



Pamn Henderson  
Chair

Robert Carroll  
Vice Chair

P.O. Box 11399 Pensacola, FL 32524-1399  
P: 850.332.7976 • 1.800.226.8914 • F: 850.637.1923 • [www.ecrc.org](http://www.ecrc.org)

## MEETING OF THE TRANSPORTATION PLANNING ORGANIZATION

**May 28, 2025, 3:30 p.m.**

**Bay County Transit Office, 1010 Cone Ave Panama City, FL 32401**

Technical Coordinating Committee (TCC) - 11:00 a.m.

Citizens' Advisory Committee (CAC) - 1:30 p.m.

### CALL TO ORDER / INVOCATION / PLEDGE – Chair Pamn Henderson

### APPROVAL OF AGENDA

Any new action items to be added to the agenda must be approved by a vote of two-thirds (2/3) of the TPO members present.

### PUBLIC FORUM

Please obtain a speaker request form from ECRC staff. Speakers are asked to limit their remarks to three minutes.

### FDOT UPDATE:

1. **FDOT Update** - *Bryant Paulk, AICP, Florida Department of Transportation (FDOT) Urban Liaison*

### PLANNING AND TRANSIT CONSENT AGENDA:

1. **ALL COMMITTEES** - Approval of the February 2025 Meeting Minutes
2. **ALL COMMITTEES** - Consideration of Resolution of Bay 25-11 Adopting the FY 2025 – FY 2026 Unified Planning Work Program (UPWP) Year 2 (FY 2022) Amendment – *Kandase Lee, ECRC CEO*
3. **TPO ONLY** - Consideration of Resolution Bay 25-15 Authorizing the Surplus of Rolling Stock – *Lamar Hobbs, Bay County Transit*
4. **TPO ONLY** - Consideration of Resolution Bay 25-16 Authorizing Sale of the Commercial Land Site Located on Douglas Road – *Lamar Hobbs, Bay County Transit*

BAY COUNTY TPO

Staffed by the Emerald Coast Regional Council



## **PLANNING ACTION ITEMS:**

- 1. ENCLOSURE A – ALL COMMITTEES – ROLL CALL VOTE** - Consideration of Resolution Bay 25-12 Amending the FY 2025-2029 Transportation Improvement Program update the Construction Cost for Scott's Ferry Road Over Bear Creek Bridge Replacement Project for Financial Project Identification (FPID) Number 439380-1 in FY 2025/2026 at a Total Cost of \$10,374,991 – *Bryant Paulk, AICP, FDOT*
- 2. ENCLOSURE B - ALL COMMITTEES – ROLL CALL VOTE** - Consideration of Resolution Bay 25-13 Amending the FY 2025-2029 Transportation Improvement Program Add the Construction Phase for SR 77 from 23<sup>rd</sup> Street to CR 2312 (Baldwin Road) Sidewalk Project, Financial Project Identification (FPID) Number 445564-3 in FY 2025/2026 at a Total Cost of \$4,715,700 – *Bryant Paulk, AICP, FDOT*
- 3. ENCLOSURE C - ALL COMMITTEES – ROLL CALL VOTE** - Consideration of Resolution Bay 25-14 Amending the FY 2025-2029 Transportation Improvement Program to Change the Mileage for Lake Drive from SR 30 (US 98) to South Berthe Avenue Sidewalk Project for Financial Project Identification (FPID) Number 453604-1 – *Bryant Paulk, AICP, FDOT*
- 4. ENCLOSURE D – ALL COMMITTEES – ROLL CALL VOTE AND PUBLIC HEARING** Consideration of Resolution Bay 25-10 Adopting the Bay County TPO FY 2026-2030 Transportation Improvement Program (TIP) – *Gary Kramer, ECRC Staff*
- 5. ENCLOSURE E – ALL COMMITTEES** - Consideration of Resolution Bay 25-09 Adopting the Bay County TPO FY 2027-2031 Project Priorities – *Gary Kramer, ECRC Staff*
- 6. ENCLOSURE F – ALL COMMITTEES** - Nomination and Election of TPO Board, TCC, and CAC Chair and Vice Chair for FY 2026

## **PLANNING INFORMATION ITEMS** (no presentation necessary):

1. TCC and CAC February 2025 Meeting Minutes
2. Bay County TPO Annual Joint Certification Letter
3. Florida Commerce Letter Verifying TIP Consistency
4. 2025 Bay County TPO Meeting Schedule

## **TRANSIT UPDATE**

### **LEGAL UPDATE – Burke, Blue, Hutchison, Walters & Smith, P.A.**

**OTHER BUSINESS** – The next Bay TPO meeting will be held on August 27, 2025, at 3:30 p.m. The TCC will meet at 11:00 a.m. and the CAC at 1:30 p.m. All meetings will take place at the Bay County Transit Office, 1010 Cone Ave Panama City, FL 32401.

BAY COUNTY TPO

Staffed by the Emerald Coast Regional Council



**ADJOURNMENT:** Stay up to date with TPO events and activities by subscribing to the Bay County TPO Interested Parties list by clicking here: [Bay County TPO Interested Parties](#)

*Public participation is solicited without regard to race, color, national origin, sex, age, religion, disability, or family status. Reasonable accommodations for access will be made in accordance with the American with Disabilities Act and for languages other than English. Please notify ECRC Public Involvement of any special requirements or requests at [publicinvolvement@ecrc.org](mailto:publicinvolvement@ecrc.org) or email Leandra Meredith at [Leandra.Meredith@ecrc.org](mailto:Leandra.Meredith@ecrc.org). You may also call 1800-226-8914 or 1-800-955-8771 for TTY-Florida. All requests should be made at least 48 hours in advance.*

*Introduzca la participación del público se solicita, sin distinción de raza, color, origen nacional, sexo, edad, religión, discapacidad o estado familiar. La OPC hará arreglos razonables para el acceso a esta reunión de acuerdo con el Americans with Disabilities Act, y para los requisitos de idioma que no sea Inglés. Notifique a la Ada Clark ([ada.clark@ecrc.org](mailto:ada.clark@ecrc.org)) de los requisitos de acceso o el idioma en el 850-332-7976 ext. 227 o 1-800-955-8771 para TTY-Florida al menos 48 horas de antelación.*

SCAN QR CODE TO VIEW

**FULL AGENDA**



# **FDOT UPDATES**

# CONSENT AGENDA

**BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION MEETING MINUTES**  
**EMERALD COAST REGIONAL COUNCIL (Designated staff)**  
**Bay County Transit Office**  
**1010 Cone Ave, Panama City, FL 32401**  
**February 05, 2025**

**MEMBERS IN ATTENDANCE:**

Pamn Henderson, CHAIR	City of Callaway
Daniel Raffield	Bay County Commission
Doug Crosby	Bay County Commission
Clair Pease	Bay County Commission
David Griggs	City of Callaway
Judy Vandergrift	City of Lynn Haven
Pat Perno	City of Lynn Haven
Brian Grainger	City of Panama City
Janice Lucas	City of Panama City
Mary Coburn	City of Panama City Beach
Paul Casto	City of Panama City Beach
Jack Griffis	City of Springfield
<u>Virtual Attendance</u>	
Josh Street	City of Panama City

**MEMBERS NOT IN ATTENDANCE:**

Robert Carroll, VICE-CHAIR	Bay County Commission
Doug Moore	Bay County Commission
Jerry Smith	City of Mexico Beach
Jenna Flint Haligas	City of Panama City
Michael Rohan, Sr.	City of Panama City

**OTHERS IN ATTENDANCE:**

Bryant Paulk	FDOT
Vincent Spahr	Kimley Horn
Anna Pelletier	The Callaway Citizen
Teresa Langston	Callaway Citizen for Change
Cliff John	Bay County TCC
Harris Neilly	Transdev
Jeff Roberts	Michael Baker
Kaylor Collins	FDOT
Eddie Cook	City of Callaway
Lamar Hobbs	BayWay
Gene Keen	BayWay
Trey Kolmetz	BayWay
Nicole Austin	BayWay

Matt DeVit	City of Panama City
Terry Shaw	Kimley Horn
Bruch Barnhard	
<u>Virtual Attendance</u>	
Brian Graham	Kimley Horn
Colby Cleveland	
Cory Wilkinson	HDR
Daniel Rosenheim	
Jared Kirkland	FDOT

**EMERALD COAST REGIONAL COUNCIL STAFF:**

Tiffany Bates  
Annie Arguello  
Leandra Meredith  
Howard Vanselow  
Gary Kramer  
Roshita Taylor  
Virtual Attendance:  
Kandase Lee  
Gabrielle McVoy  
Jill Nobles  
Rae Emary

**CALL TO ORDER / INVOCATION / PLEDGE**

**APPROVAL OF AGENDA**

**Councilmember Coburn moved to approve the agenda as presented. Commissioner Grainger seconded the motion, and it was unanimously approved.**

**PUBLIC FORUM:**

Eddie Cook, City Manager of Callaway, addressed the board about the Transportation Alternatives set-aside item, and suggested that the Callaway project be returned to its spot in the ranking due to a last-minute change in scoring that was made to one of the projects. Eddie Cook stated that he did not believe that the new ranking should be accepted because scoring information was provided by the applicant after the submittal deadline.

***FDOT UPDATE: FDOT Update - Bryant Paulk, AICP Florida Department of Transportation (FDOT) Urban Liaisons***

Bryant Paulk gave an update on the Tyndall Flyover Project, stating that FDOT negotiated the bridge deck issue that the contractor had, and they are now released to move forward with

the reconstruction of the portion of bridge deck that had a failure. The project has an anticipated completion date of late summer 2025. The contractor is currently more than 700 days over schedule and FDOT is assessing liquidated damages for this overage.

Bryant Paulk gave an update on the realignment project on US 231 and Starr Avenue. The project was delayed until June of this year. Bryant Paulk stated that Bay County currently has sixteen active construction projects; FDOT looked at the opportunity for additional work in this area and decided they would get better bids if this project was pushed out to the end of the fiscal year.

#### **PLANNING AND TRANSIT CONSENT AGENDA:**

- 1. ALL COMMITTEES - Approval of December 2024 Meeting Minutes**
- 2. TPO ONLY - Consideration of Resolution Bay 25-05 Authorizing the Surplus of Transit Vehicles 1401 1402, and 1403 – *Lamar Hobbs, Bay County Transit***

**Councilmember Coburn moved to approve the consent agenda. Commissioner Perno seconded the motion, and it was unanimously approved.**

#### **PLANNING ACTION ITEMS:**

- 1. ENCLOSURE A – ALL COMMITTEES - Consideration of Resolution Bay 25-04 Supporting the Draft Bay County Safety Action Plan and Authorizing the TPO Chair to Sign a Letter of Support for the Draft Bay County Safety Action Plan - *Bay County Staff / Michael Baker International***

Jeff Roberts, Michael Baker International, provided an overview of the Bay County Safety Action Plan status and preliminary findings.

**Commissioner Griggs moved to authorize the TPO chair to sign Resolution Bay 25-04 supporting the Bay County draft Safety Action Plan and authorizing the TPO chair to sign a letter of support for the Bay County Safety Action Plan's top 100 locations for fatal and serious injury crashes. Councilmember Casto seconded the motion, and it was unanimously approved.**

- 2. ENCLOSURE B - ALL COMMITTEES - Consideration of Resolution Bay 25-01 Adopting the Bay TPO 2050 Long Range Transportation Plan (LRTP) Goals and Objectives – *Gary Kramer, ECRC Staff***

Gary Kramer gave an introduction into the Bay County TPO 2050 LRTP Goals and Objectives, stating that the Goals and Objectives will be used to establish the evaluation criteria to rank the adopted 2050 LRTP Needs Plan projects. Once this ranking is established, it will be used to create a draft 2050 LRTP Cost Feasible Plan.



Brian Graham presented the LRTP Goals and Objectives 2050 vision and mission.

**Councilmember Casto moved to authorize the TPO chair to sign Resolution Bay 25-01 adopting the Bay County TPO 2050 Long Range Transportation Plan (LRTP) Goals and Objectives. Commissioner Grainger seconded the motion, and it was unanimously approved.**

**3. ENCLOSURE C - ALL COMMITTEES - Consideration of Resolution Bay County TPO 25-06 Adopting the Long Range Transportation 2050 Public Participation Plan (PPP) – *Annie Arguello, ECRC Staff***

Annie Arguello presented the LRTP 2050 PPP and stated that the Bay County TPO's PPP addresses all required strategies.

**Councilmember Coburn moved to authorize the TPO chair to sign Resolution Bay 25-06 approving the 2050 LRTP Public Participation Plan for the Bay County TPO. Commissioner Perno seconded the motion, and it was unanimously approved.**

**4. ENCLOSURE D - ALL COMMITTEES - Consideration of Resolution Bay 25-03 Adopting the 2025 Transportation Alternatives (TA) Set-Aside Ranked Projects for FDOT District 3 Fiscal Year 2027 – 2031 Tentative Work Program– *Roshita Taylor, ECRC Staff***

Roshita Taylor presented the 2025 TA Set-Aside ranked projects to send to FDOT for inclusion in the District 3 Fiscal Year 2027 – 2031 Tentative Work Program. Roshita Taylor stated that the following projects were submitted to be ranked for submission to FDOT: (1) Bay County-Manolia Beach Road Multi-Use Path (west of Pelican Bay Drive to east of Mystic Lane); (2) City of Callaway-South Gay Avenue Sidewalk Project (Boat Race Road to Cherry Street); (3) City of Lynn Haven-Carolina Avenue & 14th Street Sidewalk (SR 390 to West 14th Street & SR 390 to Maryland Avenue).

Roshita Taylor stated that there was a resubmission of the Lynn Haven TA application after the deadline which would result in additional points for the safety and design amenities criteria. Roshita Taylor noted that whether or not to accept the score change was at the board's discretion. After discussion, the board decided not to accept the scoring change due to the material being submitted after the deadline.

**Commissioner Pease moved to authorize the TPO chair to sign Resolution Bay 25-03 adopting the 2025 Transportation Alternatives (TA) Set-aside ranked projects as originally ranked. Councilmember Casto seconded the motion, and it was unanimously approved.**

**5. ENCLOSURE E – ALL COMMITTEES - Consideration of Resolution Bay 25-02 Accepting the Smart Regions Master Plan – *Jill Nobles, ECRC Staff***

Terry Shaw presented the Smart Regions Master Plan and stated that ECRC, in partnership with the FL-AL TPO, developed the plan to further ECRC and the TPO's efforts in advancing technological infrastructure needed to achieve Vision Zero and develop a Smart Region based on existing infrastructure and opportunities to understand and/or solve problems using technology. Terry Shaw stated that the plan aims to identify lifesaving technology concepts across the ECRC and the TPO areas. This plan is simply a resource for improvements and concepts should a local government wish to implement. There was discussion about putting pedestrian crosswalk lights above drivers in Mexico beach due to traffic blocking the current sign location on the side of the road.

**Commissioner Griggs moved to authorize the TPO chair to sign Resolution Bay 25-02 accepting the Smart Regions Master Plan. Commissioner Peas seconded the motion, and it was unanimously approved.**

**PLANNING PRESENTATIONS ITEMS:**

**1. ENCLOSURE F - ALL COMMITTEES - Schedule for Development of the Bay County TPO FY 2027-2031 Project Priorities– *Gary Kramer, ECRC Staff***

Gary Kramer presented the schedule for the Bay County TPO FY27-31 Project Priorities.

**PLANNING INFORMATION ITEMS (no presentation necessary):**

1. TCC and CAC December 2024 Meeting Minutes
2. 2025 Bay County TPO Meeting Schedule

**TRANSIT AGENDA**

**TRANSIT UPDATE**

Lamar Hobbs stated that there is no additional funding to continue the Sunday service after March of this year.

Lamar Hobbs stated that Genfare, the fare boxes used to collect transit fares, is no longer going to service or maintain the Odyssey Fare Box, which is what the county primarily uses. Lamar Hobbs stated that Bay County can either buy new fare boxes or look for an alternative way to take fares without having to spend several hundred thousand dollars. Lamar Hobbs stated that staff are looking into what other agencies across the country are doing and stated

that one option is to go back to the old typical manual fare box where customers put the cash in at the top and push a button down. Genfare's intent is to quit servicing the fare boxes at the end of 2025.

