priority investment corridor, which are defined by the Countywide Plan as areas that are best-suited for future transit investment and redevelopment to support transit service. The overarching goal of the Advantage Alt 19 plan is to develop a redevelopment and economic opportunity strategy that incorporates enhanced transit and other multimodal transportation options to link jobs, jobs training, and workforce housing.

Comprehensive Plan Amendment, St. Pete Beach, FL — Planning analyst. Kimley-Horn is working with the City of St. Pete Beach to review and update the City's Comprehensive Plan under the state-coordinated review process. Kimley-Horn completed an extensive data, inventory, and analysis that included population projections, land use carrying capacity, housing analysis, level of service analysis, and a comprehensive review of the City's transportation network and coastal and natural resources to support the evaluation and appraisal of the Comprehensive Plan. Updates to the Plan's goals, objectives, and policies related to growth management, sustainability, coastal resource management, flood mitigation, compliance with state statutory requirements and Forward Pinellas' Countywide Rules, consistency across the various elements, and clarification of terms/strategies.

Sign Ordinance Update, St. Pete Beach, FL — Planning analyst. Kimley-Horn is currently providing professional planning services to the City of St. Pete Beach to update the City's Sign Ordinance. Kimley-Horn is working with the City to amend the current Sign Ordinance for compliance with federal case law, to reduce sign pollution, and promote traffic safety and resilience through sign design standards. The update includes regular meetings with City staff to understand challenges they are facing in administering, interpreting, and enforcing existing regulations, as well as a series of workshops held with local business owners, residents, the Planning Board, and City Commission. Updates to the Sign Ordinance will make the ordinance more user-friendly, streamline approval and enforcement regulations, and promote high-quality, resilient signage through revisions to quantity, size, and design regulations that also provide flexibility for creative designs that evoke the eclectic character the City wishes to preserve and cultivate.

Downtown Core Complete Streets Plan, St. Pete Beach, FL — Planning analyst. Kimley-Horn partnered with the City of St. Pete Beach to develop a complete streets network plan for their Downtown district. This comprehensive visioning study addresses the limitations within the downtown core area's mobility infrastructure. The study area's existing roadway conditions lack bicycle and pedestrian facilities and pose safety concerns for all travel modes. Aligning with the City's Vision Zero initiative, the Plan strategically identifies pedestrian, bicycle, and traffic calming improvements to create a functional mobility network. The project included extensive community engagement through stakeholder meetings, community workshops, and walk audits. The Plan provides creative solutions for future street design while identifying short- and mid-term solutions to improve safety and mobility.

Fowler Avenue Vision Plan, Hillsborough County, FL — Planning analyst. Kimley-Horn partnered with Plan Hillsborough, Hillsborough County, and the City of Tampa to prepare the Fowler Avenue Vision Plan: Linking Land Use and Transportation for an Equitable Future. Building upon previous efforts including the Tampa Innovation District Mobility Master Plan and Strategic Action Plan, the Fowler Avenue Vision Plan creates a roadmap for land use policies and implementation. The Kimley-Horn team has been instrumental throughout all phases of these various efforts and studies, providing trusted guidance on infrastructure and transportation, policies, intergovernmental coordination, and stakeholder engagement, painting a holistic picture of the community improvements and initiatives needed within Tampa and helping to chart an actionable path forward.

SPECIAL QUALIFICATIONS

- Has two and a half years of planning experience in land use and transportation planning
- Experience and knowledge in housing policy, neighborhood and small area planning, station area planning for equitable transit-oriented development, complete streets planning, form-based codes, and comprehensive plan and land development code amendments
- Brings an equity lens to each project she works on and strives to balance quantitative analysis with takeaways from public engagement to deliver high-quality plans that are sensitive to the needs of all current and future stakeholders and residents
- Proficient with Adobe Creative Suite, ArcGIS and ArcPro

PROFESSIONAL CREDENTIALS

- Master, Urban & Regional Planning, Florida State University
- Bachelor of Arts, Economics, University of South Florida

PROFESSIONAL ORGANIZATIONS

- American Institute of Certified Planners (AICP)
- American Planning Association, Member (APA)



SPECIAL QUALIFICATIONS

- More than 19 years of transportation planning, urban planning, and GIS experience
- Leader in the planning practice and has been involved with a number of master planning efforts that include transportation and land use recommendations
- Professional interests include multimodal transportation planning and complete streets, GIS mapping and geospatial concepts, demographic and market analysis, urban redevelopment, municipal and campus planning, bicycle and pedestrian planning, and urban design

PROFESSIONAL CREDENTIALS

- Master, Urban Planning, Rollins College
- Bachelor of Arts, Business Administration, University of Florida
- Bachelor of Arts, Geography, University of Florida
- American Institute of Certified Planners, #024814
- Congress for New Urbanism, Accredited

PROFESSIONAL ORGANIZATIONS

- Member, American Institute of Certified Planners (AICP)
- Member, American Planning Association (APA)
- Member, Urban Land Institute
- Member, Congress for New Urbanism (CNU)

Jared Schneider, AICP, CNU-A

QUALITY ASSURANCE/QUALITY CONTROL

Data Collection and Analysis; Community Engagement; Land Use; Multimodal Transportation; Implementation Strategy; Plan Adoption

RELEVANT EXPERIENCE

St. Petersburg Pier Approach, St. Petersburg, FL — Project planner. Kimley-Horn provided professional consulting services for the St. Petersburg Pier Approach project. This project consisted of the redevelopment of the area between the Pier and the Downtown Core of Beach Drive. Professional services included site civil engineering, stormwater design, utility design, permitting, transportation engineering, landscape architecture, a parking study, structural engineering, and environmental services.

St. Pete Innovation District Streetscape and Connectivity Concept Plan, St. Petersburg, FL — Project manager. The Streetscape and Connectivity Concept Plan builds on previous efforts and sets the stage for implementation of projects to help better connect the St. Pete Innovation District. The project included a large amount of public involvement with stakeholder outreach that occurred throughout the process. This plan prioritizes multimodal and streetscape projects to help better connect the institutions within the District into a more cohesive community that enables and encourages patron interaction. The plan implements a brand strategy and identifies opportunities to give the St. Pete Innovation District a sense of place and provide economic development opportunities.

St. Petersburg Complete Streets Implementation Plan, St. Petersburg, FL — Project planner and assisted with public involvement strategy. The Complete Streets Implementation Plan describes a set of procedures for prioritizing and implementing complete streets through a variety of methods. The plan will establish the project delivery process modifications needed to improve the evaluation, planning, design, construction, operation, and maintenance phases of all roadway development and redevelopment projects. The plan will also document existing conditions and barriers; identify corridors and districts that are prime for complete streets improvements; establish a network of low-stress bicycle routes; and identify additional facilities needed to make walking, bicycling, and transit safe and comfortable choices.

Palm Beach TPA US 1 Multimodal Corridor Study, West Palm Beach, FL — Project planner. This study developed a comprehensive plan to implement continuous multimodal facilities that connect the communities along the corridor, including upgrading the existing limited stop service to Corridor-Based Bus Rapid Transit (BRT) and expanding this service north of West Palm Beach to Indiantown Road in Jupiter. This effort was inspired by numerous previous initiatives and studies within the US-1 corridor, which now will serve as resources for this project including the Palm Beach MPO Complete Streets Policy, Palm Tran Transit Development Plan (TDP) Major Update, Florida Department of Transportation (FDOT) Complete Streets Implementation plan, and many local municipal studies and plans. The project corridor is approximately 42 miles long.

Union Central District Plan (34th Street and Central Avenue Town Center Plan), St. Petersburg, FL — Project manager. This plan will leverage city funds along with the resurfacing of 34th Street/US 19. The purpose of the project, completed in late-2019, was to explore ways to revitalize and encourage high-quality investment in the area to create a place that has more of an identity with expanded transportation options. The process outcome is the development of general recommendations that address land use/zoning/urban design, transportation, streetscape, economic development, and marketing/branding including a set of corresponding implementation strategies. A comprehensive engagement strategy is being leveraged to enhance public input, including stakeholder interviews, interactive public workshops, and surveys.

Dunedin Citywide Multimodal Transportation Master Plan, Dunedin, FL — Project manager. Kimley-Horn assisted the City of Dunedin in writing and receiving a Department of Economic Opportunity grant to fund a citywide multimodal transportation plan. Kimley-Horn was then retained to create the Citywide Multimodal Transportation Plan that will guide all multimodal transportation-related improvements. The City and residents' primary concern was safety and how to make streets safer for all users. The project consisted of multiple forms of public engagement which included stakeholder meetings, meetings with local and regional public agencies, a public workshop, an online mapping and survey website, and graphic design for public outreach advertisement materials. The plan consisted of improvements and recommendations that pertained to pedestrians, bicyclists, transit, micromobility, and roadways. The plan also included a toolkit with various traffic calming possibilities to implement as the City sees fit for their streets.



Jessica Rossi, AICP

Data Collection and Analysis; Economic Development and Housing

RELEVANT EXPERIENCE

EAR and Comprehensive Plan Updates, Oakland Park, FL — *Project planner.* The City hired Kimley-Horn to conduct their EAR. The EAR recommendations supported the City's request to update the Comprehensive Plan. Kimley-Horn was selected again to update the plan which is currently under way. The initial phase required extensive research and analysis to evaluate current conditions within the City and provide supporting data for the second phase which will plan for the desired future of Oakland Park. The second phase includes the update and preparation of Goals, Objectives, and Policies to guide Oakland Park over the next 20 years which Kimley-Horn is currently working on for the City.

Hilton Head Island Area District Plans, Hilton Head Island, SC — *Project planner.* As part of a larger team, Kimley-Horn collaborated to produce several small area master plans for the Town of Hilton Head Island. The process started with the creation of a detailed Conditions and Trends report that provided a solid baseline of information on the dynamics of Hilton Head, including demographics, economics, housing, services, and environmental constraints. The Conditions and Trends report was used to inform three small area plans across the island, starting with the Mid-Island Initiative, focusing on increasing residential options on the island, creating unique retail experiences, and expanding public open space through the development of a premier park at the site of a former golf course. Two additional small area plans—The Marshes and Bridge-to-Beach—were created in other areas of Hilton Head, focusing on development opportunities for aging retail and office developments.

Murdock Village Community Redevelopment Plan Update, Port Charlotte, FL — *Market analyst and economic development lead.* Kimley-Horn prepared an update to the CRA Redevelopment Plan including the preparation of a "Highest and Best Use" Analysis, updates to key strategies and initiatives and also developed an updated Gateway and Core Area Map. The Plan included an updated analysis of existing conditions including land use, environmental, utilities, and transportation based on the development of a Preliminary Vision (including the development of Major Goals, Strategic Initiatives and Recommendations). The project also identified recommended amendments specific to the County's comprehensive plan/land use element.

Union Central District Plan (34th Street and Central Avenue Town Center Plan), St. Petersburg, FL — *Market and economic planner.* Kimley-Horn was selected by the City to develop a 34th Street and Central Town Center plan. The overall purpose of the study was to explore ways to help to revitalize and encourage high quality investment in the area. Recommendations were developed to enhance the identity of an area, as well as to make it more walkable with expanded transportation options that can be supported by adjacent land uses. The plan provided general recommendations that addressed land use/zoning/urban design, transportation, streetscape, economic development, and marketing/branding including a set of corresponding implementation strategies. The planning effort included robust public engagement with six neighborhoods and several other districts in the vicinity.

Kiawah Island Comprehensive Plan, Kiawah Island, SC — *Project planner.* Kimley-Horn is part of the multidisciplinary team tasked with updating the long-term vision for Kiawah Island. The update will include a Town-wide land use strategy, contextual neighborhood planning, and guidance for future development for the next 10+ years. Kimley-Horn is focusing on creating a sustainable and resilient local economy, methods to diversify the Town's housing stock, and options for proactive infrastructure decisions based on fiscal analysis. The resulting plan will provide a framework of actionable strategies to improve and maintain the quality of life in this coastal community.

