



# Professional Planning Services

Request for Proposal No. 2025-36

City of North Port  
August 1, 2025

## **AYRES**

Ayres Associates Inc.  
8875 Hidden River Parkway, Suite 200  
Tampa, FL 33637

*Point of Contact:*  
**Binoy Panicker, AICP**  
P: 813.558.3321  
C: 984.289.5700

[PanickerB@AyresAssociates.com](mailto:PanickerB@AyresAssociates.com)



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## Tab 1: Transmittal Letter

City of North Port Professional Planning Services

RFP No. 2025-36

# Tab 1: Transmittal Letter



Ingenuity, Integrity,  
and Intelligence.

August 1, 2025

City of North Port  
Finance Department - Purchasing Division  
Marisa Doherty, Contract Administrator II  
4970 City Hall, 3rd Floor, Suite 337  
North Port, FL 34286

RE: Professional Planning Services / RFP No. 2025-36

Dear Ms. Doherty and Selection Committee:

The Ayres team is eager to begin a partnership with the City of North Port to provide planning services for the following discipline areas as outlined in the RFP: Land Development Review; Long Range Planning; Zoning Administration; and Customer Service. We understand North Port's built environment and the challenges and opportunities that come with being at the center of new and redevelopment projects in Southwest Florida. Integrating multimodal transportation and utilities infrastructure, affordable housing, and state-of-the-art public facilities including schools and parks, and balancing the environmental conditions and disaster management, are key considerations for the City in the coming years.

We bring a team of award-winning, innovative planners and designers with strong project management experience in community planning, landscape design, and implementation who specialize in resiliency, environmental design, visualization, and public engagement. We are community-minded; engagement and collaboration with the public, decision-makers, and local departments and boards are at the heart of our planning and design practice.

For this contract, **Binoy Panicker, AICP**, will lead our team in providing practical and implementable planning and design solutions. Binoy has extensive award-winning multidisciplinary planning and design experience in Florida. He leads our continuing planning services engagements with the City of Lakeland, the City of St. Cloud, and Hillsborough County. We also provide planning services to communities throughout the state including Tampa, Brooksville, Wildwood, Port Richey, New Port Richey, Crescent City, DeFuniak Springs, Pinellas Park, Pinellas County, and others.

Our team is well-rounded and supported by in-house specialists in transportation planning and design, utilities planning and design, landscape architecture, survey and aerial mapping, environmental design, economic development, public engagement and outreach, and grants and funding. A selection of our recent project experiences aligned with the requirements in the RFP include:

- On-call Development Plans Reviews for St. Cloud, Temple Terrace, and New Port Richey
- Action Plan for the Sulphur Springs Neighborhood in Tampa
- Economic Development Strategies and Implementation Plan for the Memorial Boulevard Corridor in Lakeland
- Historic Preservation Plan and Design Guidelines for St. Cloud
- Downtown Master Plans for Wildwood and Crescent City
- Parks and Recreation Master Plans for Brooksville, DeFuniak Springs, and St. Cloud



## WHAT ELSE DOES THE AYRES TEAM BRING?

- We are creative and have relevant and award-winning project experience.
- We have multidisciplinary capabilities ranging from visioning to planning, design, and construction supervision.
- We are collaborative and our team members have public sector planning experience.
- We are local, resilience minded, and have worked as an extension of our clients' staff.

Ayres' planners and designers believe in guiding the conversation and lending our expertise in planning and design to make sure the desired outcomes are achieved. We are passionate about sustainable environments and equity and resilience at all levels, and these fundamentals will underpin our thoughts and recommendations. We have a reputation for being nimble and responsive and exceeding our clients' expectations with the technical quality of our work, cost-effectiveness, and timeliness.

We will endeavor to propose solutions that best fit the City's requirements, history, culture, economy, and context. Our Tampa office will support this contract, and we will provide responsive service and a collaborative working relationship on any tasks that may be assigned. We look forward to working with you to blend the best of our local Florida knowledge with our extensive national expertise to deliver planning and design services efficiently and to the highest quality.

Sincerely,  
Ayres Associates Inc.



Binoy Panicker, AICP  
Project Manager/Urban Planner  
813.558.3321 | PanickerB@AyresAssociates.com



Subrata Bandy, PE  
Principal-in-Charge  
813.558.3328 | BandyS@AyresAssociates.com



## Tab 2: Qualifications of the Firm

City of North Port Professional Planning Services

RFP No. 2025-36

# Tab 2: Qualifications of the Firm

## COMPANY ESTABLISHMENT & HISTORY

By the very nature of his work, our founder Owen Ayres was dedicated to the details. A structural engineer, Owen knew anything he set out to build was only as sturdy and reliable as its foundation – and that, combined with ingenuity, integrity, and intelligence, is what made the difference between a structure destined to fail and a structure sure to last.

In 1959, Owen founded Ayres atop a steadfast foundation of honesty, innovation, and good old-fashioned hard work – and a vision for a firm that revolved around strong, reliable partnerships. Decades (and thousands of rewarding partnerships) later, Ayres has grown to become a nationwide team of industry experts, representing some of the most inventive problem-solvers, thought leaders, and visionaries in the country.

That team, in turn, has since planned, designed, and facilitated the creation of thousands of projects that keep our nation's communities and businesses revitalized and our infrastructure reliable and responsive. From strong, thoughtful design comes lasting structure – and with our unshakable foundation of ingenuity, integrity, and intelligence, we're built to continue Owen's legacy for decades to come.

## AYRES AT YOUR SERVICE

With a team of approximately 400 innovative problem-solvers nationwide, we stand with integrity behind thousands of projects that strengthen communities and our country's infrastructure, economy, and environment. Clients notice our project managers' ability to translate and transform every detail into actionable, understandable, smoothly coordinated pieces of a successful project. Side-by-side with our client partners, our project managers serve as the confident, communicative navigators at the helm of each project.