Lamar Hobbs stated that last year the county began a partnership with a Transportation Network Company. The county was notified that they were subject to a federal drug and alcohol audit of the transit system, which doesn't concern the county because they never had any issues with drug and alcohol compliance. One of the findings that came out of that drug and alcohol audit was that there were drivers in safety sensitive positions, some of which have not met the FTA drug and alcohol requirements. After an audit Bay County was exempt, but because there was an app they wouldn't qualify for the Taxicab exemption. Lamar Hobbs stated that in 2018 Dallas Area Transit (Texas) received the same finding but was able to get out of it because they continued to meet the qualifications for exemption even though they used an app. Lamar Hobbs stated that the county is currently fighting an objection.

Chair Henderson asked where the bus wash facility stands and where the Transit Authority House Bill stands. Lamar Hobbs stated that the Transit Authority Bill is dead for now. It did not go to the legislature this year, nor did it get to the local delegation for approval. The governor's office has indicated they want to review the language.

## **LEGAL UPDATE**

Lamar Hobbs gave the legal update and stated that the contractor for the bus wash system has not done a good job of providing a good quality product and that the contractor is not following specifications. After 40-50 buses went through, the flooring started to bubble and come up in sheets. Lamar Hobbs stated that they did not use an approved product. County staff asked the architect verbally and in writing if he equipment will need to be removed in order to properly redo the floors. The price given to redo the floors was estimated to be \$80,000 to \$100,000. Lamar Hobbs stated that county staff are giving the contractors the opportunity to correct the problem.

## **OTHER BUSINESS**

None

## **ADJOURNMENT**

## **ENCLOSURE - CONSENT ALL COMMITTEES**

**SUBJECT:** Consideration of Resolution of Bay 25-11 Adopting the FY 2025 – FY 2026 Unified Planning Work Program (UPWP) Year 2 (FY 2022) Amendment

**ORIGIN OF SUBJECT:** Title 23, Code of Federal Regulations, Section 450.308; Florida Statutes Chapter 339.175 (9) (a) (2); Bay County Transportation Planning Organization (TPO) Unified Planning Work Program

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** The UPWP is a required product of the TPO. It describes the planning work tasks and budget for the TPO fiscal year (July through June). As defined in the Code of Federal Regulations, the UPWP is a statement of work identifying the planning priorities and activities to be carried out within a metropolitan planning area. At a minimum, a UPWP includes a description of the planning work and resulting products, who will perform the work, and the source(s) of funds (23 C.F.F. 450.104). The TPO adopts a new UPWP every other year.

TPO work elements include, but are not limited to:

- Program Development
- Long Range Transportation Planning
- Data Development and Management
- Short Range Transportation Planning
- Plans and Studies
- Marketing Outreach and Engagement

The draft amended FY 2025 – FY 2026 UPWP for Year 2 (FY 2026) is accessible via the hyperlink below.  
[https://ecrc.org/programs/transportation\\_planning/bay\\_county\\_tpo/index.php#outer-557](https://ecrc.org/programs/transportation_planning/bay_county_tpo/index.php#outer-557)

**Attached is the following:**

- Resolution Bay 25-11

**RECOMMENDED ACTION:** Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-11 adopting the FY 2025 – FY 2026 Year 2 (FY 2026) amendments pending comments from review agencies. This action is recommended because the UPWP is a required TPO document and contains the work tasks and budget for the next fiscal year. Please contact Kandase Lee, ECRC CEO, at [kandase.lee@ecrc.org](mailto:kandase.lee@ecrc.org) or (850) 332-7976, Ext. 201 if additional information is needed.

# RESOLUTION BAY 25-11

## A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION ADOPTING THE FY 2025 – FY 2026 UNIFIED PLANNING WORK PROGRAM (UPWP) YEAR 2 AMENDMENT

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**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the organization designated by the governor of Florida as being responsible for carrying out the continuing, cooperative and comprehensive transportation planning process for the Bay County TPO Planning Area; and

**WHEREAS**, the UPWP shall be adopted by the TPO and submitted to the governor of the state of Florida and to the Federal Transit and Federal Highway Administrations, as provided in Title 23 CRF Section 450, Florida Statutes; and

**WHEREAS**, the Federal Government annually appropriates funds for public transportation planning (FTA Section 5305) at the state level; and

**WHEREAS**, the Florida Department of Transportation (FDOT) applies for these funds in the year of appropriation and allocates the funds to each TPO, according to a formula, in the following year;

**NOW, THEREFORE, BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION THAT:**

The FY 2025 – FY 2026 UPWP Year 2 (FY 2026) amendment is hereby adopted.

Passed and duly adopted by the Bay Transportation Planning Organization on this 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

## **ENCLOSURE – CONSENT TPO ONLY**

**SUBJECT:** Consideration of Resolution Bay 25-15 Authorizing the Surplus of Rolling Stock

**ORIGIN OF SUBJECT:** Bay County Staff on Behalf of TPO

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** The Federal Transit Administration (FTA) has established several policies that are meant to ensure that buses purchased or leased with Federal funds are maintained and remain in transit use for a minimum useful life. Useful life of rolling stock begins on the date the vehicle is placed in revenue service and continues until it is removed from service. Minimum useful life for a cutaway bus is achieved when the vehicle has reached at least five years of service and an accumulation of at least 200,000 miles whichever comes first. Based on the policies the vehicles have reached their minimum useful life and are available to be surplus.

**Attached is the following:**

- Resolution Bay 25-15
- Rolling Stock Status Report

**RECOMMENDED ACTION:** A motion approving Resolution Bay 25-15 authorizing the surplus of transit vehicles 1505 (2016 Glaval Universal VIN: 1FDFE4FS0GDC07174) 1506 (2016 Glaval Universal VIN: 1FDFE4FS9GDC03267), 1507 (2016 Glaval Universal VIN: 1FDFE4FSXGDC03276), 1508 (2016 Glaval Universal VIN: 1FDFE4FS0GDC03271), 1509 (2016 Glaval Universal VIN: 1FDFE4FS4GDC08408), 1602 (2016 Glaval Universal VIN: 1FDFE4FS2GDC53492), 1605 (2016 Glaval Universal VIN: 1FDFE4FS1GDC53497), and 1702 (2017 Turtle Top Terra Transit VIN: 1FDFE4FS2HDC58886). Contact Lamar Hobbs, Bay County Board of County Commissioners, at 850-248-8161 or [lhobbs@baycountyfl.gov](mailto:lhobbs@baycountyfl.gov), if additional information is needed.

## RESOLUTION BAY 25-15

### A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION AUTHORIZING THE SURPLUS OF TRANSIT VEHICLES

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**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the designated recipient for all transit grant funds including and not limited to Federal Transit Administration (FTA) and Florida Department of Transportation (FDOT); and

**WHEREAS**, the TPO owns and operates the transit infrastructure needed for the provision of public transit services throughout Bay County; and

**WHEREAS**, the FTA and FDOT require recipients of federal and state funds to maintain transit infrastructure in a "state of good repair" so that the public transit system is provided to the communities in an efficient, reliable, and safe manner; and

**WHEREAS**, the FTA and FDOT have established several policies that are meant to ensure that buses purchased or leased with Federal and/or State funds are maintained and remain in transit use for a minimum useful life; and

**WHEREAS**, the FTA and FDOT consider the minimum useful life for cutaway transit buses to be at least 5 years of service and/or an accumulation of at least 200,000 miles; and

**WHEREAS**, transit vehicles 1505, 1506, 1507, 1508, 1509, 1602, 1605, and 1702, all of which are cutaway transit buses have been in service for at least five years and have exceeded the minimum required mileage of 200,000 miles;

**NOW, THEREFORE BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION (TPO) THAT:**

The TPO authorizes the surplus of transit vehicles 1505 (2016 Glaval Universal VIN: 1FDFE4FS0GDC07174) 1506 (2016 Glaval Universal VIN: 1FDFE4FS9GDC03267), 1507 (2016 Glaval Universal VIN: 1FDFE4FSXGDC03276), 1508 (2016 Glaval Universal VIN: 1FDFE4FS0GDC03271), 1509 (2016 Glaval Universal VIN: 1FDFE4FS4GDC08408), 1602 (2016 Glaval Universal VIN: 1FDFE4FS2GDC53492), 1605 (2016 Glaval Universal VIN: 1FDFE4FS1GDC53497), and 1702 (2017 Turtle Top Terra Transit VIN: 1FDFE4FS2HDC58886).

Passed and duly adopted by the Bay County Transportation Planning Organization this 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_  
Bay County TPO  
May 2025

**Rolling Stock Status Report**  
**Bay County Transportation Planning Organization**

Veh #	Vehicle Year	Make	Model	Date in Service	Out of Service	Original Cost	Grant Number	Federal Funding Percentage	Fed Useful Life (yr)	Actual Service (yr)	Remaining Yrs	Remaining % based on yrs	Actual Milage	Minimum Useful life Milage	Remaining % based on miles	Total Federal Share	Remaining Fed Share based on yrs	Remaining Fed Share based on miles
1505	2016	Glaval	Universal	9/10/2015	05/28/25	\$ 75,422.00	FL-90-X829	100%	5	10	0	0%	205,828	200,000	0%	0%	\$ -	\$ -
1506	2016	Glaval	Universal	9/10/2015	05/28/25	\$ 75,422.00	FL-16-0009	0%	5	10	0	0%	208,103	200,000	0%	0%	\$ -	\$ -
1507	2016	Glaval	Universal	9/10/2015	05/28/25	\$ 75,422.00	FL-16-0009	0%	5	10	0	0%	213,379	200,000	0%	0%	\$ -	\$ -
1508	2016	Glaval	Universal	9/10/2015	05/28/25	\$ 75,422.00	FL-16-0009	0%	5	10	0	0%	200,893	200,000	0%	0%	\$ -	\$ -
1509	2016	Glaval	Universal	10/8/2015	05/28/25	\$ 75,422.00	ARO34	7%	5	10	0	0%	208,609	200,000	0%	0%	\$ -	\$ -
1602	2016	Glaval	Universal	8/16/2016	05/28/25	\$ 74,735.00	FL-13-0041	0%	5	9	0	0%	205,844	200,000	0%	0%	\$ -	\$ -
1605	2016	Glaval	Universal	8/16/2016	05/28/25	\$ 74,735.00	FL-13-0041	0%	5	9	0	0%	200,340	200,000	0%	0%	\$ -	\$ -
1702	2017	Turtle Top	Terra Transit	4/24/2018	05/28/25	\$ 78,796.00	FL-2017-093	100%	5	7	0	0%	202,708	200,000	0%	0%	\$ -	\$ -



## **ENCLOSURE- CONSENT TPO ONLY**

**SUBJECT:** Consideration of Resolution Bay 25-16 Authorizing Sale of the Commercial Land Site Located on Douglas Road

**ORIGIN OF SUBJECT:** Bay County Staff on Behalf of TPO

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** On May 23, 2008, the Bay County Transportation Planning Organization (TPO) procured an approximate 13.8-acre parcel of vacant land zoned for commercial use in the amount of \$400,000.00. The property was procured using federal grant funds (FL-04-0043-00) provided by the Federal Transit Administration (FTA) for the purpose of constructing a transit and administrative fleet/maintenance facility and has remained unused since that time.

On April 24, 2024, the TPO authorized the surplus of said property so that it could be competitively marketed, and FTA reimbursed the greater of its share of the fair market value.

On May 6, 2024, a current property appraisal and subsequent review appraisal was ordered at the request of FTA to determine the fair market value. The property appraisal valued the property at \$585,000.00. The review appraisal further concluded that the property appraisal report was appropriate and not misleading.

On August 27, 2024, the FTA provided their concurrence of the appraisals and planned disposition of said property with the proceeds to be used towards other approved capital projects.

On October 18, 2024, the property was listed with Talcor Commercial Real Estate Services, Inc., a registered real estate broker for the purpose of selling the property at the appraised value of \$585,000.

On April 3, 2025, Talcor Commercial Real Estate Services, Inc. provided staff with a letter of intent to purchase the property in the amount of \$535,000. Contact was made with FTA to request their concurrence on selling the property at an amount that is below the appraised fair market value.

On April 23, 2025, the FTA provided its concurrence to sale the property for \$535,000.

**Attached are the following:**

- Resolution Bay 25-16
- Agreement for Purchase and Sale

**RECOMMENDED ACTION:** Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-16 authorizing the sale of the Douglas Road property in the amount of \$535,000 and authorizing the TPO chair to sign and execute all documents related to the sale of the property and make any necessary modifications as approved by the TPO Attorney. Contact Lamar Hobbs, Bay County Board of County Commissioners, at 850-248-8161 or [lhobbs@baycountyfl.gov](mailto:lhobbs@baycountyfl.gov), if additional information is needed.

## **RESOLUTION BAY 25-16**

### **A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION AUTHORIZING THE SALE OF AN APPROXIMATE 13.8 ACRE PARCEL OF VACANT LAND LOCATED ON DOUGLAS ROAD IN THE AMOUNT OF \$535,000.00**

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**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the designated recipient for all transit grant funds including and not limited to Federal Transit Administration (FTA) and Florida Department of Transportation (FDOT); and

**WHEREAS**, in FY2008, the TPO applied for and was awarded federal grant FL-04-0043-00 by the Federal Transit Administration (FTA) for the purposes of purchasing land to construct a transit facility on; and

**WHEREAS**, on May 23, 2008, the TPO purchased said land utilizing FTA grant funds in the amount of \$400,000.00; and

**WHEREAS**, said property has continued to remain unused and is not expected to be used for public transportation purposes now or in the future; and

**WHEREAS**, the TPO as a recipient of federal funds is required to utilize the property for its intended purpose or competitively market the property and repay FTA the greater of its share of the fair market value; and

**WHEREAS**, on April 24, 2024, the TPO authorized the surplus of the property at or above the appraised fair market value; and

**WHEREAS**, on October 18, 2024, the TPO competitively listed the property for sale with registered real estate broker, Talcot Commercial Real Estate Services, Inc. at a fair market value of \$585,000.00; and

**WHEREAS**, on April 3, 2025, the TPO received a letter of intent to purchase from 52Ten, LLC, in the amount of \$535,000.00, and

**WHEREAS**, on April 22, 2025, the TPO provided justification for the sale of the property in the amount of \$535,000.00; and

**WHEREAS**, on April 23, 2025, the FTA provided concurrence for the sale of the property in the amount of \$535,000.00;

**NOW, THEREFORE BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION (TPO) THAT:**

The TPO approves a resolution authorizing the sale of the Douglas Road property in the

amount of \$535,000 and authorizing the TPO chair to sign and execute all documents related to the sale of the property and make any necessary modifications as approved by the TPO Attorney.