SPECIAL QUALIFICATIONS

- More than 20 years of real estate market research, planning, and public engagement experience
- Has managed numerous comprehensive and small area planning projects for local governments
- Assists developer and investor clients to determine demand for commercial and residential projects and to choose specific concepts to maximize economic development, marketability, and value
- Conducts market studies for proposed residential, retail, mixed-use, and office developments
- Provides clients with detailed GIS mapping that gives insight into demographic and development trends
- Works in markets across the United States as a national resource for the firm

PROFESSIONAL CREDENTIALS

- Master of Arts, Community and Regional Planning, University of Rhode Island
- Bachelor of Arts, Environmental Studies and Political Science, Alfred University
- American Institute of Certified Planners, #164330

PROFESSIONAL ORGANIZATIONS

- Member, AICP
- Member, American Planning Association (APA)



SPECIAL QUALIFICATIONS

- More than two years of experience in local land use planning, comprehensive planning, community engagement, resiliency, aviation planning, transportation planning, and site development of projects
- Passion is for social equity planning, public outreach/ community engagement, and affordable housing
- Awarded the Ulla Rydberg Memorial Fund award from the University of Florida, Department of Urban and Regional Planning, for his capstone graduate project on gentrification and displacement in the Tampa Bay area
- Continues to seek opportunities to link transportation and accessibility for marginalized and disadvantaged communities

PROFESSIONAL CREDENTIALS

- Master, Urban and Regional Planning, University of Florida
- Bachelor, Business Administration, Economics, Valdosta State University
- Geographic Information Systems (GIS) Certificate for Urban and Regional Planners, University of Florida
- American Institute of Certified Planners, #35457

Chad Davis, AICP

Data Collection and Analysis; Community Engagement

RELEVANT EXPERIENCE

Infrastructure Assessments Phase II, Hillsborough County, FL — *Planning analyst.* Kimley-Horn is currently developing preliminary project descriptions and planning-level cost estimates for projects needed to address the infrastructure needs identified from the previous Hillsborough County Infrastructure Assessment project. Kimley-Horn is identifying and documenting high-level economic development benefits of the identified projects based on the projects' location within each of the three Redevelopment Areas under study (North Airport, 56th Street, and Palm River). Project descriptions developed to address the infrastructure needs in the Redevelopment Areas include transportation improvements, central services and utility improvements, and improvements that support resiliency in the three areas. In addition to developing preliminary project definitions, Kimley-Horn is identifying potential grant and third-party funding sources for the identified projects and working with area stakeholders to verify projects and infrastructure needs in the three Redevelopment Areas.

Florida Department of Economic Opportunity (DEO) Community Planning Technical Assistance Grant (TAG) Preparation for a Complete Streets and Safety Action Plan, Temple Terrace, FL — *Project analyst.* Kimley-Horn prepared a DEO Community Planning TAG Grant for the City of Temple Terrace in the amount of \$50,000. The goal of the project was to provide multi-modal mobility options separate from the State Roads where the majority of traffic crashes occur and allow vehicles, cyclists, and pedestrians to safely travel through the local streets in a comfortable environment. There are gaps in the sidewalks, a need for crossing improvements for children and people of all ages, and a general sense of a negative user experience along these corridors. The City wants to set the example by preparing a Complete Streets and Safety Action Plan on these three streets with the hope that to later be able to continue those efforts elsewhere in this community. The City believes that improvements to these corridors can improve the conditions and actually save lives. The City also contributed a \$5,000 local match toward the overall cost of this project.

Gulf of Mexico Drive Complete Street Corridor, Longboat Key, FL — *Project analyst.* Kimley-Horn has been instrumental in the creation of a Complete Streets corridor plan for accommodating safe pedestrian, bicycle, and vehicle travel as well as traffic calming techniques and enhanced landscaping on a 10-mile stretch of Gulf of Mexico Drive/State Road 789. The plan has required data collection and analysis (crash data, context classification, survey, pedestrian crossing counts, planned facilities), preparation of base map and typical roadway section renderings, and 3-D aerial concept plans. Two public workshops have been hosted by Kimley-Horn and Town staff to solicit public feedback. An online survey was distributed for the same purpose.

Downtown Redevelopment District Complete Streets Plan, St. Pete Beach, FL — *Project analyst.* Kimley-Horn partnered with the City of St. Pete Beach to develop a complete streets network plan for their downtown district. This comprehensive visioning study addresses the limitations within the downtown core area's mobility infrastructure. The study area's existing roadway conditions lack bicycle and pedestrian facilities and pose safety concerns for all travel modes. Aligning with the City's Vision Zero initiative, the Plan strategically identifies pedestrian, bicycle, and traffic calming improvements to create a functional mobility network. The project included extensive community engagement through stakeholder meetings, community workshops, and walk audits. Through careful planning, community engagement, and strategic implementation, this Plan aims to transform the heart of the beach community into a vibrant, safe, and cherished destination for years to come.

Downtown Palm Harbor Streetscape and Parking Strategic Action Plan (SAP), Palm Harbor, FL — *Task manager.* Kimley-Horn is assisting Pinellas County to develop streetscape concept plans for streets and intersections within Downtown Palm Harbor. The SAP includes horizontal and vertical streetscape elements and tools within rights-of-way to serve as a framework for potential improvements completed by either the public- or private-sectors. The SAP is complemented by wayfinding recommendations to help visitors find destinations of interest as well as public parking areas. The SAP also includes a district-wide parking assessment that addresses parking supply and demand along with recommendations related to parking improvements and management.



SPECIAL QUALIFICATIONS

- More than eight years of land use planning and urban design experience
- Brings municipal planning experience, having previously served as Special Projects and Infrastructure Planner for Manatee County
- Expertise spans comprehensive planning and zoning, form-based codes, redevelopment planning, parks and open space, multimodal transportation, and urban design
- Has served diverse communities through land development code updates, form-based codes, comprehensive planning, redevelopment planning, scenario planning and scenario analyses, multimodal transportation planning, and context sensitive urban design

PROFESSIONAL CREDENTIALS

- Bachelor of Science, Geography, Arizona State University
- American Institute of Certified Planners (AICP), #32396
- Congress for New Urbanism, Accredited

PROFESSIONAL ORGANIZATIONS

- Member, American Planning Association (APA)
- Member, Florida Planning and Zoning Association (FPZA)

Philip DiMaria, AICP, CNU-A

Data Collection and Analysis; Visioning and Goal Setting; Land Use

RELEVANT EXPERIENCE

Presidential Streets Master Plan, Cape Canaveral, FL — Project planner. The Presidential Streets Master Plan included Complete Streets recommendations, resiliency focused area recommendations, parks and open space connectivity, green infrastructure, and stormwater management best practices. Concept plans were developed for two streets that were “potable” to other streets within the study area. These recommendations formed the action plan for implementation, phasing, and funding strategies for the proposed projects.

The Bay, Sarasota, FL — Project manager. Kimley-Horn provided professional consulting services for the first phase of a long-term master plan for The Bay, a 53-acre cultural district in Sarasota. The park intends to establish a cultural and economic legacy for the region while ensuring open public access to the bayfront. Special features of the first phase of The Bay include a sunset boardwalk, a recreational mangrove walk with a kayak launch, a 30-foot spiral shade structure and concessions pavilion, and an events and performance lawn.

SunRunner Rising Development Study, Pinellas County, FL — Project planner. Kimley-Horn is leading the development of an FTA-funded, corridor-wide, transit-oriented development (TOD) strategy for the Central Avenue BRT corridor on behalf of Pinellas Suncoast Transit Agency (PSTA). Now branded as SunRunner BRT, the corridor will connect downtown St. Petersburg, the City of South Pasadena, and the City of St. Pete Beach. The \$1.2 million grant will allow PSTA to focus on equitable economic development, small/local business assistance, multimodal connectivity, non-motorized access, mixed-use development, infrastructure needs, and private sector participation along the 10-mile BRT project. The goal is to spur economic development and support the performance of the BRT investment.

Zephyrhills CRA Master Plan Update and Development of Design Standards, Zephyrhills, FL — Project planner. Kimley-Horn prepared a master plan update for the CRA in downtown Zephyrhills. The impetus for this project was the City’s desire to leverage the downtown and historic district’s assets to create a vital downtown environment for its residents and businesses, in addition to attracting more of the Tampa Bay area’s population to visit. Tasks included the analysis and conceptual planning for catalyst sites, expansion of the CRA boundaries to include identified areas/gateways of the City, economic analysis, visioning and stakeholder meetings, and capital improvements planning. Subsequently prepared preliminary design standards for development within the CRA. The standards included pedestrian components, desired building design, parking lot design, landscape and buffering, signage, both street and parking lot lighting, and stormwater facility development components.



Eliza Juliano, CNU-A

Community Engagement; Visioning and Goal Setting

RELEVANT EXPERIENCE

Envision Seminole 2045, EAR-Based Amendments and Land Development Code Update, Seminole County, FL
Principal planner. Kimley-Horn provided public engagement on long-range vision and updates to various sections including new policies and standards for mixed-use development and attainable housing.

North Quarter Transportation Vision Plan, Orlando, FL — *Principal-in-charge.* A public charrette and award-winning design to re-envision a fast-growing downtown neighborhood to improve walking, cycling, and business conditions. This plan won the FPZA Outstanding Development-Design Excellent Award.

Neighborhood Visioning, Policies, and Regulations, Titusville, FL — *Principal planner.* Kimley-Horn worked collaboratively with City staff and community stakeholders to assess and provide recommendations on new development standards implementing the Titusville Tomorrow Vision Plan, which was developed by the same team in 2015.

Orange Code and Vision 2050, Orange County, FL — *Principal Planner.* Kimley-Horn is rewriting Orange County's current land development code as a new and simplified form-based code. Additional services include assisting County staff with planning and public engagement on a major update to the County comprehensive plan including a Place Types approach to future land use and enabling the form-based code.

North Winter Park Drive Small Area Study, Casselberry, FL — *Project manager.* Kimley-Horn provided planning, public engagement effort, and action plan for revitalization with strategic recommendations including enabling diverse housing typologies, zoning standards, catalyst development, public realm and landscape improvements, branding, and bicycle and pedestrian improvements.

Mercy Drive Neighborhood Vision Plan, Orlando FL — *Project manager.* Kimley-Horn worked together with the City of Orlando and local subconsultants, meeting with community stakeholders and conducting public workshops, to identify current issues and collaboratively develop solutions.

Edgewater Downtown Vision Plan and Community Redevelopment Agency (CRA) Plan Update, Edgewater, FL
Principal planner. Kimley-Horn is working with City staff through a variety of visioning outreach engagement workshops and interviews to refine and document the Citywide Vision Plan including strategies for implementation and priority items, as well as provide refinement to strategies based on changes since adoption, and strategies to the CRA Plan.

SPECIAL QUALIFICATIONS

- More than 16 years of urban planning experience, managing private and public-sector projects
- Focus on redevelopment, improving land use patterns, and encouraging multimodal transportation options to contribute to sustainability and residents' quality of life
- Engaged in outreach and advocacy on smart growth issues and is active in the leadership of local and national peer organizations

PROFESSIONAL CREDENTIALS

- Master, Urban Planning, Harvard University
- Bachelor of Arts, Biochemistry, Harvard University
- Congress for New Urbanism-Accredited (CNU-A)

PROFESSIONAL ORGANIZATIONS

- CNU-A National Board Chair 2018
- Bike/Walk Central Florida Board Member
- Green Works Task Force (Orlando), Sustainability Steering Committee (Orange County), Project DTO Task Force (Orlando)
- Selected Speaking engagements include: Florida Planning Conference 2023: Strength Through Balance: Envisioning Stronger Natural, Urban, and Rural Places; Florida Planning Conference 2022: Innovations in Coding for a Vision, Women Ride Bikes, Too!; Active Living Conference: Building the Active City



Kelley Klepper, AICP

Visioning and Goal Setting; Land Use

RELEVANT EXPERIENCE

Comprehensive Plan, Venice, FL — Project manager. Kimley-Horn worked with the City of Venice to review and update the City's Comprehensive Plan (2017-2027). Kimley-Horn completed an extensive public outreach and community review, including stakeholder interviews, online survey, and a series of community workshops; land use and population analysis; market assessment; and a review of the current goals, objectives, and policies as they relate to growth management changes, consistency across the various elements, and clarification of terms/strategies. Kimley-Horn completed the update of the GOPs in the form of vision, intent, and strategies along with the analysis required to develop the plan (population projections, level of service analysis, land use carrying capacity, housing analysis, etc.) with an emphasis on the City's neighborhoods. This project won the 2018 APA Florida Award and was the 2018 FPZA State Award Winner for Grassroots Initiative/Public Outreach.

Land Development Code Update, Venice, FL — Project manager. Kimley-Horn is currently partnering with the City of Venice to update their Land Development Code, having also worked with the City on its award-winning Comprehensive Plan. The City is developing a hybrid code in the portions of the City identified as mixed-use by the Comprehensive Plan and are being developed as a mixed-use (district specific) code with conventional code components for the remainder of the City. The team is also updating the City's land use tables, parking and signage codes, along with the processes and procedures governing development within the City.

Clearwater-Largo Road Community Redevelopment Agency (CRA) Finding of Necessity, Largo, FL — Project planner. Kimley-Horn performed an evaluation of the Clearwater-Largo Road CRA (CLR-CRD) including expansion of the CLR-CRD. The analysis intended to serve as a basis of expanding the CRA consistent with Chapter 163, Part III, Florida Statutes and Pinellas County. Our services included project initiation and project management; historical context, base data collection, and mapping; and CRA boundary district assessment and finding of necessity/blight study (FON). The Kimley-Horn team produced a written memorandum summarizing key findings, conclusions, and recommendations under these tasks, as well as incorporate graphic materials from the consultant team in a format suitable for presentation to the community and interested third parties.