Passed and duly adopted by the Bay County Transportation Planning Organization this 28 day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

## Vacant Land Contract



1. **Sale and Purchase ("Contract"):** Bay County Transportation Planning Organization  
("Seller") and 52Ten, LLC, an Arizona Limited Liability Company  
("Buyer") (the "parties") agree to sell and buy on the terms and conditions specified below the property ("Property")  
described as: Approximately 13.3 +/- acres of vacant land  
Address: Douglas Road, Panama City, FL 32405  
Legal Description: See Exhibit "A" attached hereto and incorporated herein
- SEC 27 /TWP /3S /RNG 14W of Bay County, Florida. Real Property ID No.: 12694-000-000  
including all improvements existing on the Property and the following additional property:
2. **Purchase Price:** (U.S. currency) ..... \$ 535,000.00  
All deposits will be made payable to "Escrow Agent" named below and held in escrow by:  
Escrow Agent's Name: Burke Blue, P.A.  
Escrow Agent's Contact Person: Daniel Rosenheim  
Escrow Agent's Address: 16215 Panama City Beach Parkway, Panama City Beach, Florida 32413  
Escrow Agent's Phone: (850)236-4444  
Escrow Agent's Email: drosenheim@burkeblue.com
- (a) Initial deposit (\$0 if left blank) (Check if applicable)  
☐ accompanies offer  
☒ will be delivered to Escrow Agent within 5 days (3 days if left blank)  
after Effective Date ..... \$ 10,000.00
- (b) Additional deposit will be delivered to Escrow Agent (Check if applicable)  
☐ within \_\_\_\_\_ days (10 days if left blank) after Effective Date  
☐ within \_\_\_\_\_ days (3 days if left blank) after expiration of Due Diligence Period ..... \$ \_\_\_\_\_
- (c) Total Financing (see Paragraph 6) (express as a dollar amount or percentage) ..... \$ \_\_\_\_\_
- (d) Other: ..... \$ \_\_\_\_\_
- (e) Balance to close (not including Buyer's closing costs, prepaid items, and prorations)  
to be paid at closing by wire transfer or other Collected funds ..... \$ 525,000.00
- (f) ☐ (Complete only if purchase price will be determined based on a per unit cost instead of a fixed price.) The  
unit used to determine the purchase price is ☐ lot ☐ acre ☐ square foot ☐ other (specify): \_\_\_\_\_  
prorating areas of less than a full unit. The purchase price will be \$ \_\_\_\_\_ per unit based on a  
calculation of total area of the Property as certified to Seller and Buyer by a Florida licensed surveyor in  
accordance with Paragraph 8(c). The following rights of way and other areas will be excluded from the  
calculation: \_\_\_\_\_
3. **Time for Acceptance; Effective Date:** Unless this offer is signed by Seller and Buyer and an executed copy  
delivered to all parties on or before \_\_\_\_\_, this offer will be withdrawn and Buyer's deposit, if  
any, will be returned. The time for acceptance of any counter-offer will be 3 days after the date the counter-offer is  
delivered. **The "Effective Date" of this Contract is the date on which the last one of the Seller and Buyer  
has signed or initialed and delivered this offer or the final counter-offer.**
4. **Closing Date:** This transaction will close on See Additional Terms ("Closing Date"), unless specifically  
extended by other provisions of this Contract. The Closing Date will prevail over all other time periods including,  
but not limited to, Financing and Due Diligence periods. However, if the Closing Date occurs on a Saturday,  
Sunday, or national legal holiday, it will extend to 5:00 p.m. (where the Property is located) of the next business  
day. In the event insurance underwriting is suspended on Closing Date and Buyer is unable to obtain property  
insurance, Buyer may postpone closing for up to 5 days after the insurance underwriting suspension is lifted. If  
this transaction does not close for any reason, Buyer will immediately return all Seller provided documents and  
other items.
5. **Extension of Closing Date:** If Paragraph 6(b) is checked and Closing Funds from Buyer's lender(s) are not  
available on Closing Date due to Consumer Financial Protection Bureau Closing Disclosure delivery requirements

Buyer (\_\_\_\_) (\_\_\_\_) and Seller (\_\_\_\_) (\_\_\_\_) acknowledge receipt of a copy of this page, which is 1 of 8 pages.

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("CFPB Requirements), if applicable, then Closing Date shall be extended for such period necessary to satisfy CFPB Requirements, provided such period shall not exceed 10 days.

**6. Financing: (Check as applicable)**

(a) ☒ **Buyer** will pay cash for the Property with no financing contingency.

(b) ☐ This Contract is contingent on **Buyer** qualifying for and obtaining the commitment(s) or approval(s) specified below ("Financing") within \_\_\_\_\_ days after Effective Date (Closing Date or 30 days after Effective Date, whichever occurs first, if left blank) ("Financing Period"). **Buyer** will apply for Financing within \_\_\_\_\_ days after Effective Date (5 days if left blank) and will timely provide any and all credit, employment, financial, and other information required by the lender. If **Buyer**, after using diligence and good faith, cannot obtain the Financing within the Financing Period, either party may terminate this Contract and **Buyer's** deposit(s) will be returned.

- (1) ☐ **New Financing:** **Buyer** will secure a commitment for new third party financing for \$ \_\_\_\_\_ or \_\_\_\_\_ % of the purchase price at (Check one) ☐ a fixed rate not exceeding \_\_\_\_\_ % ☐ an adjustable interest rate not exceeding \_\_\_\_\_ % at origination (a fixed rate at the prevailing interest rate based on **Buyer's** creditworthiness if neither choice is selected). **Buyer** will keep **Seller** and Broker fully informed of the loan application status and progress and authorizes the lender or mortgage broker to disclose all such information to **Seller** and Broker.
- (2) ☐ **Seller Financing:** **Buyer** will execute a ☐ first ☐ second purchase money note and mortgage to **Seller** in the amount of \$ \_\_\_\_\_, bearing annual interest at \_\_\_\_\_ % and payable as follows:

The mortgage, note, and any security agreement will be in a form acceptable to **Seller** and will follow forms generally accepted in the county where the Property is located; will provide for a late payment fee and acceleration at the mortgagee's option if **Buyer** defaults; will give **Buyer** the right to prepay without penalty all or part of the principal at any time(s) with interest only to date of payment; will be due on conveyance or sale; will provide for release of contiguous parcels, if applicable; and will require **Buyer** to keep liability insurance on the Property, with **Seller** as additional named insured. **Buyer** authorizes **Seller** to obtain credit, employment, and other necessary information to determine creditworthiness for the financing. **Seller** will, within 10 days after Effective Date, give **Buyer** written notice of whether or not **Seller** will make the loan.

- (3) ☐ **Mortgage Assumption:** **Buyer** will take title subject to and assume and pay existing first mortgage to

LN# \_\_\_\_\_ in the approximate amount of \$ \_\_\_\_\_ currently payable at \$ \_\_\_\_\_ per month, including principal, interest, ☐ taxes and insurance, and having a ☐ fixed ☐ other (describe) \_\_\_\_\_ interest rate of \_\_\_\_\_ % which ☐ will ☐ will not escalate upon assumption. Any variance in the mortgage will be adjusted in the balance due at closing with no adjustment to purchase price. **Buyer** will purchase **Seller's** escrow account dollar for dollar. If the interest rate upon transfer exceeds \_\_\_\_\_ % or the assumption/transfer fee exceeds \$ \_\_\_\_\_, either party may elect to pay the excess, failing which this Contract will terminate; and **Buyer's** deposit(s) will be returned. If the lender disapproves **Buyer**, this Contract will terminate; and **Buyer's** deposit(s) will be returned.

- 7. Assignability: (Check one)** **Buyer** ☐ may assign and thereby be released from any further liability under this Contract, ☐ may assign but not be released from liability under this Contract, or ☒ may not assign this Contract.

- 8. Title:** **Seller** has the legal capacity to and will convey marketable title to the Property by ☒ statutory warranty deed ☐ special warranty deed ☐ other (specify) \_\_\_\_\_, free of liens, easements, and encumbrances of record or known to **Seller**, but subject to property taxes for the year of closing; covenants, restrictions, and public utility easements of record; existing zoning and governmental regulations; and (list any other matters to which title will be subject) \_\_\_\_\_, provided there exists at closing no violation of the foregoing.

(a) **Title Evidence:** The party who pays for the owner's title insurance policy will select the closing agent and pay for the title search, including tax and lien search (including municipal lien search) if performed, and all other fees charged by closing agent. **Seller** will deliver to **Buyer**, at

(Check one) ☒ **Seller's** ☐ **Buyer's** expense and

(Check one) ☒ within 15 days after Effective Date ☐ at least \_\_\_\_\_ days before Closing Date,

(Check one)

- (1) ☒ a title insurance commitment by a Florida licensed title insurer setting forth those matters to be discharged by **Seller** at or before closing and, upon **Buyer** recording the deed, an owner's policy in the

amount of the purchase price for fee simple title subject only to the exceptions stated above. If **Buyer** is paying for the owner's title insurance policy and **Seller** has an owner's policy, **Seller** will deliver a copy to **Buyer** within 15 days after Effective Date.

- (2) ☐ an abstract of title, prepared or brought current by an existing abstract firm or certified as correct by an existing firm. However, if such an abstract is not available to **Seller**, then a prior owner's title policy acceptable to the proposed insurer as a base for reissuance of coverage may be used. The prior policy will include copies of all policy exceptions and an update in a format acceptable to **Buyer** from the policy effective date and certified to **Buyer** or **Buyer's** closing agent together with copies of all documents recited in the prior policy and in the update. If such an abstract or prior policy is not available to **Seller**, then (1) above will be the title evidence.

- (b) **Title Examination:** After receipt of the title evidence, **Buyer** will, within 60 days (10 days if left blank) but no later than Closing Date, deliver written notice to **Seller** of title defects. Title will be deemed acceptable to **Buyer** if (i) **Buyer** fails to deliver proper notice of defects or (ii) **Buyer** delivers proper written notice and **Seller** cures the defects within 30 days (30 days if left blank) ("Cure Period") after receipt of the notice. If the defects are cured within the Cure Period, closing will occur within 10 days after receipt by **Buyer** of notice of such cure. **Seller** may elect not to cure defects if **Seller** reasonably believes any defect cannot be cured within the Cure Period. If the defects are not cured within the Cure Period, **Buyer** will have 10 days after receipt of notice of **Seller's** inability to cure the defects to elect whether to terminate this Contract or accept title subject to existing defects and close the transaction without reduction in purchase price.

- (c) **Survey:** **Buyer** may, at **Buyer's** expense, have the Property surveyed and must deliver written notice to **Seller**, within 5 days after receiving survey but not later than 5 days before Closing Date, of any encroachments on the Property, encroachments by the Property's improvements on other lands, or deed restriction or zoning violations. Any such encroachment or violation will be treated in the same manner as a title defect and **Seller's** and **Buyer's** obligations will be determined in accordance with Paragraph 8(b).

- (d) **Ingress and Egress:** **Seller** warrants that the Property presently has ingress and egress.

9. **Property Condition:** **Seller** will deliver the Property to **Buyer** at closing in its present "as is" condition, with conditions resulting from **Buyer's** Inspections and casualty damage, if any, excepted. **Seller** will not engage in or permit any activity that would materially alter the Property's condition without the **Buyer's** prior written consent.

- (a) **Inspections: (Check (1) or (2))**

- (1) ☒ **Due Diligence Period:** **Buyer** will, at **Buyer's** expense and within 75 days (30 days if left blank) ("Due Diligence Period") after Effective Date and in **Buyer's** sole and absolute discretion, determine whether the Property is suitable for **Buyer's** intended use. During the Due Diligence Period, **Buyer** may conduct a Phase 1 environmental assessment and any other tests, analyses, surveys, and investigations ("Inspections") that **Buyer** deems necessary to determine to **Buyer's** satisfaction the Property's engineering, architectural, and environmental properties; zoning and zoning restrictions; subdivision statutes; soil and grade; availability of access to public roads, water, and other utilities; consistency with local, state, and regional growth management plans; availability of permits, government approvals, and licenses; and other inspections that **Buyer** deems appropriate. If the Property must be rezoned, **Buyer** will obtain the rezoning from the appropriate government agencies. **Seller** will sign all documents **Buyer** is required to file in connection with development or rezoning approvals. **Seller** gives **Buyer**, its agents, contractors, and assigns, the right to enter the Property at any time during the Due Diligence Period for the purpose of conducting Inspections, provided, however, that **Buyer**, its agents, contractors, and assigns enter the Property and conduct Inspections at their own risk. **Buyer** will indemnify and hold **Seller** harmless from losses, damages, costs, claims, and expenses of any nature, including attorneys' fees, expenses, and liability incurred in application for rezoning or related proceedings, and from liability to any person, arising from the conduct of any and all Inspections or any work authorized by **Buyer**. **Buyer** will not engage in any activity that could result in a construction lien being filed against the Property without **Seller's** prior written consent. If this transaction does not close, **Buyer** will, at **Buyer's** expense, (i) repair all damages to the Property resulting from the Inspections and return the Property to the condition it was in before conducting the Inspections and (ii) release to **Seller** all reports and other work generated as a result of the Inspections.

Before expiration of the Due Diligence Period, **Buyer** must deliver written notice to **Seller** of **Buyer's** determination of whether or not the Property is acceptable. **Buyer's** failure to comply with this notice requirement will constitute acceptance of the Property as suitable for **Buyer's** intended use in its "as is" condition. If the Property is unacceptable to **Buyer** and written notice of this fact is timely delivered to **Seller**, this Contract will be deemed terminated, and **Buyer's** deposit(s) will be returned.

(2) ☐ **No Due Diligence Period:** **Buyer** is satisfied that the Property is suitable for **Buyer's** purposes, including being satisfied that either public sewerage and water are available to the Property or the Property will be approved for the installation of a well and/or private sewerage disposal system and that existing zoning and other pertinent regulations and restrictions, such as subdivision or deed restrictions, concurrency, growth management, and environmental conditions, are acceptable to **Buyer**. This Contract is not contingent on **Buyer** conducting any further investigations.

(b) **Government Regulations:** Changes in government regulations and levels of service which affect **Buyer's** intended use of the Property will not be grounds for terminating this Contract if the Due Diligence Period has expired or if Paragraph 9(a)(2) is selected.

(c) **Flood Zone:** **Buyer** is advised to verify by survey, with the lender, and with appropriate government agencies which flood zone the Property is in, whether flood insurance is required, and what restrictions apply to improving the Property and rebuilding in the event of casualty.

(d) **Coastal Construction Control Line ("CCCL"):** If any part of the Property lies seaward of the CCCL as defined in Section 161.053, Florida Statutes, **Seller** will provide **Buyer** with an affidavit or survey as required by law delineating the line's location on the Property, unless **Buyer** waives this requirement in writing. The Property being purchased may be subject to coastal erosion and to federal, state, or local regulations that govern coastal property, including delineation of the CCCL, rigid coastal protection structures, beach nourishment, and the protection of marine turtles. Additional information can be obtained from the Florida Department of Environmental Protection, including whether there are significant erosion conditions associated with the shore line of the Property being purchased.

☒ **Buyer** waives the right to receive a CCCL affidavit or survey.

**10. Closing Procedure; Costs:** Closing will take place in the county where the Property is located and may be conducted by mail or electronic means. If title insurance insures **Buyer** for title defects arising between the title binder effective date and recording of **Buyer's** deed, closing agent will disburse at closing the net sale proceeds to **Seller** (in local cashier's check if **Seller** requests in writing at least 5 days before closing) and brokerage fees to Broker as per Paragraph 21. In addition to other expenses provided in this Contract, **Seller** and **Buyer** will pay the costs indicated below.

**(a) Seller Costs:**

Taxes on deed  
Recording fees for documents needed to cure title  
Title evidence (if applicable under Paragraph 8)  
Estoppel Fee(s)  
Other: \_\_\_\_\_

**(b) Buyer Costs:**

Taxes and recording fees on notes and mortgages  
Recording fees on the deed and financing statements  
Loan expenses  
Title evidence (if applicable under Paragraph 8)  
Lender's title policy at the simultaneous issue rate  
Inspections  
Survey  
Insurance  
Other: \_\_\_\_\_

(c) **Prorations:** The following items will be made current and prorated as of the day before Closing Date: real estate taxes (including special benefit tax liens imposed by a CDD), interest, bonds, assessments, leases, and other Property expenses and revenues. If taxes and assessments for the current year cannot be determined, the previous year's rates will be used with adjustment for any exemptions.

(d) **Special Assessment by Public Body:** Regarding special assessments imposed by a public body, **Seller** will pay (i) the full amount of liens that are certified, confirmed, and ratified before closing and (ii) the amount of the last estimate of the assessment if an improvement is substantially completed as of Effective Date but has not resulted in a lien before closing; and **Buyer** will pay all other amounts. If special assessments may be paid in installments, ☐ **Seller** ☒ **Buyer** (**Buyer** if left blank) will pay installments due after closing. If **Seller** is checked, **Seller** will pay the assessment in full before or at the time of closing. Public body does not include a Homeowners' or Condominium Association.

(e) **PROPERTY TAX DISCLOSURE SUMMARY:** **BUYER SHOULD NOT RELY ON THE SELLER'S CURRENT PROPERTY TAXES AS THE AMOUNT OF PROPERTY TAXES THAT BUYER MAY BE OBLIGATED TO PAY IN THE YEAR SUBSEQUENT TO PURCHASE. A CHANGE OF OWNERSHIP OR PROPERTY**

IMPROVEMENTS TRIGGERS REASSESSMENTS OF THE PROPERTY THAT COULD RESULT IN HIGHER PROPERTY TAXES. IF YOU HAVE ANY QUESTIONS CONCERNING VALUATION, CONTACT THE COUNTY PROPERTY APPRAISER'S OFFICE FOR FURTHER INFORMATION.

- (f) **Foreign Investment in Real Property Tax Act ("FIRPTA"):** If **Seller** is a "foreign person" as defined by FIRPTA, **Seller** and **Buyer** will comply with FIRPTA, which may require **Seller** to provide additional cash at closing.
- (g) **1031 Exchange:** If either **Seller** or **Buyer** wish to enter into a like-kind exchange (either simultaneously with closing or after) under Section 1031 of the Internal Revenue Code ("Exchange"), the other party will cooperate in all reasonable respects to effectuate the Exchange including executing documents, provided, however, that the cooperating party will incur no liability or cost related to the Exchange and that the closing will not be contingent upon, extended, or delayed by the Exchange.

**11. Computation of Time:** Calendar days will be used when computing time periods, except time periods of 5 days or less. Time periods of 5 days or less will be computed without including Saturday, Sunday, or national legal holidays specified in 5 U.S.C. 6103(a). Other than time for acceptance and Effective Date as set forth in Paragraph 3, any time periods provided for or dates specified in this Contract, whether preprinted, handwritten, typewritten or inserted herein, which shall end or occur on a Saturday, Sunday, or national legal holiday (see 5 U.S.C. 6103) shall extend until 5:00 p.m. (where the Property is located) of the next business day. **Time is of the essence in this Contract.**

**12. Risk of Loss; Eminent Domain:** If any portion of the Property is materially damaged by casualty before closing or **Seller** negotiates with a governmental authority to transfer all or part of the Property in lieu of eminent domain proceedings or an eminent domain proceeding is initiated, **Seller** will promptly inform **Buyer**. Either party may terminate this Contract by written notice to the other within 10 days after **Buyer's** receipt of **Seller's** notification, and **Buyer's** deposit(s) will be returned, failing which **Buyer** will close in accordance with this Contract and receive all payments made by the governmental authority or insurance company, if any.

**13. Force Majeure:** **Seller** or **Buyer** will not be required to perform any obligation under this Contract or be liable to each other for damages so long as the performance or non-performance of the obligation is delayed, caused, or prevented by an act of God or force majeure. An "act of God or force majeure" is defined as hurricanes, earthquakes, floods, fire, unusual transportation delays, wars, insurrections, and any other cause not reasonably within the control of **Seller** or **Buyer** and which by the exercise of due diligence the non-performing party is unable in whole or in part to prevent or overcome. All time periods, including Closing Date, will be extended for the period that the act of God or force majeure is in place. However, in the event that such act of God or force majeure event continues beyond 30 days, either party may terminate this Contract by delivering written notice to the other; and **Buyer's** deposit(s) will be returned.

**14. Notices:** All notices will be in writing and delivered to the parties and Broker by mail, personal delivery, or electronic means. **Buyer's failure to timely deliver written notice to Seller, when such notice is required by this Contract, regarding any contingency will render that contingency null and void, and this Contract will be construed as if the contingency did not exist. Any notice, document, or item delivered to or received by an attorney or licensee (including a transactions broker) representing a party will be as effective as if delivered to or received by that party.**

**15. Complete Agreement; Persons Bound:** This Contract is the entire agreement between **Seller** and **Buyer**. **Except for brokerage agreements, no prior or present agreements will bind Seller, Buyer, or Broker unless incorporated into this Contract.** Modifications of this Contract will not be binding unless in writing, signed or initialed, and delivered by the party to be bound. Electronic signatures will be acceptable and binding. This Contract, signatures, initials, documents referenced in this Contract, counterparts, and written modifications communicated electronically or on paper will be acceptable for all purposes, including delivery, and will be binding. Handwritten or typewritten terms inserted in or attached to this Contract prevail over preprinted terms. If any provision of this Contract is or becomes invalid or unenforceable, all remaining provisions will continue to be fully effective. **Seller** and **Buyer** will use diligence and good faith in performing all obligations under this Contract. This Contract will not be recorded in any public record. The terms "**Seller**," "**Buyer**," and "**Broker**" may be singular or plural. This Contract is binding on the heirs, administrators, executors, personal representatives, and assigns, if permitted, of **Seller**, **Buyer**, and **Broker**.



- 273 **16. Default and Dispute Resolution:** This Contract will be construed under Florida law. This Paragraph will survive  
274 closing or termination of this Contract.
- 275 (a) **Seller Default:** If **Seller** fails, neglects, or refuses to perform **Seller's** obligations under this Contract, **Buyer**  
276 may elect to receive a return of **Buyer's** deposit(s) without thereby waiving any action for damages resulting  
277 from **Seller's** breach and may seek to recover such damages or seek specific performance. **Seller** will also be  
278 liable for the full amount of the brokerage fee.
- 279 (b) **Buyer Default:** If **Buyer** fails, neglects, or refuses to perform **Buyer's** obligations under this Contract,  
280 including payment of deposit(s), within the time(s) specified, **Seller** may elect to recover and retain the  
281 deposit(s), paid and agreed to be paid, for the account of **Seller** as agreed upon liquidated damages,  
282 consideration for execution of this Contract, and in full settlement of any claims, whereupon **Seller** and **Buyer**  
283 will be relieved from all further obligations under this Contract; or **Seller**, at **Seller's** option, may proceed in  
284 equity to enforce **Seller's** rights under this Contract.
- 285 **17. Attorney's Fees; Costs:** In any litigation permitted by this Contract, the prevailing party shall be entitled to  
286 recover from the non-prevailing party costs and fees, including reasonable attorney's fees, incurred in conducting  
287 the litigation. This Paragraph 17 shall survive Closing or termination of this Contract.
- 288 **18. Escrow Agent; Closing Agent:** **Seller** and **Buyer** authorize Escrow Agent and closing agent (collectively  
289 "Agent") to receive, deposit, and hold funds and other items in escrow and, subject to Collection, disburse them  
290 upon proper authorization and in accordance with Florida law and the terms of this Contract, including disbursing  
291 brokerage fees. "Collection" or "Collected" means any checks tendered or received have become actually and  
292 finally collected and deposited in the account of Agent. The parties agree that Agent will not be liable to any person  
293 for misdelivery of escrowed items to **Seller** or **Buyer**, unless the misdelivery is due to Agent's willful breach of this  
294 Contract or gross negligence. If Agent interpleads the subject matter of the escrow, Agent will pay the filing fees  
295 and costs from the deposit and will recover reasonable attorneys' fees and costs to be paid from the escrowed  
296 funds or equivalent and charged and awarded as court costs in favor of the prevailing party.
- 297 **19. Professional Advice; Broker Liability:** Broker advises **Seller** and **Buyer** to verify all facts and representations  
298 that are important to them and to consult an appropriate professional for legal advice (for example, interpreting this  
299 Contract, determining the effect of laws on the Property and this transaction, status of title, foreign investor  
300 reporting requirements, the effect of property lying partially or totally seaward of the CCCL, etc.) and for tax,  
301 property condition, environmental, and other specialized advice. **Buyer** acknowledges that all representations  
302 (oral, written, or otherwise) by Broker are based on **Seller** representations or public records. **Buyer agrees to rely**  
303 **solely on Seller, professional inspectors, and government agencies for verification of the Property**  
304 **condition and facts that materially affect Property value.** **Seller** and **Buyer** respectively will pay all costs and  
305 expenses, including reasonable attorneys' fees at all levels, incurred by Broker and Broker's officers, directors,  
306 agents, and employees in connection with or arising from **Seller's** or **Buyer's** misstatement or failure to perform  
307 contractual obligations. **Seller** and **Buyer** hold harmless and release Broker and Broker's officers, directors,  
308 agents, and employees from all liability for loss or damage based on (i) **Seller's** or **Buyer's** misstatement or failure  
309 to perform contractual obligations; (ii) the use or display of listing data by third parties, including, but not limited to,  
310 photographs, images, graphics, video recordings, virtual tours, drawings, written descriptions, and remarks related  
311 to the Property; (iii) Broker's performance, at **Seller's** or **Buyer's** request, of any task beyond the scope of  
312 services regulated by Chapter 475, Florida Statutes, as amended, including Broker's referral, recommendation, or  
313 retention of any vendor; (iv) products or services provided by any vendor; and (v) expenses incurred by any  
314 vendor. **Seller** and **Buyer** each assume full responsibility for selecting and compensating their respective vendors.  
315 This Paragraph will not relieve Broker of statutory obligations. For purposes of this Paragraph, Broker will be  
316 treated as a party to this Contract. This Paragraph will survive closing.
- 317 **20. Commercial Real Estate Sales Commission Lien Act:** If the Property is commercial real estate as defined by  
318 Section 475.701, Florida Statutes, the following disclosure will apply: The Florida Commercial Real Estate Sales  
319 Commission Lien Act provides that when a broker has earned a commission by performing licensed services  
320 under a brokerage agreement with you, the broker may claim a lien against your net sales proceeds for the  
321 broker's commission. The broker's lien rights under the act cannot be waived before the commission is earned.
- 322 **21. Brokers:** The licensee(s) and brokerage(s) named below are collectively referred to as "Broker." **Instruction to**  
323 **closing agent:** **Seller** and **Buyer** direct Closing Agent to disburse at Closing the full amount of the brokerage  
324 fees as specified in separate brokerage agreements with the parties and cooperative agreements between the  
325 Brokers, except to the extent Broker has retained such fees from the escrowed funds. This Paragraph will not be  
326 used to modify any offer of compensation made by **Seller** or listing broker to cooperating brokers.

Buyer (\_\_\_\_) (\_\_\_\_) and Seller (\_\_\_\_) (\_\_\_\_) acknowledge receipt of a copy of this page, which is 6 of 8 pages.  
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Bay County TPO

327*	<b>Patrick Jones/BK3080180</b>	<b>N/A</b>
328	<b>Seller's Sales Associate/License No.</b>	<b>Buyer's Sales Associate/License No.</b>
329*	<b>patrick@talcor.com</b>	<b>N/A</b>
330	<b>Seller's Sales Associate Email Address</b>	<b>Buyer's Sales Associate Email Address</b>
331		
332*	<b>(850)224-2300</b>	
333	<b>Seller's Sales Associate Phone Number</b>	<b>Buyer's Sales Associate Phone Number</b>
334		
335*	<b>NAI Talcor</b>	<b>N/A</b>
336	<b>Listing Brokerage</b>	<b>Buyer's Brokerage</b>
337	<b>17216 Panama City Beach Parkway</b>	<b>N/A</b>
338	<b>Panama City Beach, FL 32413</b>	
339*	<b>Listing Brokerage Address</b>	<b>Buyer's Brokerage Address</b>

340 **22. Addenda:** The following additional terms are included in the attached addenda and incorporated into this Contract  
341 **(Check if applicable):**  
342\* ☐ A. Back-up Contract  
343\* ☐ B. Kick Out Clause  
344\* ☐ C. HOA Addendum  
345\* ☒ D. Other **Exhibit "A" (Legal Description)**  
346

347\* **23. Additional Terms:** First Sentence (lines 43-44) under Paragraph 4 is amended to state: "This transaction  
348 will close on a date that is 15 days after the expiration of the Inspection Period ("Closing Date"), unless  
349 otherwise extended by mutual agreement of the parties in writing.

350  
351 Paragraph 3 (lines 38-42) is deleted and amended as follows: "The "Effective Date" of this Contract is the date  
352 on which the last one of the Seller and Buyer has signed or initialed and delivered this offer or the final  
353 counter-offer."  
354

355 Paragraph 3 (lines 93-94) is deleted and replaced as follows: Buyer shall not assign this Contract, in whole or  
356 in part, or any of its rights or obligations hereunder, without the prior written consent of the Seller, which  
357 consent may be withheld in the sole discretion of the Seller. However, Buyer may assign this Contract to an  
358 affiliate entity of Buyer, provided that such affiliate entity is under the control of Buyer or shares common  
359 ownership with Buyer. Buyer shall deliver a copy of such assignment agreement with the affiliate entity no  
360 less than five (5) business days after execution. Any assignment in violation of this provision shall be null  
361 and void.  
362

363 **COUNTER-OFFER/REJECTION**

364\* ☐ Seller counters Buyer's offer (to accept the counter-offer, Buyer must sign or initial the counter-offered terms and  
365 deliver a copy of the acceptance to Seller).  
366\* ☐ Seller rejects Buyer's offer

367 **[The remainder of this page is intentionally left blank.**

368 **This Contract continues with Line 369 on Page 8 of 8.]**

This is intended to be a legally binding Contract. If not fully understood, seek the advice of an attorney before signing.

**ATTENTION: SELLER AND BUYER**

**CONVEYANCES TO FOREIGN BUYERS:** Part III of Chapter 692, Sections 692.201 - 692.205, Florida Statutes, 2023 (the "Act"), in part, limits and regulates the sale, purchase and ownership of certain Florida properties by certain buyers who are associated with a "foreign country of concern", namely: the People's Republic of China, the Russian Federation, the Islamic Republic of Iran, the Democratic People's Republic of Korea, the Republic of Cuba, the Venezuelan regime of Nicolás Maduro, or the Syrian Arab Republic. **It is a crime to buy or knowingly sell property in violation of the Act.**

**At time of purchase, Buyer must provide a signed Affidavit which complies with the requirements of the Act.** Seller and Buyer are advised to seek legal counsel regarding their respective obligations and liabilities under the Act.

**Buyer:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Print name:** 52Ten, LLC, an Arizona Limited Liability Company

**Buyer:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Print name:** \_\_\_\_\_

**Buyer's address for purpose of notice:**

**Address:** \_\_\_\_\_

**Phone:** \_\_\_\_\_ **Fax:** \_\_\_\_\_ **Email:** \_\_\_\_\_

**Seller:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Print name:** Bay County Transportation Planning Organization

**Seller:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Print name:** Pamn Henderson, Board Chair

**Seller's address for purpose of notice:**

**Address:** 16215 Panama City Beach Parkway Panama City Beach, FL 32413

**Phone:** (850)236-4444 **Fax:** \_\_\_\_\_ **Email:** drosenheim@hurkeblue.com

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### EXHIBIT "A"

BEGIN AT THE SOUTHWEST CORNER OF LOT 11, BLOCK 32, HIGHLAND CITY, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 4, PAGE 28 IN THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA. THENCE NORTH 00° 59' 06" EAST FOR 479.95 FEET TO THE SOUTHWEST CORNER OF THE NORTH 150 FEET OF SAID LOT 11, THENCE NORTH 89° 42' 39" EAST FOR 330.09 FEET TO THE SOUTHEAST CORNER OF THE NORTH 150 FEET OF SAID LOT 11, THENCE NORTH 01° 00' 08" EAST FOR 150.04 FEET TO THE NORTHWEST CORNER OF LOT 12, SAID BLOCK 32, THENCE NORTH 89° 42' 39" EAST FOR 660.27 FEET TO THE NORTHEAST CORNER OF LOT 13, SAID BLOCK 32, THENCE SOUTH 01° 02' 08" WEST FOR 629.98 FEET TO THE SOUTHEAST CORNER OF SAID LOT 13, THENCE SOUTH 89° 42' 35" WEST FOR 989.85 FEET TO THE POINT OF BEGINNING.

Parcel Identification Number: **12694-000-000**

Buyer Initials: \_\_\_\_\_

Seller Initials: \_\_\_\_\_

# ENCLOSURE A

## **ENCLOSURE A ALL COMMITTEES**

**SUBJECT:** Consideration of Resolution Bay 25-12 Amending the FY 2025-2029 Transportation Improvement Program update the Construction Cost for Scott's Ferry Road Over Bear Creek Bridge Replacement Project for Financial Project Identification (FPID) Number 439380-1 in FY 2025/2026 at a Total Cost of \$10,374,991 (**ROLL CALL VOTE REQUIRED**)

**ORIGIN OF SUBJECT:** FDOT

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** Annually, the TPO adopts a Transportation Improvement Program (TIP), which lists the projects scheduled throughout the five years of the FDOT Work Program for various phases such as project development and environmental study, design, right-of-way acquisition and construction. To receive federal funding, the projects must be in the TPO's adopted TIP. This TIP amendment amends Project ID 439380-1 to update the Construction Cost for Scott's Ferry Road over Bear Creek Bridge Replacement Project in FY 2025/2026 for a total cost of \$10,374,991.