Sidewalk Assessment and Master Plan, Zephyrhills, FL — Project manager. Kimley-Horn provided an evaluation and assessment of the sidewalk system within the CRA boundaries and key portions of the City of Zephyrhills. The sidewalk master plan provided a high-level review of the sidewalks within the identified area and prioritized sidewalk improvements including development of criteria for prioritization. Part of the master plan included a summary report identified the findings and a map illustrating the recommended sidewalk priorities, identified as proposed sidewalk connections, and existing sidewalk recommended improvements. Kimley-Horn also prepared an engineer's opinion of probable cost(s) (OPC) for up to three sidewalk segments assumed to reflect new/proposed sidewalks and a generalized estimate of potential sidewalk improvement costs for planning purposes only.

Largo Mall Special Area Plan (SAP), Largo, FL — Project planner/assistant project manager. Kimley-Horn helped the City develop an SAP to guide the development and redevelopment of the Largo Mall Activity Center. The project included an analysis of existing and proposed land use, redevelopment strategies (land use, parking, multimodal elements), transportation/mobility, infrastructure, and economic development strategies. Kimley-Horn also assisted the City to amend both the City and Pinellas County-Countywide Master Plan consistent with the SAP.

Sustainable Hardee County Community-Wide Visioning, FL — Project manager. Kimley-Horn facilitated a countywide visioning effort, including land use/environment, quality of life, infrastructure, education, and economic development. The visioning project included the development of a public involvement plan, community outreach, and public workshops. In addition, our team facilitated discussions/stakeholder engagement and prioritization of community projects and needs. Working with the Board of County Commissioners and the Planning and Development Department, the Kimley-Horn team was also charged with identifying changes to the County's regulations, policies, and practices necessary to achieve the community's goals.

SPECIAL QUALIFICATIONS

- More than 32 years of planning experience in Florida, Kentucky, North Carolina, South Carolina, Georgia, Virginia, and Tennessee
- Extensive experience working with local government agencies, community redevelopment agencies, development and redevelopment projects, master planning, and plan implementation
- Extensive knowledge of land and entitlements planning, comprehensive planning, development-related issues, public policy, funding coordination, urban growth boundaries and management, urban design, mixed use codes, and projects
- Experienced in coordinating and conducting public meetings and presentations including public involvement plans and visioning

PROFESSIONAL CREDENTIALS

- Master of Arts, Geography and Urban Planning, East Tennessee State University
- Bachelor of Science, Psychology, East Tennessee State University
- American Institute of Certified Planners, #014572

PROFESSIONAL ORGANIZATIONS

- Member, American Planning Association (APA)
- Member, Florida Planning and Zoning Association (FPZA)



SPECIAL QUALIFICATIONS

- Bill Waddill has 37 years of project experience including municipal urban design, parks, streetscape and corridor studies, and mixed-use redevelopment
- Principal areas of expertise include project management for large, multi-disciplinary municipal projects, site and land use planning and entitlements, landscape architecture, streetscape and urban design, and public involvement
- Involved in the design of a wide range of award-winning urban redevelopment projects in Florida
- Extensive public involvement experience and has facilitated diverse groups of participants in consensus-building workshops throughout Florida and the Sunbelt

PROFESSIONAL CREDENTIALS

- Bachelor of Science, Landscape Architecture, Texas A&M University
- Professional Landscape Architect in Florida, #1345
- American Institute of Certified Planners, #023348

PROFESSIONAL ORGANIZATIONS

- American Institute of Certified Planners (AICP)
- American Planning Association (APA)
- American Society of Landscape Architects (ASLA), Full Member

William (Bill) Waddill

Visioning and Goal Setting; Urban Design, Parks, and Open Space

RELEVANT EXPERIENCE

Siesta Beach Park, Sarasota County, FL — *Lead landscape architect and master planner.* In charge of park design, construction documents, and permitting for the high-profile Siesta Beach Park which was voted the #1 beach in the USA (2011). Kimley-Horn worked with Sarasota County for the implementation of this \$21-million project. Our services included programming, park design, landscape architecture, civil engineering, construction documents, and permitting for this high-profile park project. Design components included “site design” enhancements; a beachfront esplanade to connect key park components; improved traffic circulation and parking; high-quality, indigenous architecture; beautification consistent with a “world class” beach park; phasing and effective implementation while keeping the park open; wayfinding signage; environmental permitting; sustainable design to respect the environment and wildlife; and LID/LEED design solutions.

Perry Harvey Park, Tampa, FL — *Project manager and senior landscape architect.* Themed around Tampa’s Central Avenue neighborhood and business district’s rich and vibrant history, this award-winning project offered an exciting opportunity to celebrate Tampa’s past while enriching the user experience through implementation of enhanced park features. Key program elements included a Central Avenue History Walk, transformation of the existing skate bowl into a state-of-the-art skating facility, and reinvigoration of the park as a neighborhood destination and family gathering area.

Ted and Patty Baker Park, Naples, FL — *Project manager and lead landscape architect.* Oversaw the master plan and construction documents for implementation of this \$17M waterfront park in Naples. Park elements include over a mile of shared path and waterfront promenade; canoe/kayak/paddleboard launch; a 30’ overlook “knoll;” Children’s playground; Founder’s Garden; and several acres of flex lawn for multiple events. Phase 1 opened in 2019.

Bradenton Riverwalk, Phase 1, Bradenton, FL — *Project manager and lead landscape architect.* Kimley-Horn led the master planning process for the 1.25-mile-long riverfront area in Bradenton known as the Riverwalk. Design services included grants/funding analysis, master planning, public involvement, and stakeholder coordination. The grand opening for the project was fall of 2012, and it was awarded the top cultural and recreation project in the Tampa Bay Area by the Regional Planning Council.

The Riverwalk at Kennedy Boulevard Plaza, Tampa, FL — *Landscape architect.* The Kennedy Boulevard Plaza is the longest over-water segment of the Tampa Riverwalk and serves as a gateway into the downtown core of Tampa. Two new parks, MacDill Park and Curtis Hixon Waterfront Park, were linked by the plaza. The structure also serves as a pathway to two of Tampa’s downtown gems, the new Tampa Museum of Art and the new Glazer Children’s Museum. Bill was a collaborative member of the Kimley-Horn team that provided urban design and landscape architecture services for this signature project for Tampa.

Blackburn Point Park, Osprey, FL — *Project manager.* Bill led the Kimley-Horn team to provide planning and engineering services associated with the design, permitting, and preparation of construction plans and contract documents for Blackburn Point Park, a chain of island park sites along Blackburn Point Road and the Intracoastal Waterway. The combined park sites provided boat ramps, boat trailer parking, car parking, docks/fishing piers, enhanced pedestrian connections, kayak launch, exotic species removal, enhanced native plantings, restroom facilities, playground, low impact development solutions, grand tree preservation, renovated rowing club yard and ramp, group pavilion/restrooms/concessions, picnic shelters, and shade/interpretive structures.



Ryan Suarez, AICP

Multimodal Transportation

RELEVANT EXPERIENCE

Alternate US 19 Investment Corridor Transition Plan, Pinellas County, FL — Project planner. Kimley-Horn was selected by Forward Pinellas for the preparation of an investment corridor transition plan for Alternate U.S. 19 from 58th Street and Central Avenue in St. Petersburg to Court Street and Missouri Avenue (aka Alternate U.S. 19) in Clearwater. The 16-mile corridor was identified by Forward Pinellas as a high priority investment corridor, which are defined by the Countywide Plan as areas that are best-suited for future transit investment and redevelopment to support transit service. The overarching goal of the Advantage Alt 19 plan is to develop a redevelopment and economic opportunity strategy that incorporates enhanced transit and other multimodal transportation options to link jobs, jobs training, and workforce housing.

Pinellas Suncoast Transit Authority (PSTA) SunRunner Rising Development Study (fka Central Avenue Bus Rapid Transit (BRT) Transit Oriented Development (TOD) Strategic Plan), St. Petersburg, FL — Project planner. Kimley-Horn led the development of an FTA-funded, corridor-wide TOD strategy for the Central Avenue BRT corridor on behalf of PSTA. Now branded as Sun Runner BRT, the corridor connects downtown St. Petersburg, the City of South Pasadena, and the City of St. Pete Beach. The \$1.2M grant allowed PSTA to focus on equitable economic development, small/local business assistance, multimodal connectivity, non-motorized access, mixed-use development, infrastructure needs, and private sector participation along the 10-mile BRT project. The Study outlines redevelopment tools and recommendations in the form of value capture methods, land development code modifications, and mobility improvements to spur economic development to support the performance of the BRT investment.

Tampa Streetcar Extension and Modernization Feasibility Study and Project Development, Tampa, FL — Project planner. Kimley-Horn evaluated the potential extension and modernization of the existing Tampa Historic Streetcar. Specific duties included using GIS to analyze the feasibility of proposed route alignments under existing and future conditions, building an evaluation matrix to compare the proposed alignments using purpose and need criteria from the City as well as FTA criteria. The study evaluated modernization options for the existing vehicles and facilities, and vehicle technology alternatives to improve ridership, operations, cost effectiveness, and overall quality of service. The feasibility study coordinated with other regional transit initiatives by clearly defining the Tampa Streetcar operating parameters and identifying how it may enable future transit connections to the downtown transit center, emerging adjacent neighborhoods, and to the region. The study identified transit service and mobility improvements to support livability and economic development in downtown Tampa and along the corridor.

Lake County Transit Development Plan (TDP), Lake County, FL — Project manager. Kimley-Horn is working with the Lake County Office of Transit Services to update the County's Transit Development Plan (TDP). The Lake County TDP is a strategic guide for public transportation services in Lake County and covers a 10-year planning horizon. The TDP represents the community's vision and priorities for enhanced connectivity throughout the County via public transportation services. As a recipient of State of Florida Public Transit Block (PTBG) Grant Program funding, Lake County is required to prepare a Major Update of its TDP every five years. Consequently, this TDP Major Update is being prepared in compliance with the FDOT TDP Rule found in Florida Administrative Code (FAC) Chapter 14-73.

LYNX TDP Major Update, Orlando, FL — Project manager. Kimley-Horn was selected to prepare a major update to the LYNX TDP. As required by the Florida Department of Transportation (FDOT), the TDP was prepared in compliance with Florida Administrative Code (FAC) Rule 14-73. This major update to the TDP builds upon three County Transit Needs Plans, including Seminole, Osceola, and Orange Counties. The plan includes implementation of a hierarchy of public transportation services designed to meet the transportation needs of multiple travel markets throughout the broad LYNX service area. That hierarchy of services includes express bus services, high-frequency/high-capacity bus service, and on-demand/microtransit service operations.

SPECIAL QUALIFICATIONS

- More than 20 years of public and private sector transit planning experience
- Prior to joining Kimley-Horn, Ryan was the Planning Manager for Manatee County Area Transit (MCAT), where he led numerous agency initiatives that covered a wide range of transit service objectives.
- Extensive experience managing complex projects and delivering effective, innovative solutions for MPOs and transit agencies
- Areas of expertise includes short- and long-range public transportation planning; fixed route and paratransit service planning and implementation; capital and operating program financial planning; federal and state grants administration and compliance; and strategic program development and implementation

PROFESSIONAL CREDENTIALS

- Master, Urban and Regional Planning, Florida State University
- Bachelor of Science, Criminology, Florida State University
- American Institute of Certified Planners, #021106

PROFESSIONAL ORGANIZATIONS

- Member, AICP



John Seals, P.E.

Multimodal Transportation

RELEVANT EXPERIENCE

Oldsmar Design Services for Douglas Road Improvement Project, Oldsmar, FL — Project manager. Kimley-Horn prepared a preliminary engineering report (PER) and design plans for the one-mile stretch of Douglas Road and trail extension, extending from Commerce Blvd to Race Track Road in the City of Oldsmar. The primary project objective was to improve safety, provide trail connectivity, and enhance mobility for vehicles, cyclists, and pedestrians by providing an improved and aesthetically pleasing corridor that energizes the entire industrial sector in the area. Kimley-Horn's design plans encompassed various elements, including roadway and drainage plans, traffic control plans, landscaping, lighting, and utility adjustments, with careful consideration to minimize impacts on City-owned utilities. Coordination with the Florida Department of Transportation (FDOT) and adherence to FDOT design standards were ensured to qualify for potential state funding assistance.

St. Petersburg Drive Streetscape and Drainage Project (Complete Streets), Oldsmar, FL — Project manager. Kimley-Horn assisted the City with the successful application for grant funding for the construction of St. Petersburg Drive Complete Street Improvements including a trail extension. Following the grant award, the City retained Kimley-Horn to design Complete Street multimodal improvements and trail extension for St. Petersburg Drive with the goal of transforming the rural roadway into an appealing multimodal Complete Street corridor to better serve the Community Redevelopment Area and promote a walkable community. Design services included survey, SUE, geotechnical, rural to urban roadway conversion and stormwater, environmental permitting, public meetings and presentations, and preparation of construction bid documents. Key design components: low impact development (LID), pervious pavements, multiuse path, sidewalk widening, traffic calming, roundabout, decorative lightning, and underground utilities.

Boca Ciega Drive Streetscape Improvements, St. Pete Beach, FL — Project manager. Kimley-Horn completed a task order to provide general engineering services for the design and preparation of construction contract documents, special provisions, and incidental engineering services for roadway streetscape improvements for Boca Ciega Drive from 75th Avenue to 87th Avenue. The design encompassed full reconstruction/reprofiling of the roadway to improve street drainage with the addition of curb and gutter, reduced travel lane widths to 10', improved pedestrian connectivity by installing a mid-block crossing for the Community Center, replaced narrow sidewalks with an 8' sidewalk along the west side of the road and add shared-lane bicycle signs/markings along Boca Ciega Drive, the addition of 5' minimum landscaped buffer with shade trees along the west shoulder where possible, the addition of speed tables for traffic calming, provide on-street, parallel parking at St Albans Church and Gulf Beaches Elementary, level I and level II soil contamination screening evaluation and investigations, public meetings, and presentations, utility coordination and adjustments, stormwater modeling, and environmental resource permitting, and FDOT permitting and processing of documents for FDOT grant funding approval.

Collins Street Complete Street Improvements, Plant City, FL — Project manager. Kimley-Horn provided engineering design services for the Collins Street Complete Street Improvements Project. It was the City's goal to convert the existing urban four-lane corridor into a pedestrian and bicycle accessible corridor with streetscape enhancements to form a walkable community street as part of the midtown redevelopment plan. The design improvements will reconfigure the four-lane corridor to provide for two lanes with buffered bicycle lanes with on-street parking and implement streetscape elements including landscaped pedestrian zones, decorative street lighting, and traffic signal upgrades. Preliminary design services included traffic data collection for preparation of a traffic study to validate the lane repurposing recommendations, and development of conceptual design alternatives to identify the cost and feasibility of achieving the project goals. Design services included roadway and drainage, hardscape, landscape and irrigation plans, traffic signalization, street and sidewalk lighting plans, preparation and public presentation of the design, coordination of utility relocations, electrical system undergrounding coordination, survey and SUE services, and limited construction phase services.

SPECIAL QUALIFICATIONS

- More than 33 years of engineering experience
- Experience includes all aspects of design for roadway and transportation projects from preliminary engineering and studies to final design
- Expertise includes major/minor highway design, PD&E/roadway alignment studies, traffic calming/roundabouts, design-build/design criteria engineer, traffic operations studies, multimodal facilities/sidewalks/trails, and traffic signalization/roadway lighting
- Additional Experience includes the design of railroad grade crossing improvements and Railroad Quiet Zone implementation
- Has been involved with Railroad Quiet Zone planning and implementation since the adoption of the Federal Railroad Administration's 'Train Horn' regulations in 2006

PROFESSIONAL CREDENTIALS

- Bachelor of Science, Civil Engineering, University of South Florida
- Professional Engineer in Florida, #51505

PROFESSIONAL ORGANIZATIONS

- Member, American Society of Highway Engineers (ASHE)
- Member, Institute of Transportation Engineers (ITE)
- Member, American Public Works Association (APWA)



David Flanagan, PLA, ASLA

Urban Design, Parks, and Open Space

RELEVANT EXPERIENCE

St. Petersburg Pier Approach, St. Petersburg, FL — *Landscape architect.* Kimley-Horn provided professional consulting services for the 20-acre St. Petersburg Pier Approach project. This project consisted of the redevelopment of the area between the Pier and the Downtown Core of Beach Drive. Professional services included site civil engineering, stormwater design, utility design, permitting, transportation engineering, landscape architecture, a parking study, structural engineering, and environmental services.

West River Parks Master Plan, Tampa, FL — *Project manager.* Kimley-Horn provided professional services for the preparation of a Parks Master Plan for the development of four Pocket Parks, as well as the Central Greenway within the West River Development. The design of the parks will utilize common design elements and site furnishings to provide design unity, but each park will have individual characteristics unique to their location within the development and pertinent to their function. Site amenities include shade structure(s), an NFL obstacle course, bike paths, bike racks, retention pond(s), hardscape, benches/seawalls, lighting, landscape and irrigation, signage, and art opportunities.

Lee Roy Selmon Greenway Park Enhancements, Tampa, FL — *Landscape architect.* Kimley-Horn is providing design and landscape architectural services for the enhancement of the Lee Roy Selmon Greenway. This project is providing a trail and linear park under the Lee Roy Selmon Expressway through the downtown Tampa corridor. This signature project will provide much needed park and green space within the urban framework of Tampa's rapidly growing downtown area, and addresses multi-modal transit connections involving pedestrians, bicyclists, automobiles/parking, trail users, buses, and trolley connections. Our tasks include site planning and landscape, irrigation, and site lighting design services, working in conjunction with the Kimley-Horn civil engineering team that is providing site civil engineering services.

St. Petersburg Shore Acres Recreation Center, St. Petersburg, FL — *Landscape architect.* Kimley-Horn is providing design and landscape architectural services for the new Shore Acres Recreation Center. Our tasks include site planning and landscape, irrigation, and site lighting design services, working in conjunction with the Kimley-Horn civil engineering team that is providing site civil engineering services.

The Central Greenway at West River, Tampa, FL — *Landscape architect.* The West River Central Greenway Park was designed to serve as the primary greenspace within the suite of parks for the Tampa West River District. This 1.5 Acre (64,000-square-foot) park features several existing Grand Oak Trees, which were able to be preserved and protected during the construction of the project. The park is nestled into the Residences at West River and serves as the primary gathering space for this development, as well as the surrounding neighborhoods. The park features custom walkways with exposed aggregate finishes, a large event lawn, two arbor shade structures, a performance stage, two gathering plazas, and a custom piece of original artwork by Ya La'Ford, set in a playful labyrinth formed from shrub vegetation.

G.T. Bray Pickleball Complex Master Plan and Design Services, Bradenton, FL — *Landscape architect.* Kimley-Horn is providing master planning and design services for improvements to Manatee County's recreational park hub, the 139-acre G.T. Bray Municipal Complex in Bradenton. Master planning includes expansion of the existing racquet facility to increase capacity and play for pickleball, tennis, and racquetball. Other improvements include the relocation of basketball courts and upgrades to an existing landscaping, playground, outdoor fitness areas, restrooms, lighting, maintenance facilities, stormwater facilities, and parking lots. The Kimley-Horn team is providing landscape architectural and civil engineering design and permitting services for the improvements, which feature the development of a premier pickleball complex. The complex consists of 20 covered pickleball courts designed to USPA standards. In addition to pickleball, the project includes 4 new tennis courts designed to USTA standards with additional on-court shade structures. Permitting will be coordinated through Southwest Florida Water Management District (SWFWMD), the Florida Department of Environmental Protection (FDEP), and the City of Bradenton.

SPECIAL QUALIFICATIONS

- More than 37 years of experience as a landscape architect and site planner
- Primary areas of expertise are in urban design, park planning, and sports architecture
- Extensive experience with local municipalities and counties and a comprehensive portfolio of signature public and private sector projects
- Treats every project as a unique opportunity to thoughtfully shape the way we live, work, and play, while unifying the built and natural environments and creating memorable and meaningful places
- Continues to serve in state and national leadership roles with the American Society of Landscape Architects (ASLA)

PROFESSIONAL CREDENTIALS

- Bachelor of Landscape Architecture, Iowa State University
- Professional Landscape Architect in Florida, #0001495

PROFESSIONAL ORGANIZATIONS

- Member, American Society of Landscape Architects (ASLA)



Christopher Niforatos, P.E.

Environmental and Resiliency

RELEVANT EXPERIENCE

Vulnerability Assessment, Indian River County, FL — Project manager. Kimley-Horn delivered a vulnerability assessment to devise adaptation strategies for critical infrastructure and vulnerable communities east of I-95 countywide. Critical infrastructure included indoor County facilities, parks and recreation centers, treatment plants, schools, hospitals, and assisted living facilities. The climate threats evaluated in the assessment were rain intensification, sea level rise, and surge. Proposed adaptation strategies recommended included a combination of blue/gray/green infrastructure interventions, policy recommendations, and communal engagement.

Vulnerability Assessment, Venice, FL — Project manager. Kimley-Horn led the development of a vulnerability assessment of the City's infrastructure with respect to coastal flooding and wind. The infrastructure included five critical lift-stations, reverse osmosis water treatment plant, water reclamation facility, and several administrative buildings. Kimley-Horn evaluated future sea level projections, rainfall, surge, and wind data and their impacts on designated infrastructure. Additional services included developing a paired-asset threat matrix to assess criticality of the assets and identified adaptation strategies to harden the assets as well as strategies to increase adaptive capacity. The recommended adaptation strategies consisted of the raising of electric controls, extending internal barrier walls, installation of a tide control valve and flood walls at access entries.

Longboat Key Village Stormwater Master Plan, Longboat Key, FL — Project manager. Kimley-Horn conducted a peer review of a master plan that identified adaptation measures to address coastal flooding. Our services included providing a summary of modeling parameterization issues that needed to be resolved based on assessing future sea level rise and adaptation refinements for the proposed alternatives. Additionally, Kimley-Horn conducted an evaluation of tide control valves that included an assessment of strength/weakness for each type and maintenance considerations.

City of St Pete Beach Resilience Plan, St. Pete Beach, FL — Technical lead. Kimley-Horn led the development of a resiliency plan that identified vulnerabilities and adaptation measures for the built and natural environment. Our services included assisting the City in securing a Florida Resilient Coastlines Program (FRCP) Grant from the Florida Department of Environmental Protection (FDEP) to complete a Vulnerability Assessment. The Vulnerability Assessment evaluated the impacts of rainfall, hurricane, and tidal events on the City's infrastructure and identified adaptation strategies to reduce those impacts. Our team led the modeling effort which integrated a digital elevation model, high water level marks, sea level rise projections, and design storm data to simulate flood levels across the City during various events. The flood exposure level of City assets, including lift stations, buildings and roadways, were identified during each scenario modeled. Helped guide the discussion with the City to identify adaptive measures to protect City assets from flooding as the baseline for future planning efforts. Adaptive measures were screened and evaluated. A project plan was established to evaluate existing CIP projects and propose additional adaptive strategies to incorporate as future CIP projects.

Vulnerability Assessment, North Miami Beach, FL — Project Manager. Kimley-Horn conducted a Vulnerability Assessment in compliance with Florida Statue 380.093. Project elements included data collection and evaluation, exposure, sensitivity analyses, development of focus areas, public outreach, and a presentation to City Commission.

Joe's Creek Restoration and Greenway Trail Project, Pinellas County, FL — Project Manager. Kimley-Horn is providing specialist services to assist the County in delivering a greenway trail and stormwater improvements. Our services include project management, grant administration assistance, guidance on alternative delivery, public involvement, scope of work development, and peer reviews. The project received funding from multiple sources including Federal (CDBG-MIT and ARPA) and State (SWFWMD, FDEP) and is estimated at over \$100M.

SPECIAL QUALIFICATIONS

- More than 30 years of multidisciplinary experience in the areas of water resources, asset management, and resiliency planning
- Has served as a principal-in-charge/project director/project manager for local and state clients with specific expertise in planning, numerical modeling, design, permitting, public outreach, and construction management
- Experience includes a variety of complex water resources projects, from undertaking countywide asset condition assessments to delivering hardening plans to devising energy management strategies
- AutoCAD/Civil 3.0 and ArcGIS

PROFESSIONAL CREDENTIALS

- Master of Business Administration, Business Administration, University of South Florida
- Master of Engineering, Environmental Engineering, University of South Florida
- Bachelor of Science, Civil Engineering, Clarkson University
- Certified Professional Erosion Sediment, #20856
- Professional Engineer in Florida, #56881

PROFESSIONAL ORGANIZATIONS

- Member, American Public Works Association (APWA)
- Member, American Society of Civil Engineers (ASCE)
- Member, Florida Engineering Society (FES)
- Member, American Water Resources Association (AWWA)



John Sutton, E.I.