**Attached are the following:**

- Resolution Bay 25-12
- Request for Amendment
- Page of the FY 2025 – FY 2029 TIP as Amended

**RECOMMENDED ACTION: Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-12 amending the FY 2025-2029 TIP.** This action is recommended to ensure FDOT can authorize funding for this project. Contact Gary Kramer, TPO staff, at (800) 226-8914, Ext. 219 or [gary.kramer@ecrc.org](mailto:gary.kramer@ecrc.org) if additional information is needed.

## RESOLUTION BAY 25-12

### A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION AMENDING THE FY2025-2029 TRANSPORTATION IMPROVEMENT PROGRAM

---

**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the metropolitan planning organization designated by the governor of Florida as being responsible for carrying out a continuing, cooperative, and comprehensive transportation planning process for the Bay County Metropolitan Planning Area; and

**WHEREAS**, the Transportation Improvement Program (TIP) is adopted annually by the TPO and submitted to the governor of State of Florida, the Federal Transit Administration (FTA), and through the State of Florida to the Federal Highway Administration (FHWA); and

**WHEREAS**, the TIP is periodically amended to maintain consistency with the Florida Department of Transportation Work Program; and

**WHEREAS**, authorization for federal funding of projects within an urban area cannot be obtained unless the projects are included in the TPO's TIP; and

**WHEREAS**, the Bay County TPO believes that the amendment listed below will support the performance targets established by the state and supported by the TPO;

**NOW, THEREFORE, BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION THAT:**

The TPO amends the FY 2025-2025 Transportation Improvement Program by updating the construction cost for Scott's Ferry Road over Bear Creek Bridge replacement project for Financial Project Identification (FPID) Number 439380-1 in FY 2025/2026 at a total cost of \$10,374,991.

Passed and duly adopted by the Bay County Transportation Planning Organization on this 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

**FDOT Request**  
**BAY TPO FY 25-29 TIP Amendment Request**

**ID #**      **Project Name/Location**  
**439380-1**    **SCOTT'S FERRY RD OVER BEAR CREEK BRIDGE NO.464419**

**Work Mix: 0022 BRIDGE REPLACEMENT**  
**Project Length: 10.753 Miles**

	Phase Code	<2025	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	TOTAL	Fund Code
CST	52			\$7,109,950				\$7,109,950	ACBZ
CST	52			\$1,844,400				\$1,844,400	LF
CST	52			\$129,149				\$129,149	ACBZ
CST	52			\$1,291,492				\$1,291,492	ACBZ
		\$0	\$0	\$10,374,991	\$0	\$0	\$0	\$10,374,991	

BRIDGE REPLACEMENT; NE OF PANAMA CITY



**4393801 - SCOTT'S FERRY RD**

**Non-SIS**



**From:** OVER BEAR CREEK  
**To:** BRIDGE NO. 464419  
**Section:** 1 - Bridge  
**Work Summary:** BRIDGE REPLACEMENT  
**Lead Agency:** FDOT  
**Length:** 0.380 MI  
**LRTP #:** Final Report p. 7-43

Phase	Fund Source	2024/25	2025/26	2026/27	2027/28	2028/29	Total
CEI	ACBZ	0	1,420,641	0	0	0	1,420,641
CST	LF	0	1,844,400	0	0	0	1,844,400
CST	ACBZ	0	7,109,950	0	0	0	7,109,950
ROW	ACBZ	225,000	0	0	0	0	225,000
<b>Total</b>		<b>225,000</b>	<b>10,374,991</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>10,599,991</b>

25-29 TIP Page as Amended

**Prior Cost <2025:** 873,444

**Future Cost >2030:** 0

**Total Project Cost:** 11,473,435

**Project Description:** On May 28, 2025 TPO Agenda for approval.  
 Scott's Ferry Road Bridge Replacement over Bear Creek.

# ENCLOSURE B

## **ENCLOSURE B ALL COMMITTEES**

**SUBJECT:** Consideration of Resolution Bay 25-13 Amending the FY 2025-2029 Transportation Improvement Program Add the Construction Phase for SR 77 from 23<sup>rd</sup> Street to CR 2312 (Baldwin Road) Sidewalk Project, Financial Project Identification (FPID) Number 445564-3 in FY 2025/2026 at a Total Cost of \$4,715,700 (**ROLL CALL VOTE REQUIRED**)

**ORIGIN OF SUBJECT:** FDOT

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** Annually, the TPO adopts a Transportation Improvement Program (TIP), which lists the projects scheduled throughout the five years of the FDOT Work Program for various phases such as project development and environmental study, design, right-of-way acquisition and construction. To receive federal funding, the projects must be in the TPO's adopted TIP. This TIP amendment amends Project ID 445564-3 to add the construction phase for SR 77 from 23<sup>rd</sup> Street to CR 2312 (Baldwin Road), a sidewalk project, in FY 2025/2026 at a total cost of \$4,715,700.

**Attached are the following:**

- Resolution Bay 25-13
- Request for Amendment
- Page of the FY 2025 – FY 2029 TIP as Amended

**RECOMMENDED ACTION:** Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-13 amending the FY 2025-2029 TIP. This action is recommended to ensure FDOT can authorize funding for this project. Contact Gary Kramer, TPO staff, at (800) 226-8914, Ext. 219 or [gary.kramer@ecrc.org](mailto:gary.kramer@ecrc.org) if additional information is needed.

## RESOLUTION BAY 25-13

### A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION AMENDING THE FY2025-2029 TRANSPORTATION IMPROVEMENT PROGRAM

---

**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the metropolitan planning organization designated by the governor of Florida as being responsible for carrying out a continuing, cooperative, and comprehensive transportation planning process for the Bay County Metropolitan Planning Area; and

**WHEREAS**, the Transportation Improvement Program (TIP) is adopted annually by the TPO and submitted to the governor of State of Florida, the Federal Transit Administration (FTA), and through the State of Florida to the Federal Highway Administration (FHWA); and

**WHEREAS**, the TIP is periodically amended to maintain consistency with the Florida Department of Transportation (FDOT) Work Program; and

**WHEREAS**, authorization for federal funding of projects within an urban area cannot be obtained unless the projects are included in the TPO's TIP; and

**WHEREAS**, the Bay County TPO believes that the amendment listed below will support the performance targets established by the state and supported by the TPO;

#### **NOW, THEREFORE, BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION THAT:**

The TPO amends the FY 2025-2029 Transportation Improvement Program by adding the construction phase for SR 77 from 23<sup>rd</sup> Street to CR 2312 (Baldwin Road), a sidewalk project, for Financial Project Identification (FPID) Number 445564-3 in FY 2025/2026 at a total cost of \$4,715,700.

Passed and duly adopted by the Bay County Transportation Planning Organization on this 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

**FDOT Request**  
**BAY TPO FY 25-29 TIP Amendment Request**

**ID #**      **Project Name/Location**  
**445564-3**    **SR 77 from 23rd Street to CR 2312 (Baldwin Road)**

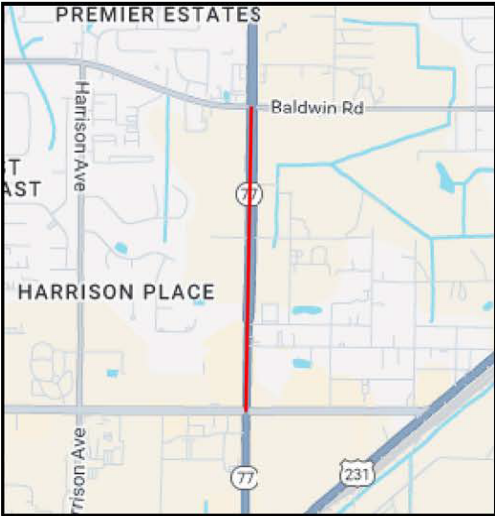
**Work Mix: 0107 BIKE LANE/SIDEWALK**  
**Project Length: 0.854 Miles**

	Phase Code	<2025	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	TOTAL	Fund Code
CST	52		\$3,059,692					\$3,059,692	SL
CST	52		\$106,314					\$106,314	TALL
CST	52		\$999,807					\$999,807	TALT
CST	61		\$49,990					\$49,990	TALT
CST	62		\$499,897					\$499,897	TALT
		\$0	\$4,715,700	\$0	\$0	\$0	\$0	\$4,715,700	

SIDEWALK PROJECT LOCATED IN PANAMA CITY

4455643 - SR 77

Non-SIS



From:		23RD STREET					
To:		CR 2312 BALDWIN ROAD					
Section:		4 - Transportation Alternatives					
Work Summary:		BIKE LANE/SIDEWALK			Length:	0.854 MI	
Lead Agency:		Panama City			LRTP #:	Final Report p. F-9	
Phase	Fund Source	2024/25	2025/26	2026/27	2027/28	2028/29	Total
CEI	TALT	0	549,887	0	0	0	549,887
CST	SL	0	3,059,692	0	0	0	3,059,692
CST	TALL	0	106,314	0	0	0	106,314
CST	TALT	0	999,807	0	0	0	999,807
Total		0	4,715,700	0	0	0	4,715,700

25-29 TIP Page as Amended

Prior Cost <2025: 0

Future Cost >2030: 0

Total Project Cost: 4,715,700

Project Description: On May 28, 2025 TPO Agenda for approval.  
TPO Transportation Alternatives Project Priority.  
Sidewalk on east of SR 77 from 23rd Street to CR 2312 (Baldwin Road).

# ENCLOSURE C

## **ENCLOSURE C ALL COMMITTEES**

**SUBJECT:** Consideration of Resolution Bay 25-14 Amending the FY 2025-2029 Transportation Improvement Program to Change the Mileage for Lake Drive from SR 30 (US 98) to South Berthe Avenue Sidewalk Project for Financial Project Identification (FPID) Number 453604-1 (**ROLL CALL VOTE REQUIRED**)

**ORIGIN OF SUBJECT:** FDOT

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** Annually, the TPO adopts a Transportation Improvement Program (TIP), which lists the projects scheduled throughout the five years of the FDOT Work Program for various phases such as project development and environmental study, design, right-of-way acquisition and construction. To receive federal funding, the projects must be in the TPO's adopted TIP. This TIP amendment changes the mileage of Project ID 453604-1, a sidewalk project along Lake Drive from SR 30 (US 98) to South Berthe Avenue from 0.476 to 0.990 mile.

**Attached are the following:**

- Resolution Bay 25-14
- Request for Amendment
- Page of the FY 2025 – FY 2029 TIP as Amended

**RECOMMENDED ACTION: Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-14 amending the FY 2025-2029 TIP.** This action is recommended to ensure FDOT can authorize funding for this project. Contact Gary Kramer, TPO staff, at (800) 226-8914, Ext. 219 or [gary.kramer@ecrc.org](mailto:gary.kramer@ecrc.org) if additional information is needed.



## RESOLUTION BAY 25-14

### A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION AMENDING THE FY2025-2029 TRANSPORTATION IMPROVEMENT PROGRAM

---

**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the metropolitan planning organization designated by the governor of Florida as being responsible for carrying out a continuing, cooperative, and comprehensive transportation planning process for the Bay County Metropolitan Planning Area; and

**WHEREAS**, the Transportation Improvement Program (TIP) is adopted annually by the TPO and submitted to the governor of State of Florida, the Federal Transit Administration (FTA), and through the State of Florida to the Federal Highway Administration (FHWA); and

**WHEREAS**, the TIP is periodically amended to maintain consistency with the Florida Department of Transportation Work Program; and

**WHEREAS**, authorization for federal funding of projects within an urban area cannot be obtained unless the projects are included in the TPO's TIP; and

**WHEREAS**, the Bay County TPO believes that the amendment listed below will support the performance targets established by the state and supported by the TPO;

**NOW, THEREFORE, BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION THAT:**

The TPO amends the FY 2025-2029 Transportation Improvement Program by changing the mileage for Lake Drive from SR 30 (US 98) to South Berthe Avenue, a sidewalk project, for Financial Project Identification (FPID) Number 4566041 from 0.476 to 0.990 mile.

Passed and duly adopted by the Bay County Transportation Planning Organization on this 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

**FDOT Request**  
**BAY TPO FY 25-29 TIP Amendment Request**

**ID #**      **Project Name/Location**  
**453604-1**    **LAKE DRIVE FROM SR 30 (US 98) TO S BERTHE AVENUE**

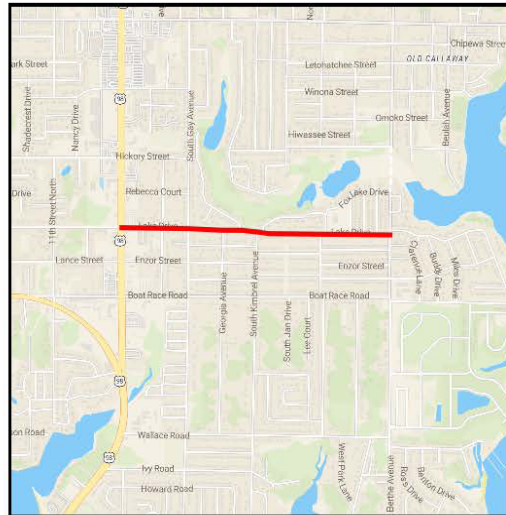
**Work Mix: 0107 BIKE LANE/SIDEWALK**  
**Project Length: 0.990 Miles**

	Phase Code	<2025	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	TOTAL	Fund Code
PE	31			\$1,000				\$1,000	TALT
PE	38			\$173,000				\$173,000	TALT
		\$0	\$0	\$174,000	\$0	\$0	\$0	\$174,000	

SIDEWALK ON N SIDE OF LAKE DRIVE IN CALLAWAY  
**MILEPOINT CHANGE**

## 4536041 - LAKE DRIVE

Non-SIS



**From:** SR 30 (US 98)  
**To:** S BERTHE AVENUE  
**Section:** 4 - Transportation Alternatives  
**Work Summary:** BIKE LANE/SIDEWALK  
**Lead Agency:** City of Callaway

**Length:** 0.990 MI  
**LRTP #:** Final Report p. F-9

Phase	Fund Source	2024/25	2025/26	2026/27	2027/28	2028/29	Total
CST	TALL	0	0	0	367,572	0	367,572
CST	TALT	0	0	0	912,428	0	912,428
PE	TALT	0	174,000	0	0	0	174,000
<b>Total</b>		<b>0</b>	<b>174,000</b>	<b>0</b>	<b>1,280,000</b>	<b>0</b>	<b>1,454,000</b>

25-29 TIP Page as Amended

**Prior Cost <2025:** 0

**Future Cost >2030:** 0

**Total Project Cost:** 1,454,000

**Project Description:** On May 28 2025 TPO Agenda for approval.  
 TPO Transportation Alternatives Project Priority #2.  
 Sidewalks on Lake Drive from SR 30 (US 98) to South Berthe Avenue.

# ENCLOSURE D

## **ENCLOSURE D ALL COMMITTEES**

**SUBJECT:** Consideration of Resolution BAY 25-10 Adopting the Bay County TPO FY 2026-2030 Transportation Improvement Program (TIP) **(ROLL CALL VOTE AND PUBLIC HEARING)**

**ORIGIN OF SUBJECT:** 23 Code of Federal Regulations 450.326, Chapter 339.175 (8) Florida Statutes, Bay County TPO Unified Planning Work Program (UPWP) Task 4

**LOCAL GOVERNMENT ACTION NEEDED:** Provide regionally significant projects that have dedicated local funds between July 1, 2025 and June 30, 2030.

**BACKGROUND:** The TPO updates and adopts the TIP each year for submittal to the Florida Department of Transportation (FDOT), Federal Highway Administration (FHWA), and the Federal Transit Administration (FTA). Projects within the urbanized area must appear in the TIP in order to receive state and federal funding.