Environmental and Resiliency

RELEVANT EXPERIENCE

Hillsborough County Infrastructure Assessments Phase II, Hillsborough County, FL — Project analyst. Kimley-Horn is currently developing preliminary project descriptions and planning-level cost estimates for projects needed to address the infrastructure needs identified from the previous Hillsborough County Infrastructure Assessment project. Kimley-Horn is identifying and documenting high-level economic development benefits of the identified projects based on the projects' location within each of the three Redevelopment Areas under study (North Airport, 56th Street, and Palm River). The Kimley-Horn team coordinated with County staff to target infrastructure needs in the Redevelopment Areas including transportation improvements, central services and utility improvements, and improvements that support resiliency in the three areas. In addition to developing preliminary project definitions, Kimley-Horn is identifying potential grant and third-party funding sources for the identified projects and working with area stakeholders including Tampa International, CSX, the City of Tampa, and FDOT to verify projects and infrastructure needs in the three Redevelopment Areas.

St. Pete Beach Drainage Manual, St. Pete Beach, FL — Project analyst. Kimley-Horn was selected to develop a comprehensive drainage manual for the City of St. Pete Beach that would encapsulate all regional and statewide regulations. Furthermore, our team was tasked with analyzing the existing adaptation strategy guidelines and incorporating requirements that would assist the City in meeting future resiliency targets. Our services included collecting data from state-wide barrier islands and national/international leaders in the coastal resiliency field, vetting the information for relevance to the City's specific geographical constraints, and distilling the guidelines into actionable regulations.

Comprehensive Plan Update, Manatee County, FL — Project analyst. Kimley-Horn is providing professional services to review and update the Manatee County Comprehensive Plan. Our services include updating each section of the comprehensive plan with the most recent state statute changes and identified best practices from the Tampa Bay Regional Plan Council, the DEO, FDOT, and the Office of Economic Demographic Research. A particular focus was placed on the Coastal Management Element to meet current Florida guidelines and to supplement with vulnerability best practices.

Joe's Creek Restoration and Greenway Trail Project, Pinellas County, FL — Project analyst. Kimley-Horn provided specialist services to assist the County in delivering a greenway trail and regional stormwater improvements. Our services included schedule and fee estimates, collaboration with multiple stakeholders, grant administration, guidance on alternative delivery, public involvement, scope of work development, and peer reviews. The project received funding from multiple sources including Federal (CDBG-MIT and ARPA) and State (SWFWMD) and is estimated at over \$100M.

McKay Creek Watershed Management Plan: Model Update, Alternative Analysis, and Feasibility Study, Pinellas County, FL — Project analyst. Kimley-Horn was selected to deliver a Preliminary Engineering Report (PER) to further evaluate Best Management Practices (BMPs) in the McKay Creek Watershed for Pinellas County and the Southwest Florida Water Management District (SWFWMD). The PER consists of a hydraulic and hydrologic model conversion, model refinement, and a feasibility study to evaluate the BMPs and develop alternatives suitable to the unique site conditions at each location. The ICPR3 model (and GWIS 1.6 database) was converted into ICPR4 (and GWIS 2.1), examined for 2.33, 25, 50, and 100-year/24-hour design event stage differences, and adjusted to achieve a reasonable degree of concurrence. Model refinements were performed throughout the model to update hydrologic and hydraulic parameters associated with the best available information. Local stakeholders, such as the City of Largo, were incorporated into refinement discussions to ensure that the most up-to-date and accurate information was provided to Kimley-Horn.

SPECIAL QUALIFICATIONS

- More than four years of experience developing detailed numerical flood models, coupling water quality strategies, and conducting flood hazard assessments
- John has previously designed roadway drainage systems and conducted bridge hydraulic reports using numerical methods for various FDOT Districts
- Throughout the numerous vulnerability assessments he has conducted within the state, he has developed an acute proficiency for the Resilient Florida grant program
- Passion for understanding and addressing unique threats facing coastal communities and has conducted studies quantifying the impacts of sea level rise, hurricane driven storm surge, and extreme rainfall events.
- Expertise in GWIS 2.1, ArcHydro Tools, ICPR3, ICPR4, GeoHEC-RAS, HEC-RAS, HY-8, and BMP Trains

PROFESSIONAL CREDENTIALS

- Master of Science, Environmental Engineering, University of South Florida
- Bachelor of Science, Chemistry, Florida State University
- Engineering Intern in Florida, #1100023605

PROFESSIONAL ORGANIZATIONS

- Member, American Water Resources Association (AWRA)



SPECIAL QUALIFICATIONS

- More than 10 years of historic preservation planning experience
- As an Historic Preservation Planner, Blair regulated the City's three historic districts by ensuring all exterior alterations adhered to each district's historic preservation regulations and the Secretary of the Interior's Standards for Rehabilitation
- Proficient in many aspects of government planning regulations which included historic preservation planning, analyzing zoning overlay regulations, and grant writing and management
- Expert in stakeholder engagement by overseeing community meetings, appointed historic preservation commission meetings, and engaging neighborhood advocacy groups

PROFESSIONAL CREDENTIALS

- Master, Historic Preservation, Minor in Urban and Regional Planning, University of Florida
- Bachelor of Science, Psychology, University of Florida
- American Institute of Certified Planners, #31913

PROFESSIONAL ORGANIZATIONS

- Member, American Planning Association (APA)

Blair Knighting, AICP

Historic and Heritage Preservation

RELEVANT EXPERIENCE

Historic Resources Planning, South Carolina Department of Transportation (SCDOT), SC — *Historic preservation planner.* Kimley-Horn is currently conducting research for the cultural resource survey for the U.S. 178 and I-85 Interchange Improvement project. Kimley-Horn is currently coordinating with SCDOT to determine which new cultural resources needed surveying and determining historic eligibility on the National Register of Historic Places.

City of Dunedin Survey Master Plan, Dunedin, FL — *Historic preservation planner.* Kimley-Horn was retained to develop a city-wide survey master plan to inventory historic structures considering the City has never completed a comprehensive inventory of its historic resources. The original city plat maps and a heat map which takes "year built" data from the Pinellas County Property Appraiser and color codes all structures over 50 years old on a map was used to find pockets of the oldest structures within the city. Kimley-Horn is currently in Phase 3 and should result in almost 600 structures identified and recorded.

Historic Preservation Services, Dunedin, FL — *Historic preservation planner.* Kimley-Horn was retained to provide historic preservation services for the City of Dunedin. Our services included Florida Master Site File (FMSF) training for the Advisory Council on Historic Preservation (ACHP), Historic Resource Survey and Planning, and grant writing.

Historic Resources Planning, South Carolina Department of Transportation (SCDOT), SC — *Historic preservation planner.* Kimley-Horn completed a cultural resource survey for the Harden Street Phase II Improvements project. This included coordination with SCDOT and SCSHPO's office to determine which new resources needed surveying and determining historic eligibility on the National Register of Historic Places.

Historic Resources Survey Report (HRSR), Georgia Department of Transportation (GDOT), GA — *Quality assurance/quality control (QA/QC) reviewer.* As a reviewer, Kimley-Horn was required to review the entire document and determine if the report adequately described the resources. We also provided an evaluation of eligibility on the report for it to be listed on the National Register of Historic Places. This role is ongoing, issued on a task order basis to review No Adverse Effect reports. Blair has completed more than 20 of these reports since December of 2019, with this specific project including 14 potential significant historic resources

Historic Preservation Services, Defuniak Springs, FL — *Historic preservation planner.* Kimley-Horn was retained to provide historic preservation services for the City of Defuniak Springs. Our services include reviewing Certificates of Appropriateness applications for adherence to the historic preservation regulations and the Secretary of the Interior (SOI)'s Standards for Rehabilitation.

Historic Preservation Services, Chapel Hill, NC — *Historic preservation planner.* Kimley-Horn's services include reviewing Certificates of Appropriateness applications for adherence to the historic preservation regulations and the Secretary of the Interior's Standards for Rehabilitation (2021-ongoing).

Landmark Designation Reports, Jacksonville, FL — *Historic preservation planner.* Kimley-Horn was responsible for researching and writing various local landmark designation reports for a buildings in the City of Jacksonville's downtown. The landmark reports must describe the significance of the structure and how it qualifies as a local landmark. There are seven criteria and the structure must meet two of the significance criteria in order to qualify.

Historic Structures Significance Reviewer, Jacksonville, FL — *Historic preservation planner.* Kimley-Horn was responsible for evaluating a structure over 50 years which the City of Jacksonville deemed condemned therefore under threat of demolition. Approximately 200 structures per year were reviewed to determine if they were potentially locally or nationally historically significant independently or as a contributing structure to a potential historic district. The review process included but was not limited to Sanborn Map research, deed research, City Directory research, and site visits.



SPECIAL QUALIFICATIONS

- More than 10 years of experience in managing and developing GIS data and systems
- Several years of experience leading GIS data collection programs, creation of custom web and mobile GIS applications, and providing GIS support/integration for various work order management systems
- Has managed utilities for various municipalities, such as transportation, water, sanitary sewer, storm water, telecommunications, electricity, and various other community assets

PROFESSIONAL CREDENTIALS

- Master of Arts, Sustainable Urban Development, DePaul University
- Bachelor of Arts, Urban Sociology, DePaul University

Brett Kamm

Graphics, Mapping, and Visual Representation

RELEVANT EXPERIENCE

Alternate US 19 Investment Corridor Transition Plan, FL — GIS specialist. Brett is part of the team preparing an investment corridor transition plan for Alternate US 19 from 58th Street and Central Avenue in St. Petersburg to Court Street and Missouri Avenue (aka Alternate US 19) in Clearwater. The 16-mile corridor was identified by Forward Pinellas as a high priority investment corridor, which are defined by the countywide plan as areas that are best suited for future transit investment and redevelopment to support transit service. As part of this project, Brett has been involved in developing an interactive map online using Kimley-Horn's PublicCoordinate software where people can provide feedback on elements of the project.

Pensacola "In Motion" Active Transportation Plan, Pensacola, FL — GIS specialist. Kimley-Horn recently served the City of Pensacola to develop an active transportation plan, leading the stakeholder engagement efforts and developing a well-rounded outreach campaign that utilized public meetings, workshops, and digital assets. The Pensacola "In Motion" Active Transportation Plan will be the playbook for the development of a connected network for people to safely, walk, bike, and wheel to major destinations and transit. It will serve as a holistic plan that brings together past streetscape, corridor management plans, and complete street efforts and provide additional recommendations for multimodal and connections around the City. Kimley-Horn understands that Pensacola is a diverse community where innovative public engagement solutions are necessary and appreciated by the community.

City of Safety Harbor GIS Support, Safety Harbor, FL — Project manager. Kimley-Horn is working with the City to provide GIS system development for the City's Public Works/Engineering Departments. Responsibilities for this project include GIS implementation, citywide GIS database management and maintenance, app development, geospatial analysis, mapping of existing infrastructure, CADD data conversion, audit of existing GIS data/GIS services, recommendations of best practices for GIS data updates and GIS program management, and end-user Training.

Sarasota-Manatee Metropolitan Planning Organization (MPO) Long-Range Transportation Plan (LRTP) Resiliency/Vulnerability Assessment, Sarasota, FL — GIS specialist. Kimley-Horn was selected to provide services for Sarasota Manatee MPO. The purpose of this project was to develop and apply new methods that integrate resilience corridor planning with transportation planning and decision making in order to assess and mitigate risks from all hazards that affect the Sarasota/Manatee region's transportation system. Vulnerability, risk, and mitigation-evaluation methods and tools were developed and applied to the region and refined based on lessons-learned and guidance provided by experts, stakeholders, and the All-Hazards Recovery Training. The project recommendations are intended for MPO staff and jurisdictions to apply the methods, tools, and processes into future efforts to develop transportation resilience plans for the Sarasota/Manatee transportation system and to enhance local and regional hazard mitigation plans.

GIS Consulting, City of St. Pete Beach, FL — GIS specialist. Kimley-Horn provided GIS data development and management for city wide public works, planning, transportation, and parks and recreation. GIS infrastructure included sanitary, stormwater, roads, beaches, reclaim, seawalls, signage, streetlights, signals, zoning, land use, districts, and boundaries, park sites, tree maintenance inventory, official truck route designations and public parking spaces and pay stations inventory. Assisted with implementation and management of the city's work order management system Asset Essentials.

FDOT District 7, Areawide Lighting Database and Assessment, FL — GIS specialist. Kimley-Horn is supporting District Seven with the development of a highway lighting database for the five counties that comprise the District. Support services include conducting field inventories, developing/maintaining a GIS database, and providing lighting system evaluations and routine inspection services for the districtwide highway lighting system of more than 27,000 roadway lights, luminaires, and light poles on the interstate highway system in Hillsborough, Pinellas, Citrus, Hernando and Pasco counties. The current lighting system includes conventional, high mast, decorative, pedestrian, sign lighting, and structural lighting. As part of the highway lighting inventory, the electrical load centers powering the lights will also be inventoried. The future expansion of the lighting database will include all lighting fixtures throughout the District that are attached to signal poles, signs, and structures.



SPECIAL QUALIFICATIONS

- More than eight years of experience in urban design, station area planning, creative placemaking, mobility, and land use planning
- Experience encompasses mixed-use master plans, development guidelines, transit-oriented development (TOD) plans, downtown master plans, and mobility-focused corridor plans
- Focuses on creating unique solutions for every project while linking reinvestment opportunities to public planning initiatives to promote market feasible and sustainable growth
- Proficient in Freehand Drawing and Sketching, Adobe Suite, SketchUp, ArcGIS, AutoCAD, Lumion 3D, and Microsoft Office

PROFESSIONAL CREDENTIALS

- Bachelor of Urban Planning, Urban Planning, University of Cincinnati
- Amer Institute of Certified Planners, #33686

PROFESSIONAL ORGANIZATIONS

- Member, American Planning Association (APA)

Blake Young, AICP

Graphics, Mapping, and Visual Representation

RELEVANT EXPERIENCE

PSTA SunRunner Rising Development Study (fka Central Avenue Bus Rapid Transit (BRT) Transit Oriented Development (TOD) Strategic Plan), St Petersburg, FL — Project planner. Kimley-Horn is leading the development of an FTA-funded, corridor-wide TOD strategy for the Central Avenue BRT corridor on behalf of Pinellas Suncoast Transit Agency (PSTA). Now branded as SunRunner BRT, the corridor will connect downtown St. Petersburg, the City of South Pasadena, and the City of St. Pete Beach. The \$1.2M grant will allow PSTA to focus on equitable economic development, small/local business assistance, multimodal connectivity, non-motorized access, mixed-use development, infrastructure needs, and private sector participation along the 10-mile BRT project. The goal is to spur economic development and support the performance of the BRT investment.

CCD Neighborhood Planning Initiative (NPI) Near Southeast Plan, Denver, CO — Project planner. The Kimley-Horn team is in the initial phases of the Denver NPI – Near Southeast Plan. The goal of the NPI planning efforts is to do a deeper dive at the neighborhood level that could not be achieved in the blueprint plans. The NPI plan is identifying key issues for the neighborhoods, developing a vision for the neighborhoods, and creating recommendations that address the issues with the vision. Currently, the project is in the visioning phase and soon moving into the initial recommendations phase. Our team is working through the typical engagement, as well as targeted engagement at events, pop-ups, and through the use of community navigators.

***City of Sandy, Stadium Village Master Plan, UT — Project Planner.** This update continued the work already undertaken by the City for the past decade and refined the vision established by the Cairns District Master Plan. This district was poised for redevelopment that captured the unique character of the surrounding neighborhoods. Blake and his team created three scenarios to illustrate the potential the Stadium Village area has over the next 30+ years. These scenarios all provided increased connectivity to neighboring amenities and households that ultimately create increased value within the entire district. While incorporating a mix of uses within the design, the vision for this district became a destination for corporate relocation, entertainment, and urban living.

North Port Gardens (aka Gulf Coast Gardens), North Port, FL — Project planner. Kimley-Horn was responsible for overseeing due diligence and land use research, development of and assisting in land use recommendations, visioning/charrette, and land use analysis and permitting processes, including assisting on the development of regional impact for a 514-acre site located in the City of North Port. The project proposes a mixed-use commercial, and office and residential development incorporating significant wetland and environmental preservation. The project proposes approximately 2 million square feet of combined power center and lifestyle commercial areas, approximately 150,000 square feet of office, 450 hotel rooms, and approximately 500 residential units. Tasks include pre-application coordination, preliminary development agreement development, and application for development approval (ADA) coordination and preparation.

ADDITIONAL PROJECT EXPERIENCE:

North Port, Toledo Blade Master Plan, FL — *Project Manager*

Georgetown, Whitaker Master Plan and Kroger Master Plan, KY — *Project Designer*

City of Fernley, North and Southwest Area Plans, NV — *Project Manager*

*Durham/Orange County, GoTriangle TOD Guidebook, NC — *Project Planner*

Colorado Springs, Banning Lewis Master Plan, CO — *Project Planner*

**Worked on prior to joining Kimley-Horn*



SPECIAL QUALIFICATIONS

- More than two years of experience as a landscape architecture analyst
- Project experience includes site planning and landscape, irrigation, and site lighting design services
- Technical skills include AutoCAD – LandFX/Civil3D, Adobe Photoshop, Adobe Illustrator, Adobe InDesign, SketchUp and Lumion

PROFESSIONAL CREDENTIALS

- Bachelor of Landscape Architecture, University of Florida

Pedro Llanos

Graphics, Mapping, and Visual Representation

RELEVANT EXPERIENCE

Gulf Boulevard Safety Studies, St. Pete Beach and Treasure Island, FL — *Landscape analyst.* The Gulf Boulevard Safety Study for St. Pete Beach and the Gulf Boulevard Safety Study for Treasure Island are two projects with the same goal; to assess the safety of and develop conceptual alternatives for the Gulf Boulevard corridor. Gulf Boulevard is a major corridor within the two cities and serves multiple modes of travel, providing major connections for area residents and visitors. The studies examined safety along the corridor by conducting a crash data analysis and in-field observations. Combined with community engagement, short-term safety improvements and long-term conceptual alternatives were developed for Gulf Boulevard in each city. These studies partnered with multiple agencies like Forward Pinellas, Pinellas County, and Florida Department of Transportation (FDOT) to ensure the safety improvements and concept alternatives are implementable and incorporated into the appropriate planned work programs. Grant opportunities for safety and multimodal improvements were identified for additional funding sources as part of the implementation plan of these studies.

Pedestrian Master Plan, Temple Terrace, FL — *Landscape analyst.* Kimley-Horn developed a pedestrian master plan for the Southeast Quadrant (SEQ) of the Temple Terrace Community Redevelopment Area (CRA). The plan was developed to increase pedestrian and bicyclist connectivity and access throughout the SEQ with enhanced sidewalks and crossings, as well as open space amenities. Kimley-Horn worked with City staff and SEQ stakeholders and businesses to develop improvement concepts that enhance pedestrian connectivity with minimal impact to existing business access.

Downtown Palm Harbor Streetscape and Parking Strategic Action Plan, Palm Harbor, FL — *Landscape analyst.* Kimley-Horn is assisting Pinellas County to develop streetscape concept plans for streets and intersections within Downtown Palm Harbor. The Plan includes horizontal and vertical streetscape elements and tools within rights-of-way and serve as a framework for potential improvements that could be completed by either the public or private sectors. The Plan is complemented by wayfinding recommendations to help visitors find destinations of interest as well as public parking areas. The Action Plan also includes a district-wide parking assessment that addresses parking supply and demand along with recommendations related to parking improvements and management.

Selmon Greenway Enhancements Cumberland Segment Study, Tampa, FL — *Landscape analyst.* Kimley-Horn is providing design and landscape architectural services for the enhancement of the Lee Roy Selmon Greenway. This project is providing a trail and linear park under the Lee Roy Selmon Expressway through the downtown Tampa corridor. This signature project will provide much needed park and green space within the urban framework of Tampa's rapidly growing downtown area, and addresses multi-modal transit connections involving pedestrians, bicyclists, automobiles/parking, trail users, buses, and trolley connections. Our tasks include site planning and landscape, irrigation, and site lighting design services, working in conjunction with the Kimley-Horn civil engineering team that is providing site civil engineering services.

Downtown Core Complete Streets Plan, St. Pete Beach, FL — *Landscape analyst.* Kimley-Horn partnered with the City of St. Pete Beach to develop a complete streets network plan for their Downtown district. This comprehensive visioning study addresses the limitations within the downtown core area's mobility infrastructure. The study area's existing roadway conditions lack bicycle and pedestrian facilities and pose safety concerns for all travel modes. Aligning with the City's Vision Zero initiative, the Plan strategically identifies pedestrian, bicycle, and traffic calming improvements to create a functional mobility network. The project included extensive community engagement through stakeholder meetings, community workshops, and walk audits. The Plan provides creative solutions for future street design while identifying short- and mid-term solutions to improve safety and mobility.



SPECIAL QUALIFICATIONS

- More than 40 years of urban design and illustrator experience
- Expertise includes project visioning, concept and schematic design of village centers, resorts, residential, commercial, industrial, religious, and recreational projects
- Skillset to mix his experience in architecture, landscape and planning design to recreate 3D visualization effectively
- Fluent in English and Spanish
- Software experience includes SketchUp, Revit, AutoCad, InDesign, Photoshop, Lumion, Trace, and Procreate

PROFESSIONAL CREDENTIALS

- Bachelor of Architecture, Universidad del Valle, Colombia

Henry Tamura

Graphics, Mapping, and Visual Representation

RELEVANT EXPERIENCE

Henry worked on the following projects prior to joining Kimley-Horn:

Orange Code and Vision 2050, Orange County, FL — *Urban designer.* Involved long-range vision and updates to various sections of the Orange Code and Vision 2050, including new standards for mixed-use development and attainable housing.

Envision Seminole 2045, Seminole County, FL — *Urban designer.* Assisted in the current land development code as a new and simplified form-based code. This project included planning analysis, public vision, and design workshops.

Winter Park Form-Based Code, Winter Park, FL — *Urban designer.* Henry developed a form-based code and design guidelines for the Central Business District and the major commercial corridors of the city.

Winter Park West Fairbanks District, FL — *Urban designer.* Henry provided planning services for a comprehensive plan for the West Fairbanks District and a redevelopment district plan for the study area.

Titusville Tomorrow, Titusville, FL — *Principal-in-charge.* This project involved the development of a community vision and comprehensive plan update for a city of 45,000 people, including downtown revitalization strategies, waterfront planning, corridor branding, and a multimodal policy.

Mercy Drive Neighborhood Vision Plan, Orlando, FL — *Urban designer.* Henry worked with the City of Orlando staff, residents, and stakeholders to develop a vision plan for the Mercy Drive study area; a predominately African American community located 3.5 miles west of downtown Orlando. The study report will help guide public and private investment within the study area.

MetroPlan Orlando Long Range Transportation Plan 2040 and 2030, Orange, Osceola, and Seminole Counties, FL — *Urban designer.* Involved the development of land use projections and design case studies for sustainable land use scenarios for the Long-Range Transportation Plan. This project integrates the principles of the Central Florida Regional Visioning effort and addresses the effects of land use and urban form on transportation outcomes. Henry coordinated with counties and cities' planning staff to develop transportation and land use efficiency strategies.

Envision Destin, FL — *Urban designer.* Henry provided master planning, public visioning, and design workshops for Envision Design, overall crafting a vision for four key districts in the City including a redevelopment concept plan for Town Center area.

Envision Edgewater Vision Plan, Edgewater, FL — *Urban designer.* Henry provided master planning, public visioning, and design workshops for Envision Edgewater. Henry also participated in public workshops to develop vision plan and vision from resident input.



Joe Crozier, AICP

Grant and Funding Mechanisms

RELEVANT EXPERIENCE

Grants Coordination and Technical Support Services, Statewide Planning Consultant, FDOT Central Office of Policy Planning, Tallahassee, FL — Project manager. Kimley-Horn is providing federal discretionary grant support services, leading this statewide program for FDOT. The Kimley-Horn team has overseen the development and submission of 20+ federal grants, winning nearly \$50 million in two years. Assignments under contract include the development of federal grant application packages including benefit-cost analyses, narrative development, information compilation, and graphic design.

FDOT Office of Policy Planning Consultant Contract, Statewide FL — Project planner and task manager. Provided support to the FDOT Metropolitan Planning and Intergovernmental Program Administrators. Services that have or will be provided include metropolitan planning organization support, safety studies, community planning, resilience studies, transportation and transit planning, fiscal analysis, technical analysis, public outreach, conference organization, and staff training.

Engineering Services and Grant Support Professional Continuing Services, Palm Beach County, FL — Project manager. Kimley-Horn supports identification of funding opportunities, alignment with priority projects, development of grant applications, and other transportation funding services as needed for the Engineering and Public Works Department.

City of St. Petersburg Grant Support On-Call, St. Petersburg, FL— Project manager. Kimley-Horn provides complete funding support with for all major municipal services ranging including transportation, economic development, and housing funding projects.

Safe Streets and Roads for All Planning and Demonstration Grant, St. Johns County, FL — Project manager. Kimley-Horn created and secured funding for a comprehensive approach to improve safety throughout the County. Focus areas included railroad crossing eliminations, school access, and holistic safety improvements to historically disadvantaged communities through a proposed \$400,000 safety action plan.