The FY 2026-2030 TIP process began in June 2024, when Project Priorities were adopted by the TPO and then submitted to FDOT. The Project Priorities are then used to develop the FDOT FY 2026-2030 Tentative Five-Year Work Program. The Tentative Five-Year Work Program is the primary source of information for the TIP. The FDOT Work Program and the TIP are consistent with the TPO's adopted priorities to the extent feasible. Projects are based on FDOT maintenance requirements, the TPO Long Range Transportation Plan (LRTP), Transportation Systems Management (TSM) studies, Transportation Alternatives Project (TAP) Priorities, and aviation, port, and transit master plans. Projects listed in the TIP are subject to amendment as necessary by the TPO at any time during the year. The TIP has been developed through coordination with FDOT and local governments.

The draft Bay County TPO FY 2026-2030 TIP will be posted online prior to the May 2025 TPO and advisory committee meetings. A link to the draft TIP on the TPO website will be sent to the TPO and advisory committee members by email and can be accessed by clicking on the following link: [https://www.ecrc.org/programs/transportation\\_planning/bay\\_county\\_tpo/plans\\_and\\_documents/index.php#outer-56](https://www.ecrc.org/programs/transportation_planning/bay_county_tpo/plans_and_documents/index.php#outer-56)

The following is the Public Involvement element for the Transportation Improvement Program:

- Provide reasonable public access to technical and policy information used.
- Provide adequate public notice of public involvement activities and time for public review and comment on key decisions, such as but not limited to the approval of the TIP.
- Demonstrate explicit consideration and response to public input received during plan development process.
- Make the TIP drafts and final documents available on the TPO website at [www.ecrc.org](http://www.ecrc.org), a print copy of the current plan is available upon request.
- Hold public meetings at convenient times and accessible locations.
- Seek out and consider the needs of those traditionally underserved by existing transportation systems, including but not limited to, low-income and minority households.
- Coordinate with the statewide transportation planning public involvement and consultation processes under 23 C.F.R. Subpart B, as described in the FDOT MPO Program Handbook.

- Periodically review the effectiveness of the procedures and strategies contained in the participation plan.
- When significant written and oral comments are received on a draft TIP as a result of public involvement, a summary, analysis, and report on the disposition of comments shall be made part of the final documents.
- If the final TIP differs significantly from the one made available for public comment or raises new material issues, an additional opportunity for public comment must be made available
- When the Metropolitan Planning Area (MPA) includes Indian Tribal Lands, the TPO shall appropriately involve the Indian Tribal Government(s).
- When the MPA includes federal public lands, the TPO shall appropriately involve the federal government.

**Attached is the following:**

- Resolution Bay 25-10

Comments received on the draft FY 2026-2030 TIP will be presented at the May TPO and advisory committee meetings.

**RECOMMENDED ACTION: Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-10 adopting the FY 2026-2030 TIP with any changes that may have been presented.** This alternative is recommended because the TIP has been developed in coordination with FDOT and local governments and is consistent with the TPO Long Range Transportation Plan, Transportation Systems Management Priorities, Transportation Alternatives Program Project Priorities, and aviation, port, and transit master plans. The TIP is required to be submitted to FDOT by July 15, 2025. Contact Gary Kramer, ECRC staff, at [gary.kramer@ecrc.org](mailto:gary.kramer@ecrc.org) or at (850) 332-7976 Ext. 219 if additional information is needed.

# RESOLUTION BAY 25-10

## A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION ADOPTING THE FISCAL YEAR 2026-2030 TRANSPORTATION IMPROVEMENT PROGRAM

---

**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the organization designated by the governor of the State of Florida as being responsible, together with the State of Florida, for carrying out the continuing, cooperative and comprehensive transportation planning process for the Bay County TPO Planning Area; and

**WHEREAS**, the Transportation Improvement Program (TIP) is adopted annually by the TPO and submitted to the governor of the State of Florida, to the Federal Transit Administration (FTA), and through the State of Florida to the Federal Highway Administration (FHWA); and

**WHEREAS**, the TIP is developed in accordance with 23 Code of Federal Regulations 450 Section 134(j) and Section 339.175(8) Florida Statutes; and

**WHEREAS**, the TIP is periodically amended to maintain consistency with the Florida Department of Transportation (FDOT) Work Program; and

**WHEREAS**, authorization for federal funding of projects within an urbanized area cannot be obtained unless the projects are included in the TPO's TIP; and

**WHEREAS**, the Bay County TPO believes the TIP will support the performance targets established by the State of Florida and that are supported by the TPO;

**NOW, THEREFORE, BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION THAT:**

The TPO adopts the FY 2026-2030 Transportation Improvement Program.

Passed and duly adopted by the Bay County Transportation Planning Organization on the 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

BY: \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

# ENCLOSURE E



## **ENCLOSURE E**

### **ALL COMMITTEES**

**SUBJECT:** Consideration of Resolution Bay 25-09 Adopting the Bay County TPO FY 2027-2031 Project Priorities (**ROLL CALL VOTE REQUIRED**)

**ORIGIN OF SUBJECT:** 23 Code of Federal Regulations Section 134(j), Chapter 339.175 (8)(b) Florida Statutes, Bay County TPO Unified Planning Work Program (UPWP) Short Range Planning Task

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** Annually, the TPO reviews and adopts transportation project priorities in May for submittal to FDOT by October 1<sup>st</sup>. This document is part of the Transportation Improvement Program (TIP) development process. Its purpose is to ensure that transportation projects programmed by FDOT in the Five-Year Work Program are consistent with local needs and plans for the TPO planning area.

As stated in the TPO's Public Participation Process Plan, the Project Priorities result from the Long Range Transportation Plan's Cost Feasible Plan and are reviewed with the TPO Board, its advisory committees, and the public annually. Once approved by the TPO Board, the Project Priorities are given to FDOT to develop the Five-Year Work Program. From the Five-Year Work Program, the TPO develops the TIP which contains all transportation programs and projects scheduled during the next five year cycle. The TIP is revised annually and is available in interactive format on the TPO's website.

The Project Priorities and TIP must be developed by the TPO in consultation with all interested parties and, at a minimum, describe explicit procedures, strategies, and desired outcomes for the following, as outlined by the Code of Federal Regulation (CFR 450.316) and the MPO Handbook:

- Provide reasonable public access to technical and policy information used.
- Provide adequate public notice of public involvement activities and time for public review and comment at key decisions, such as but not limited to the approval of the TIP/Project Priorities.
- Demonstrate explicit consideration and response to public input received during plan development process.
- Make the TIP and Project Priorities drafts and final documents available on the TPO website at [www.ecrc.org](http://www.ecrc.org), a print copy of the current plan is available upon request.
- Hold public meetings at convenient times and accessible locations.
- Seek out and consider the needs of those traditionally underserved by existing transportation systems, including but not limited to, low-income and minority households.
- Coordinate with the statewide transportation planning public involvement and consultation processes under 23 C.F.R. Subpart B, as described in the FDOT MPO Program Management Handbook.
- Periodically review the effectiveness of the procedures and strategies contained in the participation plan.
- When significant written and oral comments are received on a draft TIP or Project Priorities as a result of public involvement, a summary, analysis, and report on the disposition of comments shall be made part of the final documents.

- If the final Project Priorities/TIP differ significantly from the one made available for public comment or raises new material issues, an additional opportunity for public comment must be made available.
- When the Metropolitan Planning Area (MPA) includes Indian Tribal Lands, the TPO shall appropriately involve the Indian Tribal Government(s).
- When the MPA includes federal public lands, the TPO shall appropriately involve the federal government.

General techniques proven to be effective include:

- Provide a 30-day public review and comment period for the draft Project Priorities documents.
- Promote development of the Project Priorities and TIP through news releases and social media, and eblast to TPO board and advisory committees, partners, stakeholders, community groups, and interested parties. (subscribe online at [www.ecrc.org](http://www.ecrc.org))
- Hold public workshop(s) and implement additional project-specific outreach, as needed, to special populations during the Project Priorities process.
- Coordinate public outreach to community groups (with emphasis on the underserved).
- Include public input collected at workshops in the draft Project Priorities and TIP.
- Include in the public notice of the TPO board meeting when the draft Project Priorities and TIP are to be presented for review and adoption.
- Provide the public with an opportunity to comment during public forum when the draft Project Priorities and TIP are presented for review and adoption to the TPO board and advisory committee meetings.
- Publish adopted Project Priorities and TIP interactive site (provided by FDOT) on website at [www.ecrc.org](http://www.ecrc.org), a print copy of the current plan is available upon request.

TPO responsibilities require that all modes of transportation be addressed in the Project Priorities. The following categories of projects are included in the Priorities:

1. Long Range Transportation Plan Capacity Projects
2. Transportation Systems Management Projects
3. Transportation Alternative Projects
4. SUN Trail Projects
5. Public Transportation Projects
6. Aviation Projects
7. Seaport Projects

The draft Project Priorities schedule for FY 2027-2031 is listed below:

- March 5, 2025 - TPO/TCC/CAC Workshop 11:00 a.m. BayWay Conference Room **(Completed)**
- Public Outreach **(Completed)**
- April 23, 2025 - Public Workshop 11:00 a.m. BayWay Conference Room **(Completed)**
- April 23, 2025 - TPO/TCC/CAC Workshop 2:30 p.m. BayWay Conference Room **(Completed)**
- May 28, 2025 - TPO/TCC/CAC meetings for approval of FY 2027-2031 Project Priorities

The draft Bay County TPO FY 2027-2031 Project Priorities document that will be presented at the May 2025 TPO and advisory committee meetings and is accessible at the following link: [https://www.ecrc.org/programs/transportation\\_planning/bay\\_county\\_tpo/plans\\_and\\_documents/index.php#outer-1707](https://www.ecrc.org/programs/transportation_planning/bay_county_tpo/plans_and_documents/index.php#outer-1707).

In addition, the draft project priorities dashboard is available by clicking on this link:

**Attached are the following:**

- Resolution Bay 25-09
- March 5, 2025 TPO/TCC/CAC Workshop Comments
- April 23, 2025 - Public Workshop Comments
- April 23, 2025 TPO/TCC/CAC Workshop Comments

**RECOMMENDED ACTION: Approval of a motion authorizing the TPO chair to sign Resolution Bay 25-09 adopting the Bay County TPO FY 2027-2031 Project Priorities with any changes.** This motion is recommended to maintain the July 1, 2025 submittal deadline to FDOT. Contact Gary Kramer at [gary.kramer@ecrc.org](mailto:gary.kramer@ecrc.org) or (850) 332-7976 Ext. 219 if additional information is needed.

## RESOLUTION BAY 25-09

### A RESOLUTION OF THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION ADOPTING THE FY 2027-2031 PROJECT PRIORITIES

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**WHEREAS**, the Bay County Transportation Planning Organization (TPO) is the metropolitan planning organization designated by the governor of Florida as being responsible for carrying out a continuing, cooperative, and comprehensive transportation planning process for the Bay County metropolitan planning area; and

**WHEREAS**, the Transportation Improvement Program (TIP) is adopted annually by the TPO and submitted to the governor of the state of Florida, to the Federal Transit Administration (FTA), through the State of Florida and the Federal Highway Administration (FHWA); and

**WHEREAS**, public outreach occurred on March 24—May 9, 2025, TPO, advisory committee public workshops were held on March 5 and April 23, 2025, and a hybrid public workshop was held on April 23, 2025; and

**WHEREAS**, the initial step in development of the TIP is for the TPO to submit its transportation project priorities for all modes of travel to the Florida Department of Transportation (FDOT) prior to July 1<sup>st</sup>;

**NOW, THEREFORE, BE IT RESOLVED BY THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION THAT:**

The TPO adopts the FY 2027 - FY 2031 Project Priorities, with any changes that may have been presented.

Passed and duly adopted by the Bay County Transportation Planning Organization on this 28<sup>th</sup> day of May 2025.

**BAY COUNTY TRANSPORTATION  
PLANNING ORGANIZATION**

**BY:** \_\_\_\_\_  
Pamn Henderson, Chair

**ATTEST:** \_\_\_\_\_

**March 5, 2025 TPO, TCC, CAC Workshop Comments and Responses**

1. **Table 1 – Non-SIS Priority 1, ITS – Operations and Maintenance of the current ITS System. The SMART Bay Project was referenced as a possible project for the increase to \$700,000 from the \$600,000 for this Project Priority.**

*Comment noted.*

2. **Table 1 – Non-SIS Priority 2, SR 22 (Wewa Highway) from SR 30A (US 98) Tyndall Parkway to Star Avenue. A question was asked if this project is funded because a FDOT Identification Number is identified.**

*It was clarified that FDOT Identification Number is the identification number from the Design Phase for this project which is complete. This priority for this project is for the Right-of-Way Phase.*

3. **Table 1 – Non-SIS Priority 8. Star Avenue from SR 22 (Wewa Highway) to US 231 (SR 75). The growth along the US 231/Titus Road/Star Avenue Corridor and the increased traffic and development on the SR 22 Corridor justify the need for this project was stated and it was mentioned the project should be moved up on the priority list.**

*Comment noted.*

4. **Table 1 – Non-SIS Priority 10. Roundabout at Harrison Street and 6<sup>th</sup> Street. It was expressed that this project should be removed. The origin of the project was requested.**

*The FY 2027-2031 Project Priorities will be an action item at the May 28, 2025 Bay County TPO Meeting. This project is identified in this City of Panama City Planning Document*

*[CPC Downtown Strategic Vision 100819 ONLINE.pdf](#) on pages 43 and 89. As a result, it was included in the TPO's 2045 Long Range Transportation Plan Needs Plan and ultimately the TPO's 2045 Long Range Transportation Plan Cost Feasible Plan.*

5. **Table 1 – Non-SIS Priority 11. Bay Parkway Phase III from Clara Avenue to Chip Seal Parkway. It was mentioned that a public workshop on this project for the PD&E Study and Design Plans will be held on March 6, 2025.**

*Comment noted.*

6. **Table 3– TSM Priority 3. SR 390 at Harvard Boulevard Traffic Signal. An email was received after the meeting requesting the origin of this project.**

*The TPO staff receives a candidate list of TSM projects for every project priority cycle from FDOT. This project was included in the candidate list of projects received from FDOT for the FY 2027-2031 Project Priorities and was ranked based on TPO approved criteria.*

7. **Table 5– Bay County TPO Public Transportation Priority FTA Section 5307 Toll Revenue Credit. BayWay has requested the 80% and 20% matches for this project be changed from \$1,625,000 and \$406,250 to \$1,325,000 and \$331,250 for all five fiscal years 27-31.**

*Changes will be made.*

8. **Table 5 – Bay County TPO Public Transportation Priority FTA Section 5307 Local Funds. BayWay has requested the 50% and 50% matches for this project be changed from \$700,000 and \$700,000 to \$1,000,000 and \$1,000,000 for all five fiscal years 27-31.**

*Changes will be made.*

- 1. Table 1 – Non-SIS Priority 2. SR 22 from US 98 (Tyndall Parkway) to Star Avenue. What can be done to fund this project and what is the reason Priority 4 has funding and SR 22 does not?**

*It was mentioned that funding projects on the Non-SIS is very difficult for FDOT. Past examples of segmentation, letters of support, and local contributions were mentioned, but the right-of-way cost is very expensive. Priority 4 is less than \$500,00 per year while the right of way cost for SR 22 would be several million dollars.*

- 2. Table 4 – TA. What is the possibility of funding these priorities?**

*When the tentative work program is presented in November, the priorities that FDOT has chosen to fund will be identified. There is about \$3,000,000 per year for FDOT to fund the TA program across the 16 counties of FDOT District III.*

- 3. Table 4 – TA Priority 2. South Gay Avenue from Boat Race Road to Cherry Street. What is the improvement?**

*The improvement is to construct an East Bound Left Turn Lane.*

- 4. Advisory Committee Membership was mentioned by an attendee.**

*Membership of the Advisory Committees is referenced in the bylaws which are on the ECRC website. It was explained that the Technical Advisory Committee consists of planners and engineers for the municipalities and the Citizens Advisory Committee represents the composition of the area based on area profiles.*

- 5. The function of the ECRC was explained by an attendee.**

*The ECRC serves as the staff for the Bay County Transportation Planning Organization and prepares the documents and the meeting materials for the Transportation Planning Organization and Advisory Committees. The Transportation Planning Organization members provide guidance on the transportation projects for the region not just projects in their individual jurisdiction.*

**April 23, 2025 TPO, TCC, CAC Workshop Comments and Responses**

1. **Table 1 – Non-SIS Priority 2. SR 22 from US 98 (Tyndall Parkway) to Star Avenue. What can be done to fund this project?**  
*It was mentioned that funding projects on the Non-SIS is very difficult for FDOT. Past examples of segmentation, letters of support, and local contributions were mentioned by members, but the right-of-way cost is very expensive.*
2. **Table 1 – Non-SIS Priority 3. Harvard Boulevard from SR 390 to Issac Bryd State Park. Support for this project was mentioned.**  
*Comment noted.*
3. **Table 1 – Non-SIS Priority 6. Corridor Management/Complete Streets Implementation. What segment would be identified for implementation?**  
*SR 77 from Baldwin Avenue to Bailey Bridge is the segment that would be identified for implementation.*
4. **Table 1 – Non-SIS Priority 8. Star Avenue from SR 22 (Wewa Highway) to US 231 (SR 75). The growth along US 231/Titus Corridor and the increased traffic from the new Gulf Coast Parkway and development on the SR 22 Corridor justify the need for this project was stated and it was mentioned the project should be moved up on the priority list. The cost and length of the project were discussed for the possibility of local contribution for the Project Development and Environmental Study.**  
*Comment noted.*
5. **Table 1 – Non-SIS Priority 9. Elevated US 98 Pedestrian Structure at US 98 and Frank Brown Park. It was mentioned that an underpass such as the recently completed underpass on US 98 in Walton County would be cheaper and better utilized instead of a Pedestrian Overpass. Grants and a Feasibility Study were mentioned as possible priorities because of the development at US 98/Pier Park. It was also mentioned that the overpass could be an obstruction for the airport traffic. The cost of the Feasibility Study was also discussed.**  
*Comment noted.*
6. **Table 2 – SIS Priorities 1 and 2. US 231 from US 98 to 23<sup>rd</sup> Street and US 231 from 23<sup>rd</sup> Street to Pipeline Road. What is the funding in the work program and when will construction be funded?**  
*The funding in the work program is for Right-of Way. Construction is the next phase to be funded but it is not currently in the five year work program.*
7. **Table 2 – SIS Priority 3. SR 75 (US 231) from North of Pipeline Road to North of Penny Road and SIS 4. SR 390 from SR 77 to US 231. It was mentioned that these two priorities should be switched.**  
*Comment noted.*
8. **Table 2 – SIS Priority 5. US 98 at Thomas Drive. It was mentioned that the portion of Thomas Drive that runs north to south from US 98 to the curve has been renamed as Navy Boulevard.**  
*Change will be made.*
9. **Table 2 – SIS Priority 7. East Avenue from Port Entrance to SR 30 (US 98) 5<sup>th</sup> Steet. Support for this project was mentioned.**

*Comment noted.*

- 10. Table 2 – SIS Priority 8. East Avenue from SR 30 (US 98) 5<sup>th</sup> Steet to Sherman Avenue. The location of this project was requested.**

*The location of the project was provided.*

- 11. Table 2 – SIS Priority 9. SR 30 (US 98) from West of Phillips Inlet Bridge to SR 79. Support for this project was mentioned.**

*Comment noted.*

- 12. Table 5 – Transportation Alternatives. What is the possibility of a funding increase for this program?**

*Transportation Alternatives is a Federally funded program. A funding increase for approximately \$3,000,000 for the 16 counties in the FDOT District III region is not expected at this time.*

- 13. Table 8 – SUN Trail Priority 1. Crooked Sound Drive to Drone Recovery Road. It was asked what entity submitted this project request.**

*Bay County submitted the project request.*



# ENCLOSURE F

## **ENCLOSURE F ALL COMMITTEES**

**SUBJECT:** Nomination and Election of TPO Board, TCC, and CAC Chair and Vice Chair for FY 2026

**ORIGIN OF SUBJECT:** TPO Bylaws

**LOCAL GOVERNMENT ACTION NEEDED:** None

**BACKGROUND:** The TPO and advisory committee bylaws state that a chair and a vice chair shall be named to serve for the coming fiscal year prior to July 1 of each year. Officers for the coming fiscal year will serve from July 1, 2025 – June 30, 2026.

**Attached are the following:**

- TPO Roster
- TCC Roster
- CAC Roster

**RECOMMENDED ACTION: Approval of a motion electing a chair and a vice chair for FY 2026 for the TPO, TCC and CAC.** This action is recommended to have newly elected officers in place by July 1, 2025, to serve throughout FY 2026. Contact Kandase Lee, ECRC CEO, at [kandase.lee@ecrc.org](mailto:kandase.lee@ecrc.org) if additional information is needed.

## Board Membership

TITLE	NAME	ORGANIZATION	EMAIL	PHONE
Mayor	Pamn Henderson, <b>CHAIR</b>	City of Callaway	mayor@cityofcallaway.com	(850) 871-6000
Commissioner	Robert Carroll, <b>VICE-CHAIR</b>	Bay County Commission	rcarroll@baycountyfl.gov	(850) 248-8142
Commissioner	Daniel Raffield	Bay County Commission	draffield@baycountfl.gov	(850) 248-8142
Commissioner	Doug Crosby	Bay County Commission	dcrosby@baycountyfl.gov	(850) 248-8142
Commissioner	Doug Moore	Bay County Commission	dmoore@baycountyfl.gov	(850) 248-8142
Commissioner	Clair Pease	Bay County Commission	cpease@baycountyfl.gov	(850) 248-8142
Commissioner	David Griggs	City of Callaway	commissionergriggs@cityofcallaway.com	(850) 819-1951
Commissioner	Judy Vandergrift	City of Lynn Haven	comm_vandergrift@cityoflynnhaven.com	(850) 774-7390
Commissioner	Pat Perno	City of Lynn Haven	comm_perno@cityoflynnhaven.com	(850) 265-2121
Council Member	Jerry Smith	City of Mexico Beach	j.smith@mexicobeachgov.com	(229) 349-7528
Commissioner	Brian Grainger	City of Panama City	bgrainger@panamacity.gov	(850) 771-8835
Commissioner	Janice Lucas	City of Panama City	jluca@panamacity.gov	(850) 348-1583
Vacant		City of Panama City		
Commissioner	Josh Street	City of Panama City	jstreet@panamacity.gov	(850) 872-3002
Vacant		City of Panama City		
Council Member	Mary Coburn	City of Panama City Beach	Mary.Coburn@pcbfl.gov	(850) 819-6593
Council Member	Paul Casto	City of Panama City Beach	paul.casto@pcb.gov	(850) 233-5018
Council Member	Vacant	City of Parker	cityofparker.com	(850) 871-4104
Commissioner	Jack Griffis	City of Springfield	jgriffis@springfield.fl.gov	(850) 872-7570 Ext. 115

## Technical Coordinating Committee Membership

NAME	ORGANIZATION	DEPARTMENT	EMAIL	PHONE
Eddie Cook, <b>CHAIR</b>	City of Callaway	City Manager's Office	citymanager@cityofcallaway.com	(850) 215-6691
Keith Bryant, <b>VICE-CHAIR</b>	Bay County	Engineering Department	kbryant@baycountyfl.gov	(850) 248-8740
Ian Crelling	Bay County	Planning Department	icrelling@baycountyfl.gov	(850) 784-4025
Cliff Johnson	Bay County	Traffic Engineering Department	cjohnson@baycountyfl.gov	(850) 248-8741
Doug Lee	Bay County School District	Administration	leedo@bay.k12.fl.us	(850) 767-5378
Harrison Neilly	Bay Way	First Transit Manager's Office	Harrison.Neilly@transdev.com	(850) 215-7083
Amanda Richard	City of Lynn Haven	Planning Department	arichard@cityoflynnhaven.com	(850) 265-2121
Vacant	City of Mexico Beach	Administration		
Jonathan Hayes	City of Panama City	City Manager's Office	jhayes@pcgov.org	(850) 872-3029
Clint Murphy	City of Panama City	Public Works Department	cmurphy@panamacity.gov	(850) 872-3029
Matt DeVito	City of Panama City	Engineering Department	mdevito@panamacity.gov	(850) 872-3029
John Adair	City of Panama City Beach	Public Works Department	john.adair@pcbfl.gov	(850) 233-5100 Ext. 2414
Kathryn Younce	City of Panama City Beach	Public Works Department	kathy.younce@pcbfl.gov	(850) 233-5100 Ext. 2407
Tony Summerlin	City of Parker	Public Works Department		(850) 871-5599

## Technical Coordinating Committee Membership

NAME	ORGANIZATION	DEPARTMENT	EMAIL	PHONE
John Skaggs	Naval Coastal Systems Station	Public Works Department	john.skaggs1@navy.mil	(850) 234-4154
Richard McConnell	Northwest Florida Beaches International Airport	Administration	mcconnell@pcairport.com	
Parker McClellan, Jr.	Northwest Florida Beaches International Airport	Administration	pmcclellan@pcairport.com	(850) 636-8965
Alex King	Port of Panama City	Director's Office	Aking@portpanamacityusa.com	(850) 767-3280
Jonathan McFarlane- Weinstein	Tyndall Air Force Base	Planning Department	jonathan.mcfarlane- weinstein@us.af.mil	(850) 283-2754



## Citizens' Advisory Committee Membership

NAME	EMAIL	PHONE
Ali C. Frohlich, <b>CHAIR</b>	aliandserra@knology.net	(850) 230-5868
James Pretlow, <b>VICE-CHAIR</b>	jpretlow@comcast.net	(850) 832-0294
Walter R. Akins	wakins@qal.us	(850) 252-3351
Paul Bohac	p_bohac@yahoo.com	(850) 871-0027
Wilda Hodge	wwwhodge@aol.com	(850) 819-5171
Marty Kirkland	makruns@yahoo.com	(850) 784-4090
Brandy Mankin	Brandy.Mankin@flhealth.gov	(850) 252-9632
Stanley Parron	Sparron123@yahoo.com	(614) 935-9701
Thomas Robinson, MD	ttksrobinson@hotmail.com	(850) 708-1278
Jo Ann M. Stone	jmc_32405@yahoo.com	(850) 235-3225
Patty J. Strohmenger	patstroh1@aol.com	(850) 769-5998
Robert Waddell	Rjw0113@comcast.net	(850) 559-2379
Robert Wood	boater24@aol.com	(334) 202-2272
Guy York	ggyork@comcast.net	

# **INFORMATION ITEMS**

**BAY COUNTY TRANSPORTATION TECHNICAL COORDINATING COMMITTEE**  
**EMERALD COAST REGIONAL COUNCIL (Designated staff)**  
**Bay County Transit Office**  
**1010 Cone Ave, Panama City, FL 32401**  
**February 05, 2025**

**MEMBERS IN ATTENDANCE:**

Eddie Cook, CHAIR	City of Callaway
Keith Bryant, VICE-CHAIR	Bay County
Cliff Johnson	Bay County
Jonathan Hayes	City of Panama City
Clint Murphy	City of Panama City
Matt DeVito	City of Panama City
John Adair	City of Panama City Beach

**MEMBERS NOT IN ATTENDANCE:**

Ian Crelling	Bay County
Doug Lee	Bay County School District
Amanda Richard	City of Lynn Haven
Kathryn Younce	City of Panama City Beach
Tony Summerlin	City of Parker
John Skaggs	Naval Coastal Systems Station
Richard McConnell	Northwest Florida Beaches Int. Airport
Parker McClellan, Jr.	Northwest Florida Beaches Int. Airport
Alex King	Port of Panama City
Jonathan McFarlane-Weinstein	Tyndall Air Force Base

**OTHER IN ATTENDANCE:**

Bryant Paulk	FDOT
Vincent Spahr	Kimley Horn
Jeff Roberts	Michael Baker International
Harrison Neilly	Transdev
David Griggs	Callaway
Gene Keen	Bay County
<u>Virtual Attendance</u>	
Lamar Hobbs	Bay County
Brian Graham	
Serra Frohlich	
Kaylor Colins	FDOT
Terry Shaw	Kimberly Horn

**EMERALD COAST REGIONAL COUNCIL STAFF:**

Tiffany Bates



Annie Arguello  
Leandra Meredith  
Gary Kramer  
Roshita Taylor  
Howard Vanselow  
Virtual Attendance  
Kandase Lee  
Gina Watson  
Rae Emary  
Gabrielle McVoy  
Jill Nobles

**CALL TO ORDER / INVOCATION / PLEDGE**

**APPROVAL OF AGENDA** TPO Only

**PUBLIC FORUM:** None

**FDOT UPDATE: FDOT Update - *Bryant Paulk, AICP Florida Department of Transportation (FDOT) Urban Liaisons***

Bryant Paulk gave an update on the Panama City Beach Parkway. Bryant Paulk stated that the final and third segment is scheduled for construction in February 2026.

Bryant Paulk stated that FDOT is wrapping up the Hutchinson Blvd. resurfacing project and the SR 390 widening from 23<sup>rd</sup> Street to Baldwin Avenue remains with an anticipated completed date of fall 2026. DuPont Bridge is moving forward from the design aspect.

Bryant Paulk gave an update on the Tyndall Flyover Project, stating that FDOT negotiated the bridge deck issue that the contractor had, and they are now released to move forward with the reconstruction of the portion of bridge deck that had a failure. The project has an anticipated completion date of late summer 2025. The contractor is currently more than 700 days over schedule and FDOT is assessing liquidated damages for this overage.

Bryant Paulk gave an update on the realignment project on US 231 and Starr Avenue. The project was delayed until June of this year. Bryant Paulk stated that Bay County currently has sixteen active construction projects; FDOT looked at the opportunity for additional work in this area and decided they would get better bids if this project was pushed out to the end of the fiscal year.

**PLANNING AND TRANSIT CONSENT AGENDA:**

**1. ALL COMMITTEES - Approval of December 2024 Meeting Minutes**

**Keith Bryant moved to approve the December 2024 TCC meeting minutes. Jonathan Hayes seconded the motion, and it was unanimously approved.**

2. **TPO ONLY - Consideration of Resolution Bay 25-05 Authorizing the Surplus of Transit Vehicles 1401 1402, and 1403 – *Lamar Hobbs, Bay County Transit***

**PLANNING ACTION ITEMS:**

1. **ENCLOSURE A – ALL COMMITTEES - Consideration of Resolution BAY 25-04 Supporting the Draft Bay County Safety Action Plan and Authorizing the TPO Chair to Sign a Letter of Support for the Draft Bay County Safety Action Plan - *Bay County Staff / Michael Baker International***

Jeff Roberts, Michael Baker International, provided an overview of the Bay County Safety Action Plan status and preliminary findings.

**Keith Bryant moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-04 supporting the Bay County Draft Safety Action Plan and authorizing the TPO chair to sign a letter of support for the Bay County Safety Action Plan's Top 100 locations for fatal and serious injury crashes. Clint Murphy seconded the motion, and it was unanimously approved.**

2. **ENCLOSURE B – ALL COMMITTEES - Consideration of Resolution Bay 25-01 Adopting the Bay TPO 2050 Long Range Transportation Plan (LRTP) Goals and Objectives – *Gary Kramer, ECRC Staff***

Gary Kramer gave an introduction into the Bay County TPO 2050 LRTP Goals and Objectives, stating that the Goals and Objectives will be used to establish the evaluation criteria to rank the adopted 2050 LRTP Needs Plan projects. Once this ranking is established, it will be used to create a draft 2050 LRTP Cost Feasible Plan. Brian Graham presented the LRTP Goals and Objectives 2050 vision and mission.

**Jonathan Hayes moved to recommend the TPO authorize the TPO chair to sign Resolution BAY 25-01 to adopt the Bay County TPO 2050 Long Range Transportation Plan (LRTP) Goals and Objectives. Clint Murphy seconded the motion, and it was unanimously approved.**

3. **ENCLOSURE C – ALL COMMITTEES - Consideration of Resolution Bay County TPO 25-06 Adopting the Long Range Transportation 2050 Public Participation Plan (PPP) – *Annie Arguello, ECRC Staff***

Annie Arguello presented the LRTP 2050 PPP and stated that the Bay County TPO's PPP addresses all required strategies.