First Coast Technical College Workforce Training Center, Engineering and Planning Services, St. Augustine, FL Project manager. Kimley-Horn partnered with St. Johns County, St. Johns County School District (SJCSD), and First Coast Technical College (FCTC) to provide professional consulting services for the future First Coast Technical College Workforce Training Center, a 20,000-square-foot adult education facility in southwest St. Johns County. The center will be used to diversify and enhance the regional economy and workforce with instruction of Diesel System Technician (DST) and Solar and Alternative Energy (SAE) courses. Kimley-Horn's services include conceptual design, environmental review, preliminary engineering, cost estimates, and development of a grant application to the United States Economic Development Administration.

South Florida Regional Transportation Authority On Call, Ft. Lauderdale, FL — Funding and policy lead. In 2022, Kimley-Horn provided grant consulting services for the Onsite Signal Safety Improvements project to help secure \$12.9 million in funding. The goal of this project is to improve safety at Tri-Rail crossings and the USDOT approved the funding for these upgrades. In 2023, Kimley-Horn provided grant consulting services for a \$71.7 million Rail Vehicle Replacement Program Grant that was approved by the Federal Transit Administration. This funding will allow SFRTA to purchase cutting edge Tri-Rail train vehicles.

SPECIAL QUALIFICATIONS

- More than 10 years of professional experience working for, or on behalf of private entities and governmental agencies
- Supports FDOT's statewide metropolitan, policy, and community planning programs
- Leads FDOT's statewide federal discretionary grant process statewide through oversight of project identification and screening, grant writing, benefit-cost analyses, staff training, partner coordination, and state/federal compliance
- Grants developed include the Advanced Transportation and Congestion Management Technologies Deployment Program (ATCMTD), Rebuilding American Infrastructure with Sustainability and Equity Program (RAISE), Infrastructure for Rebuilding America (INFRA), Commuter Authority Rail Safety Improvement (CARSI), and others

PROFESSIONAL CREDENTIALS

- Master of Science, Urban and Regional Planning, Florida State University
- Bachelor of Science, Environmental Studies and Geography, Florida State University
- American Institute of Certified Planners, #30894

PROFESSIONAL ORGANIZATIONS

- American Planning Association (APA)



Alexander Steady, AICP

Grant and Funding Mechanisms

RELEVANT EXPERIENCE

St. Johns County SS4A Safety Action Plan — *Project analyst.* Kimley-Horn assisted the County in preparing a grant application for submission to the U.S. Department of Transportation (USDOT) for the Safe Streets and Roads for All (SS4A) discretionary grant program which was due on July 10, 2023. This grant supports the development of a comprehensive safety action plan that identifies the most significant roadway safety issues in St. Johns County.

Lake County Transit Development Plan (TDP), Lake County, FL — *Project analyst.* Kimley-Horn is working with the Lake County Office of Transit Services to update the County's Transit Development Plan (TDP). The Lake County TDP is a strategic guide for public transportation services in Lake County and covers a 10-year planning horizon. The TDP represents the community's vision and priorities for enhanced connectivity throughout the County via public transportation services. As a recipient of State of Florida Public Transit Block (PTBG) Grant Program funding, Lake County is required to prepare a Major Update of its TDP every five years. Consequently, this TDP Major Update is being prepared in compliance with the FDOT TDP Rule found in Florida Administrative Code (FAC) Chapter 14-73. As a small county, Lake County experiences specific challenges associated with agencies operating in similar operating environments. These challenges include provision of efficient service to rural and less densely populated areas. To understand demand and scale service to demand, Kimley-Horn is applying in-house transit planning analysis tools including an On-Demand Service Planner and its Access2Opportunity equity tool. The end product will be a phased implementation plan that includes a host of service modes scaled and "right-sized" to meet public transportation demand.

Fowler Avenue Vision Plan, Hillsborough County, FL — *Project analyst.* Kimley-Horn partnered with Plan Hillsborough, Hillsborough County, and the City of Tampa to prepare the Fowler Avenue Vision Plan: Linking Land Use and Transportation for an Equitable Future. Building upon previous efforts including the Tampa Innovation District Mobility Master Plan and Strategic Action Plan, the Fowler Avenue Vision Plan creates a roadmap for land use policies and implementation. The Kimley-Horn team has been instrumental throughout all phases of these various efforts and studies, providing trusted guidance on infrastructure and transportation, policies, intergovernmental coordination, and stakeholder engagement, painting a holistic picture of the community improvements and initiatives needed within Tampa and helping to chart an actionable path forward.

Grants Coordination and Technical Support Services, Statewide Planning Consultant, FDOT Central Office of Policy Planning, Tallahassee, FL — *Project analyst.* Kimley-Horn provides federal discretionary grant support services, leading this statewide program for FDOT. The Kimley-Horn team has overseen the development and submission of 20+ federal grants, winning nearly \$90 million in two years.

SPECIAL QUALIFICATIONS

- ArcGIS (Arc Map and Arc Pro), AGOL (story maps, dashboards, and web maps), Microsoft Office Suite, Adobe Acrobat, Trip Gen 10, ITE Trip Generation Analysis, CDMS Crash Reports

PROFESSIONAL CREDENTIALS

- Master of Urban and Regional Planning, University of South Florida
- Bachelor of Science, Public Policy and Administration, St. Petersburg College
- American Planning Association (APA), Member
- American Institute of Certified Planners (AICP), Member
- Urban Land Institute, Member



Exhibit A - Public Contracting and Environmental Crimes Certification

EXHIBIT A

PUBLIC CONTRACTING AND ENVIRONMENTAL CRIMES CERTIFICATION

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

This sworn statement is submitted to the CITY OF MADEIRA BEACH by Dawn Dodge, P.E., LEED AP/ Associate
[print individual's name and title] for Kimley-Horn and Associates, Inc. [print name
of entity submitting sworn statement] whose business address is: 200 Central Avenue, Suite 600,
St. Petersburg, FL 33701

and Federal Employer Identification Number (FEIN) is 56-0885615, if the entity has no FEIN,
include the Social Security Number of the individual signing this sworn statement:

I understand that no person or entity shall be awarded or receive a City contract for public improvements, procurement of goods or services (including professional services) or a City lease, franchise, concession or management agreement, or shall receive a grant of City monies unless such person or entity has submitted a written certification to the City that it has not:

- (1) been convicted of bribery or attempting to bribe a public officer or employee of the City, the State of Florida, or any other public entity, including, but not limited to the Government of the United States, any state, or any local government authority in the United States, in that officer's or employee's official capacity; or
- (2) been convicted of an agreement or collusion among bidders or prospective bidders in restraint of freedom of competition, by agreement to bid a fixed price, or otherwise; or
- (3) been convicted of a violation of an environmental law that, in the sole opinion of the City's Project Manager, reflects negatively upon the ability of the person or entity to conduct business in a responsible manner; or
- (4) made an admission of guilt of such conduct described in items (1), (2) or (3) above, which is a matter of record, but has not been prosecuted for such conduct, or has made an admission of guilt of such conduct, which is a matter of record, pursuant to formal prosecution. An admission of guilt shall be construed to include a plea of *nolo contendere*; or



Exhibit A - Public Contracting and Environmental Crimes Certification (cont.)

(5) where an officer, official, agent or employee of a business entity has been convicted of or has admitted guilt to any of the crimes set forth above on behalf of such and entity and pursuant to the direction or authorization of an official thereof (including the person committing the offense, if he is an official of the business entity), the business shall be chargeable with the conduct herein above set forth. A business entity shall be chargeable with the conduct of an affiliated entity, whether wholly owned, partially owned, or one which has common ownership or a common Board of Directors. For purposes of this Form, business entities are affiliated if, directly or indirectly, one business entity controls or has the power to control another business entity, or if an individual or group of individuals controls or has the power to control both entities. Indicia of control shall include, without limitation, interlocking management or ownership, identity of interests among family members, shared organization of a business entity following the ineligibility of a business entity under this Article, or using substantially the same management, ownership or principles as the ineligible entity.

Any person or entity who claims that this Article is inapplicable to him/her/it because a conviction or judgment has been reversed by a court of competent jurisdiction, shall prove the same with documentation satisfactory to the City Manager. Upon presentation of such satisfactory proof, the person or entity shall be allowed to contract with the City.



Exhibit A - Public Contracting and Environmental Crimes Certification (cont.)

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CITY IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT ANY CONTRACT OR BUSINESS TRANSACTION SHALL PROVIDE FOR SUSPENSION OF PAYMENTS, OR TERMINATION, OR BOTH, IF THE CONTRACTING OFFICER OR THE CITY ADMINISTRATOR DETERMINES THAT **SUCH PERSON OR ENTITY HAS MADE FALSE CERTIFICATION.**

Signatory Requirement. In the case of a corporation, this affidavit shall be executed by the corporate president. In the case of a partnership, this affidavit shall be executed by the general partner(s). In the case of a business entity other than a partnership or a corporation, this affidavit shall be executed by an authorized agent of the entity or the individual.

[Signature]

NOTARY PUBLIC

STATE OF FLORIDA

CITY OF Orlando

Sworn to and subscribed before me this 15th day of January, 20 24 by Dawn Dodge, P.E., LEED AP

Personally known OR Produced identification

My commission expires January 5, 2028

Notary Public Signature

[Print, type or stamp Commissioned name of Notary Public]

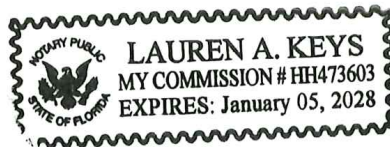




Exhibit B - Drug Free Workplace Certification

EXHIBIT B

DRUG FREE WORKPLACE CERTIFICATION.

SWORN STATEMENT ON DRUG FREE WORKPLACES

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

This sworn statement is submitted to the City of Madeira Beach by
Dawn Dodge, P.E., LEED AP/Associate

[print individual's name and title]

_____ for
Kimley-Horn and Associates, Inc.

[print name of entity submitting sworn statement]

whose business address is: 200 Central Avenue, Suite 600, St. Petersburg, FL 33701
and (if applicable) its Federal Employer Identification Number (FEIN) is 56-0885615 (If the
entity has no FEIN, include the Social Security Number of the individual signing this sworn statement:

I understand that no person or entity shall be awarded or receive a City contract for public improvements, procurement of goods or services (including professional services) or a City lease, franchise, concession, or management agreement, or shall receive a grant of City monies unless such person or entity has submitted a written certification to the City that it will provide a drug free workplace by:

Providing a written statement to each employee notifying such employee that the unlawful manufacture, distribution, dispensation, possession, or use of a controlled substance as defined by §893.02(4), Florida Statutes, as the same may be amended from time to time, in the person's or entity's workplace is prohibited specifying the actions that will be taken against employees for violation of such prohibition. Such written statement shall inform employees about:

- (i) the dangers of drug abuse in the workplace.
 - (ii) the person's or entity's policy of maintaining a drug free environment at all its workplaces, including but not limited to all locations where employees perform any task relating to any portion of such contract, business transaction or grant.
 - (iii) any available drug counseling, rehabilitation, and employee assistance programs; and
 - (iv) the penalties that may be imposed upon employees for drug abuse violations.
- (2) Requiring the employee to sign a copy of such written statement to acknowledge his or her receipt of same and advice as to the specifics of such policy. Such person or entity shall retain the statements signed by its employees. Such person or entity shall also



Exhibit B - Drug Free Workplace Certification (cont.)

post in a prominent place at all of its work places a written statement of its policy containing the foregoing elements (i) through (iv).

(3) Notifying the employee in the statement required by subsection (1) that as a condition of employment the employee will:

- (i) abide by the terms of the statement; and
- (ii) notify the employer of any criminal drug statute conviction for a violation occurring in the workplace no later than five (5) days after such a conviction.

(4) Notifying the City within ten (10) days after receiving notice under subsection (3) from an employee or otherwise receiving actual notice of such conviction.

(5) Imposing appropriate personnel action against such employee up to and including termination; or requiring such employee to satisfactorily participate in a drug abuse assistance or rehabilitation program approved for such purposes by a federal, state, or local health, law enforcement, or other appropriate agency.

(6) Making a good faith effort to continue to maintain a drug free workplace through implementation of sections (1) through (5) stated above.

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CITY OF MADEIRA BEACH IS


VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT ANY CONTRACT OR BUSINESS TRANSACTION SHALL PROVIDE FOR SUSPENSION OF PAYMENTS, OR TERMINATION, OR BOTH, IF THE CITY DETERMINES THAT:

- (1) Such person or entity has made false certification.
- (2) Such person or entity violates such certification by failing to carry out the requirements of sections (1), (2), (3), (4), (5), or (6) or subsection 3-101(7)(B); or
- (3) Such a number of employees of such person or entity have been convicted of violations occurring in the workplace as to indicate that such person or entity has failed to make a good faith effort to provide a drug free workplace as required by subsection 3-101(7)(B).