**Jonthan Hayes moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-06 approving the 2050 LRTP Public Participation Plan for the Bay County TPO. John Adair seconded the motion, and it was unanimously approved.**

**4. ENCLOSURE D - ALL COMMITTEES - Consideration of Resolution BAY 25-03 Adopting the 2025 Transportation Alternatives (TA) Set-Aside Ranked Projects for FDOT District 3 Fiscal Year 2027 – 2031 Tentative Work Program– *Roshita Taylor, ECRC Staff***

Roshita Taylor presented the 2025 TA Set-Aside ranked projects to send to FDOT for inclusion in the District 3 Fiscal Year 2027 – 2031 Tentative Work Program. Roshita Taylor stated that the following projects were submitted to be ranked for submission to FDOT: (1) Bay County-Magnolia Beach Road Multi-Use Path (west of Pelican Bay Drive to east of Mystic Lane); (2) City of Callaway-South Gay Avenue Sidewalk Project (Boat Race Road to Cherry Street); (3) City of Lynn Haven-Carolina Avenue & 14th Street Sidewalk (SR 390 to West 14th Street & SR 390 to Maryland Avenue).

Roshita Taylor stated that there was a resubmission of the Lynn Haven TA application after the deadline which would result in additional points for the safety and design amenities criteria. Roshita Taylor noted that whether or not to accept the score change was at the board's discretion.

**Jonthan Hayes moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-03 adopting the 2025 Transportation Alternatives (TA) Set-aside ranked projects. Keith Bryant seconded the motion, and it was unanimously approved.**

**5. ENCLOSURE E – ALL COMMITTEES - Consideration of Resolution Bay 25-02 Accepting the Smart Regions Master Plan – *Jill Nobles, ECRC Staff***

Terry Shaw presented the Smart Regions Master Plan and stated that ECRC, in partnership with the FL-AL TPO, developed the plan to further ECRC and the TPO's efforts in advancing technological infrastructure needed to achieve Vision Zero and develop a Smart Region Plan based on existing infrastructure and opportunities to understand and/or solve problems using technology. Terry Shaw stated that the plan aims to identify lifesaving technology concepts across the ECRC and the TPO areas. This plan is simply a resource for improvements and concepts should a local government wish to implement.

**Jonathan Hayes moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-02 accepting the Smart Regions Master Plan. Clint Murphy seconded the motion, and it was unanimously approved.**

**PLANNING PRESENTATIONS ITEMS:**

- 1. ENCLOSURE F - ALL COMMITTEES - Schedule for Development of the Bay County TPO FY 2027-2031 Project Priorities- *Gary Kramer, ECRC Staff***

Gary Kramer presented the schedule for the Bay County TPO FY 27-31 Project Priorities.

**OTHER BUSINESS - None**

**ADJOURNMENT**

**BAY COUNTY TRANSPORTATION CITIZENS' ADVISORY COMMITTEE**  
**EMERALD COAST REGIONAL COUNCIL (Designated staff)**  
**Bay County Transit Office**  
**1010 Cone Ave, Panama City, FL 32401**  
**February 05, 2025**

**MEMBERS IN ATTENDANCE:**

Ali C. Frohlic, CHAIR  
James Pretlow, VICE-CHAIR  
Walter R. Akins  
Paul Bohac  
Robert Waddell  
Robert Wood  
Guy York

**MEMBERS NOT IN ATTENDANCE:**

Wilda Hodge  
Marty Kirkland  
Brandy Mankin  
Stanley Parron  
Thomas Robinson, MD  
Jo Ann M. Stone  
Patty J. Strohmenger

**OTHER IN ATTENDANCE:**

Bryant Paulk	FDOT
Vincent Spahr	Kimley Horn
Jeff Roberts	Michael Baker International
Harrison Neilly	Transdev
David Griggs	Callaway
Gene Keen	Bay County

**Virtual Attendance**

Lamar Hobbs	Bay County
Brian Graham	
Serra Frohlich	
Kaylor Colins	FDOT
Terry Shaw	Kimberly Horn

**EMERALD COAST REGIONAL COUNCIL STAFF:**

Tiffany Bates  
Annie Arguello  
Leandra Meredith

Gary Kramer  
Roshita Taylor  
Howard Vanselow  
Virtual Attendance  
Gina Watson  
Rae Emary  
Gabrielle McVoy  
Jill Nobles

**CALL TO ORDER / INVOCATION / PLEDGE**

**APPROVAL OF AGENDA** TPO Only

**PUBLIC FORUM:** None

**FDOT UPDATE: FDOT Update - *Bryant Paulk, AICP Florida Department of Transportation (FDOT) Urban Liaisons***

Bryant Paulk gave an update on the Panama City Beach Parkway. Bryant Paulk stated that the final and third segment is scheduled to begin construction in February 2026.

Bryant Paulk stated that FDOT is wrapping up the Hutchinson Blvd. resurfacing project and the SR 390 widening from 23<sup>rd</sup> Street to Baldwin Ave. remains with an anticipated completed date of fall 2026. DuPont Bridge is moving forward from the design aspect.

Bryant Paulk gave an update on the Tyndall Flyover Project, stating that FDOT negotiated the bridge deck issue that the contractor had, and they are now released to move forward with the reconstruction of the portion of bridge deck that had a failure. The project has an anticipated completion date of late summer 2025. The contractor is currently more than 700 days over schedule and FDOT is assessing liquidated damages for this overage.

Bryant Paulk gave an update on the realignment project on US 231 and Starr Avenue. The project was delayed until June of this year. Bryant Paulk stated that Bay County currently has sixteen active construction projects; FDOT looked at the opportunity for additional work in this area and decided they would get better bids if this project was pushed out to the end of the fiscal year.

**PLANNING AND TRANSIT CONSENT AGENDA:**

**1. ALL COMMITTEES - Approval of December 2024 Meeting Minutes**

**James Pretlow moved to approve the December 2024 CAC meeting minutes.**  
**Walter Akins seconded the motion, and it was unanimously approved.**

2. **TPO ONLY - Consideration of Resolution Bay 25-05 Authorizing the Surplus of Transit Vehicles 1401 1402, and 1403 – *Lamar Hobbs, Bay County Transit***

**PLANNING ACTION ITEMS:**

1. **ENCLOSURE A – ALL COMMITTEES - Consideration of Resolution BAY 25-04 Supporting the Draft Bay County Safety Action Plan and Authorizing the TPO Chair to Sign a Letter of Support for the Draft Bay County Safety Action Plan - *Bay County Staff / Michael Baker International***

Jeff Roberts, Michael Baker International, provided an overview of the Bay County Safety Action Plan status and preliminary findings.

**James Pretlow moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-04 supporting the Bay County Draft Safety Action Plan and authorizing the TPO chair to sign a letter of support for the Bay County Safety Action Plan's top 100 locations for fatal and serious injury crashes. Walter Akins seconded the motion, and it was unanimously approved.**

2. **ENCLOSURE B - ALL COMMITTEES - Consideration of Resolution Bay 25-01 Adopting the Bay TPO 2050 Long Range Transportation Plan (LRTP) Goals and Objectives – *Gary Kramer, ECRC Staff***

Gary Kramer gave an introduction to the Bay County TPO 2050 LRTP Goals and Objectives, stating that the Goals and Objectives will be used to establish the evaluation criteria to rank the adopted 2050 LRTP Needs Plan projects. Once this ranking is established, it will be used to create a draft 2050 LRTP Cost Feasible Plan. Brian Graham presented the LRTP Goals and Objectives 2050 vision and mission.

**Paul Bohac moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-01 adopting the Bay County TPO 2050 Long Range Transportation Plan (LRTP) Goals and Objectives. Robert Waddell seconded the motion, and it was unanimously approved.**

3. **ENCLOSURE C - ALL COMMITTEES - Consideration of Resolution Bay County TPO 25-06 Adopting the Long Range Transportation 2050 Public Participation Plan (PPP) – *Annie Arguello, ECRC Staff***

Annie Arguello presented the LRTP 2050 PPP and stated that the Bay County TPO's PPP addresses all required strategies.

**Paul Bohac moved to recommend the TPO authorize the TPO chair to sign**

**Resolution Bay 25-06 approving the 2050 LRTP Public Participation Plan for the Bay County TPO. Robert Waddell seconded the motion, and it was unanimously approved.**

**4. ENCLOSURE D - ALL COMMITTEES - Consideration of Resolution BAY 25-03 Adopting the 2025 Transportation Alternatives (TA) Set-Aside Ranked Projects for FDOT District 3 Fiscal Year 2027 – 2031 Tentative Work Program– *Roshita Taylor, ECRC Staff***

Roshita Taylor presented the 2025 TA Set-Aside ranked projects to send to FDOT for inclusion in the District 3 Fiscal Year 2027 – 2031 Tentative Work Program. Roshita Taylor stated that the following projects were submitted to be ranked for submission to FDOT: (1) Bay County-Magnolia Beach Road Multi-Use Path (west of Pelican Bay Drive to east of Mystic Lane); (2) City of Callaway-South Gay Avenue Sidewalk Project (Boat Race Road to Cherry Street); (3) City of Lynn Haven-Carolina Avenue & 14th Street Sidewalk (SR 390 to West 14th Street & SR 390 to Maryland Avenue).

Roshita Taylor stated that there was a resubmission of the Lynn Haven TA application after the deadline which would result in additional points for the safety and design amenities criteria. Roshita Taylor noted that whether or not to accept the score change was at the board's discretion.

**James Pretlow moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-03 adopting the 2025 Transportation Alternatives (TA) Set-aside ranked projects. Robert Waddell seconded the motion, and it was unanimously approved.**

**5. ENCLOSURE E – ALL COMMITTEES - Consideration of Resolution Bay 25-02 Accepting the Smart Regions Master Plan – *Jill Nobles, ECRC Staff***

Terry Shaw presented the Smart Regions Master Plan and stated that ECRC, in partnership with the FL-AL TPO, developed the plan to further ECRC and the TPO's efforts in advancing technological infrastructure needed to achieve Vision Zero and develop a Smart Region Plan based on existing infrastructure and opportunities to understand and/or solve problems using technology. Terry Shaw stated that the plan aims to identify lifesaving technology concepts across the ECRC and the TPO areas. This plan is simply a resource for improvements and concepts should a local government wish to implement.

**Paul Bohac moved to recommend the TPO authorize the TPO chair to sign Resolution Bay 25-02 accepting the Smart Regions Master Plan. Robert Waddell seconded the motion, and it was unanimously approved.**



**PLANNING PRESENTATIONS ITEMS:**

**1. ENCLOSURE F - ALL COMMITTEES - Schedule for Development of the Bay County TPO FY 2027-2031 Project Priorities- *Gary Kramer, ECRC Staff***

Gary Kramer presented the schedule for the Bay County TPO FY 27-31 Project Priorities.

**OTHER BUSINESS** - None

**ADJOURNMENT**

FLORIDA DEPARTMENT OF TRANSPORTATION  
**MPO JOINT CERTIFICATION STATEMENT**

525-010-05c  
 POLICY PLANNING  
 02/18

Pursuant to the requirements of 23 U.S.C. 134(k)(5) and 23 CFR 450.334(a), the Department and the MPO have performed a review of the certification status of the metropolitan transportation planning process for the Bay County TPO with respect to the requirements of:

1. 23 U.S.C. 134 and 49 U.S.C. 5303;
2. Title VI of the Civil Rights Act of 1964, as amended (42 U.S.C. 2000d-1) and 49 C.F.R. Part 21
3. 49 U.S.C. 5332 prohibiting discrimination on the basis of race, color, creed, national origin, sex, or age in employment or business opportunity;
4. Section 1101(b) of the FAST Act and 49 C.F.R. Part 26 regarding the involvement of disadvantaged business enterprises in USDOT funded projects;
5. 23 C.F.R. Part 230 regarding the implementation of an equal employment opportunity program on Federal and Federal-aid highway construction contracts;
6. The provisions of the Americans with Disabilities Act of 1990 (42 U.S.C. 12101 et seq.) and the regulations found in 49 C.F.R. Parts 27, 37, and 38;
7. The Older Americans Act, as amended (42 U.S.C. 6101) prohibiting discrimination on the basis of age in programs or activities receiving Federal financial assistance;
8. Section 324 of 23 U.S.C. regarding the prohibition of discrimination on the basis of gender; and
9. Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794) and 49 C.F.R. Part 27 regarding discrimination against individuals with disabilities.

Included in this certification package is a summary of noteworthy achievements by the MPO, attachments associated with these achievements, and (if applicable) a list of any recommendations and/or corrective actions. The contents of this Joint Certification Package have been reviewed by the MPO and accurately reflect the results of the joint certification review meeting held on April 3, 2025.

Based on a joint review and evaluation, the Florida Department of Transportation and the Bay County TPO recommend that the Metropolitan Planning Process for the Bay County TPO be certified.

DocuSigned by:

*Tim Smith, Director of Transportation Development*

Name: Tim Smith-

Title: Director of Transportation Development, FDOT

04/24/2025 | 2:31 PM EDT

Date

Signed by:

*Kandase Lee*

840CA9716EDC498

Name: Kandase Lee

Title: Chief Executive Officer, Emerald Coast Regional Council

04/23/2025 | 10:45 AM EDT

Date

RECEIVED

FEB 13 2025

February 7, 2025

The Honorable Pamn Henderson, Chairwoman  
Bay County Transportation Planning Organization  
Emerald Coast Regional Council  
Post Office Box 11399  
Pensacola, Florida 32524

Dear Chairwoman Henderson:


Thank you for submitting the Bay County Transportation Planning Organization (TPO) Transportation Improvement Program (TIP) for fiscal years 2024/2025 through 2028/2029. In accordance with Section 339.175(8)(g), Florida Statutes, FloridaCommerce reviews each TPO's annual TIP for consistency with the comprehensive plans of affected local governments for the purpose of identifying projects that are inconsistent with those plans.

Consistency of the TIP with local government comprehensive plans is important: transportation projects developed with federal aid require consistency with local plans to the extent feasible; and inclusion of TIP projects in local government comprehensive plans serves as an acknowledgement of those local governments' support for the projects.

Our review of the Bay County TPO TIP indicates that it is consistent with the comprehensive plans for each of the TPO's member local governments.

We appreciate your ongoing efforts to coordinate with your member local governments to ensure that the transportation projects in your TIP are consistent with local government comprehensive plans. Should you have any questions concerning this determination or the review process, please contact Matt Preston, Planning Analyst, by telephone at (850) 717-8490, or by email at [matt.preston@commerce.fl.gov](mailto:matt.preston@commerce.fl.gov).

Sincerely,



James D. Stansbury, Chief  
Bureau of Community Planning and Growth

JDS/mp

cc: Austin Mount, Chief Executive Officer, Bay County Transportation Planning Organization

# 2025 TPO BOARD MEETINGS

**FEB 05**

## TPO Board Meeting

- 📍 **BayWay Transit Center**, 1010 Cone Ave, Panama City, FL, 32401
- 🕒 **TCC @ 11 AM | CAC @ 1:30 PM | TPO @ 3:30 PM**
- 📄 **Expected TPO Items:** Opening Project Priorities & Ranking TA Applications

**MAY 28**

## TPO Board Meeting

- 📍 **BayWay Transit Center**, 1010 Cone Ave, Panama City, FL, 32401
- 🕒 **TCC @ 11 AM | CAC @ 1:30 PM | TPO @ 3:30 PM**
- 📄 **Expected TPO Items:** Adopting Project Priorities, Chair/Vice Chair Elections, & Adopting the TIP

**AUG 27**

## TPO Board Meeting

- 📍 **BayWay Transit Center**, 1010 Cone Ave, Panama City, FL, 32401
- 🕒 **TCC @ 11 AM | CAC @ 1:30 PM | TPO @ 3:30 PM**
- 📄 **Expected TPO Items:** To Be Announced

**NOV 05**

## TPO Board Meeting

- 📍 **BayWay Transit Center**, 1010 Cone Ave, Panama City, FL, 32401
- 🕒 **TCC @ 11 AM | CAC @ 1:30 PM | TPO @ 3:30 PM**
- 📄 **Expected TPO Items:** FDOT Work Program & MPOAC Committee Member Selections