Exhibit B - Drug Free Workplace Certification (cont.)

Signatory Requirement. In the case of a corporation, this affidavit shall be executed by the corporate president. In the case of a partnership, this affidavit shall be executed by the general partner(s). In the case of a business entity other than a partnership or a corporation, this affidavit shall be executed by an authorized agent of the entity or the individual.

Signature: 
Title: Dawn Dodge, P.E., LEED AP/Associate
Company: Kimley-Horn and Associates, Inc.

NOTARY PUBLIC

STATE OF FLORIDA

CITY OF Orlando

Sworn to and subscribed before me this 15th day of January 2024

by Dawn Dodge, P.E., LEED AP who is

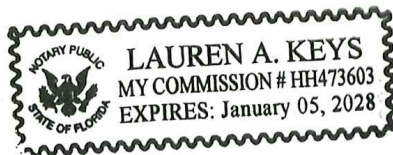
personally known to me OR Produced identification

_____ [type of identification]

My commission expires January 5, 2028

Notary Public Signature

[Print, type or stamp Commissioned name of Notary Public]





Licenses

On October 1, 2019, HB827/SB616 went into effect, creating the rules for Administrative Code 61G15, which removes the requirement that engineers obtain a separate engineering business license (certificate of authorization) for their engineering firm. Additional information about this can be found on the Florida Board of Professional Engineers website: <https://fbpe.org/licensure/licensure-process/engineering-firms/>.

However, Kimley-Horn's Registered Professional Engineering license screenshot from the Florida Board of Professional Engineers/Department of Business and Professional Regulation (DBPR) website is included below.

THE OFFICIAL SITE OF THE FLORIDA DEPARTMENT OF BUSINESS & PROFESSIONAL REGULATION

Florida Department of Business & Professional Regulation

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File a Complaint
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View Application Status
Find Exam Information
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AB&T Delinquent Invoice & Activity List Search

Licensee Information

Name:	KIMLEY-HORN AND ASSOCIATES, INC. (Primary Name) KIMLEY-HORN AND ASSOCIATES, INC. (DBA Name)
Main Address:	421 FAYETTEVILLE STREET SUITE 600 RALEIGH North Carolina 27601
County:	OUT OF STATE

License Information

License Type:	Engineering Business Registry
Rank:	Registry
License Number:	35106
Status:	Current
Licensure Date:	05/10/2021
Expires:	

THE OFFICIAL SITE OF THE FLORIDA DEPARTMENT OF BUSINESS & PROFESSIONAL REGULATION

Florida Department of Business & Professional Regulation

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AB&T Delinquent Invoice & Activity List Search

Licensee Information

Name:	MINGONET, MILTON SCOTT (Primary Name) KIMLEY-HORN AND ASSOCIATES INC (DBA Name)
Main Address:	200 SOUTH ORANGE AVENUE SUITE 600 ORLANDO Florida 32801
County:	ORANGE

License Information

License Type:	Registered Landscape Architect
Rank:	Landscape Arc
License Number:	LA0001428
Status:	Current,Active
Licensure Date:	10/14/1991
Expires:	11/30/2025

Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkway Tallahassee, Florida 32399-6500

License No.: **LB696**
Expiration Date February 28, 2025

Professional Surveyor and Mapper Business License
Under the provisions of Chapter 472, Florida Statutes

KIMLEY-HORN AND ASSOCIATES, INC.
421 FAYETTEVILLE ST STE 600
RALEIGH, NC 27601-1777

WILTON SIMPSON
COMMISSIONER OF AGRICULTURE

This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes.



State of Florida Department of State

I certify from the records of this office that KIMLEY-HORN AND ASSOCIATES, INC. is a North Carolina corporation authorized to transact business in the State of Florida, qualified on April 24, 1968.


The document number of this corporation is 821359.

I further certify that said corporation has paid all fees due this office through December 31, 2023, that its most recent annual report/uniform business report was filed on February 22, 2023, and that its status is active.

I further certify that said corporation has not filed a Certificate of Withdrawal.

*Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this
the Twenty-second day of
February, 2023*




Secretary of State

Tracking Number: 9937240518CC

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>




Planning Services to Create & Implement A NEW CITY MASTER PLAN


This certificate hereby qualifies


Blake Young, AICP

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 33686


Joel Albizo, FASAE, CAE
Chief Executive Director


Mitchell J. Silver, FAICP
President


American Institute
of Certified Planners
Creating Great Communities for All

This certificate hereby qualifies

Blair Knighting, AICP

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 31913


Joel Albizo, FASAE, CAE
Chief Executive Officer
American Planning Association


Deborah Lawlor, FAICP, PP
AICP President
American Institute of Certified Planners



American Institute
of Certified Planners
Creating Great Communities for All


This certificate hereby qualifies

Joseph R Crozier, AICP

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 30894


James M. Drinan, JD
Executive Director


Glenn E. Larson, AICP
President


The American Planning Association's
Professional Institute
American Institute
of Certified Planners
Making Great Communities Happen

This certificate hereby qualifies

Chad Davis

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 35457


Joel Albizo, FASAE, CAE
Chief Executive Director


Karen Wolf, FAICP
President



American Institute
of Certified Planners
Creating Great Communities for All


This certificate hereby qualifies


Philip DiMaria

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 32396


Joel Albizo, FASAE, CAE
Chief Executive Director


Deborah Lawlor, FAICP, PP
President


American Institute
of Certified Planners
Creating Great Communities for All

Verify: <https://www.youracclaim.com/gov/WANg0Lg>

This certificate hereby qualifies

Nicole Galasso

as a member with all the benefits of a AICP Candidate and a commitment to the AICP Code of Ethics and Professional Conduct.


Joel Albizo, FASAE, CAE
Chief Executive Director


Mitchell J. Silver, FAICP
President


American Institute
of Certified Planners
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Planning Services to Create & Implement A NEW CITY MASTER PLAN

Ron DeSantis, Governor
Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

BOARD OF LANDSCAPE ARCHITECTURE
THE LANDSCAPE ARCHITECT HEREIN HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 481, FLORIDA STATUTES

FLANAGAN, DAVID J
KIMLEY-HORN AND ASSOCIATES
200 CENTRAL AVENUE
SUITE 600
SAINT PETERSBURG FL 33701

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CNUa
ACCREDITED

The Congress for the New Urbanism
recognize

Eliza Harris Juliano
CNU-Accredited member

on the nomination of the faculty of
University of Miami School of Architecture

as of
20 May 2019

Richard E. Rhoads PhD
Dean & Professor of Architecture, University of Miami School of Architecture

Lynn Richards
President & CEO, Congress for the New Urbanism

AICP
American Institute of Certified Planners
Making Great Communities Happen

April 18, 2018

Kelley Klepper, AICP
1772 Main Street
3rd Floor
Sarasota, FL 34236-8836

Re: AICP Certification Verification

Please accept this letter as confirmation that Kelley Klepper, AICP, is a current member in good standing of the American Institute of Certified Planners (AICP), the professional institute of the American Planning Association (APA). The official details of the member's certification are:

AICP Certification Start Date: 7/1/1999
AICP Certification Number: 014512

AICP is the APA's professional institute, providing recognized leadership nationwide in the certification of professional planners, ethics, professional development, planning education, and the standards of planning practice.

AICP certified planners carry a high mark of distinction because they are required to meet rigorous standards, maintain their expertise through continuing education, and serve community interests.

For more information about the requirements to become AICP, please see our website: www.aicp.org

Please let us know if we can offer any additional assistance.

Sincerely,
APA Customer Service

American Institute of Certified Planners
The American Planning Association's Professional Institute
216 N. Michigan Ave., Suite 1200
Chicago, IL 60601
AICP.AmericanPlanning.org

AICP

B. KELLEY KLEPPER
HAS QUALIFIED AS A
MEMBER
AMERICAN INSTITUTE OF CERTIFIED PLANNERS

JULY 1999
DATE OF MEMBERSHIP

Brian Klemke
PRESIDENT

James S. So
EXECUTIVE DIRECTOR

Ron DeSantis, Governor
Melanie S. Griffin, Secretary

STATE OF FLORIDA
BOARD OF PROFESSIONAL ENGINEERS
THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

NIFORATOS, CHRISTOPHER A.
7529 DUNBRIDGE DRIVE
ODESSA FL 33556

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May 5, 2023

Blair Knighting
12740 Green Bay Pkwy W Suite 2350
Jacksonville, Florida 32258

Current Membership Level: Individual
Membership Number: 13582

Dear Blair:
The Florida Trust for Historic Preservation appreciates your support of membership this year! You are an important part of protecting Florida's irreplaceable historic resources. Thank you for your confidence in us and your generosity.

Thank you for your membership payment of \$45 to the Florida Trust. Your next renewal date is 4/17/2024. The Florida Trust for Historic Preservation is a 501(c)(3) organization and your contribution is deductible to the extent provided by law. Please consult your tax adviser regarding your personal tax circumstances.

Your generous support helps us fulfill our mission to promote the preservation and inclusive sharing of the diverse architectural, historical and archaeological heritage of Florida through advocacy, education and historic property stewardship. This important work includes our annual Florida's 11 to Save list of the most threatened historic places in the state, continuing stewardship of historic properties, our annual conference and continued education and advocacy work.

As a member we will keep you informed of our progress. To see our most current news, please visit our website and follow us on social media. Again, thank you for your generous contribution and your continued support of the Florida Trust.

Sincerely,
Melissa Wylie
Melissa Wylie
CEO & President
Florida Trust for Historic Preservation

The American Institute of Certified Planners
The Professional Institute of the American Planning Association

hereby qualifies
Jessica L. Sick
as a member
with all the benefits
of a Certified Planner and
responsibility to the
AICP Code of Ethics
and Professional Conduct.

Certified Planner Number: 021531

March 23, 2007

Jessica L. Sick
PRESIDENT

Paul Farmer
EXECUTIVE DIRECTOR

This certificate hereby qualifies
Jared R. Schneider, AICP
as a member with all the benefits of a Certified Planner
and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number 024814

Paul Farmer
Paul Farmer, FAICP
Executive Director and CEO

Paul Inghram
Paul Inghram, AICP
President

AICP
The American Planning Association's
Professional Institute
American Institute
of Certified Planners
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Planning Services to Create & Implement A NEW CITY MASTER PLAN

The American Institute of Certified Planners

The Professional Institute of the American Planning Association

hereby qualifies

Ryan Suarez

as a member with all the benefits of a Certified Planner and responsibility to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 021106

July 14, 2006

Joel Albizo *Karen Wolf*

EXCUTIVE DIRECTOR PRESIDENT

Ron DeSantis, Governor Melanie S. Griffin, Secretary

STATE OF FLORIDA

BOARD OF PROFESSIONAL ENGINEERS


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SEALS, JOHN ROBERT
5819 Mariner 5819 MARINER ST
TAMPA FL 33609

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This certificate hereby qualifies

Hanna Shaffer, AICP

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 33655

Joel Albizo *Mitchell J. Silver*

Joel Albizo, FASAE, FAICP
Chief Executive Director Mitchell J. Silver, FAICP
President

AICP
American Institute of Certified Planners
Creating Great Communities for All

Verify: www.yourclaim.com/

This certificate hereby qualifies

Alex P Steady

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 3438

Joel Albizo *Karen Wolf*

Joel Albizo, FASAE, FAICP
Chief Executive Director Karen Wolf, FAICP
President

AICP
American Institute of Certified Planners
Creating Great Communities for All

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This certificate hereby qualifies

William D. Waddill

as a member with all the benefits of a Certified Planner and a commitment to the AICP Code of Ethics and Professional Conduct.

Certified Planner Number: 022348

Joel Albizo *Karen Wolf*

Joel Albizo, FASAE, FAICP
Chief Executive Director Karen Wolf, FAICP
President

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American Institute of Certified Planners
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Ron DeSantis, Governor Melanie S. Griffin, Secretary

STATE OF FLORIDA

DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

BOARD OF LANDSCAPE ARCHITECTURE

THE LANDSCAPE ARCHITECT HEREIN HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 481, FLORIDA STATUTES


WADDILL, WILLIAM D
655 NORTH TAMiami TRAIL
SARASOTA FL 34236

LICENSE NUMBER: LA0001345
EXPIRATION DATE: NOVEMBER 30, 2025

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ISSUED: 12/06/2023

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Exceptions

The indemnity provision, section 7.5.1 on page 15, of the Request for Qualifications (RFQ), is in violation of Florida Statute 725.08. We recommend that you modify this language to make it compliant. Suggested language per Florida Statute 725.08: "The CONSULTANT shall indemnify and hold harmless the CITY, and its officers and employees, from liabilities, damages, losses, and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the CONSULTANT and other persons employed or utilized by the CONSULTANT in the performance of the contract.