We live by the following core values:

- ◆ We provide smart, creative solutions.
- ◆ We work with clients as partners.
- ◆ We do business with integrity.
- ◆ We challenge, support, and recognize our employee-owners.
- ◆ We have commitment to community.

For 66 years, Ayres – **an employee-owned corporation** – has provided services to a variety of clients and has established a professional reputation for competence in community visioning, planning and development, landscape architecture, transportation/traffic, structures, environmental, civil, hydrologic analyses and design, and applied geospatial fields.

**66**  
YEARS IN BUSINESS

APPROXIMATELY  
**400**  
EMPLOYEES

**11**  
OFFICES

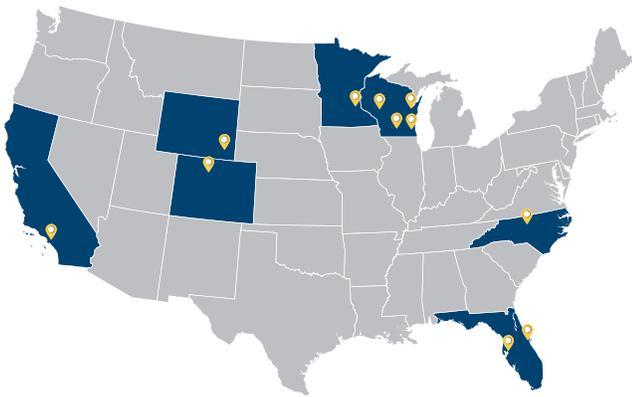
**7**  
STATES

**\$292M**  
IN PUBLIC  
FUNDING

**68**  
PUBLIC PROJECTS ON  
WATER  
within past 10 years

We have learned that to provide the best service possible, we need to work as an extension of your team. Being a true business partner to our clients is not a catchphrase – it’s how we conduct business every day. We will listen to understand your goals, constraints, and needs. We will combine that information with our experience to serve as a trusted adviser.

With 11 offices strategically located across the U.S., Ayres serves clients around the nation. Video conferencing equipment and document-sharing tools make it easy for us to put a team of specialists around the table to push projects forward. Our Florida operations were established in 1986 and today include offices in Tampa in Hillsborough County and Titusville in Brevard County. **Services for this contract will be provided primarily from our Tampa office on Hidden River Parkway.**



We have carefully selected our key staff based on these priorities to supply a team that can cover all scope aspects, with extensive support as needed from our multidisciplinary professionals throughout the company.



**Tampa, Florida Office:** 8875 Hidden River Parkway, Suite 200, Tampa, FL 33637

**Titusville, Florida Office:** 4322 S. Hopkins Avenue, Titusville, FL 32780

## COMMUNITY PLANNING + URBAN DESIGN

The Ayres community planning and urban design team is a group of over 35 planners, designers, and environmental specialists in Florida, Wisconsin, Wyoming, and Colorado. Our team has a wealth of significant project experience in most aspects of planning and design. Our award-winning work with comprehensive plans and small-area plans has been recognized nationally for being visionary and outside



the box. The communities we work in benefit from our being available to support their requirements at short notice. Over the years, we have built a reputation for being responsive and nimble.

Our planning services include: Strategic & Vision Master Plans; Corridor & District Plans; Downtown Master Plans & Urban Design; Multimodal Trail Planning & Design; Graphics & Illustrations for Architecture/Engineering; Park Planning & Design; Comprehensive Outdoor Recreation Planning; Public Engagement Strategies; Playground Design & Assessments; Grant Assistance; Comprehensive Plans; 3-D Computer Visualization & Animation; ADA Assessment; Wayfinding; Zoning & Design Standards.





Materials - Central Avenue and Summit Street

Our planning team is working on community planning and urban design projects throughout Florida. Our engineers are also involved in built environment engineering design work across the state. Our dedicated community planning and urban design team out of our Tampa office is led by **Binoy Panicker, AICP**, who has extensive project experience in Florida.

## COMPLETE STREETS & COMMUNITIES

Proper public realm design is based on the land-use context. The uses, context, and activities in the public spaces will be assessed thoroughly to propose the most appropriate design that meets the community's aspirations. Complete streets have morphed over the last two decades from a checklist of items to an understanding of the priority mode for each corridor and creating the safest and most accessible design for that modal priority in conjunction with land use, economic development, and community activities. With a goal of zero fatalities, project leadership must understand the values and priorities and evaluate design opportunities based on the hierarchy of values.

When all factors of the built environment and infrastructure design are vetted through the public process, project support and buy-in continue through construction, creating opportunities to advance projects quickly and efficiently. The goal is to provide the right street design in the right location, enhancing safety and function for all users. We initially evaluate the appropriate transect and establish suitable design factors. These may include



transportation modes, lane or sidewalk widths, bike lane requirements, parking configuration, roadway/pedestrian lighting, access restrictions, and others, while considering the land use development and urban context.

## RESILIENT PLANNING & DESIGN

Ayres knows the process of planning and designing communities for the long term to mitigate climate change and sustain economic development. Besides meeting code and providing an aesthetically pleasing complement to the buildings and roadways on a site, our planning and design expertise enhances the local ecology and brings new vitality to businesses.

The planning and design of the built environment reflect the quality and character of an area and create a "sense of place." We work with clients to understand the desired "feel" of the facilities and apply that to the site.

Careful consideration is given to sustainability to minimize the effects on the environment. Our goal is to provide beautiful, functional, sustainable spaces that build a sense of community and provide accessibility for all.

Our team specializes in low-impact designs that greatly reduce maintenance costs while conserving water. Ecological and native landscapes will be integrated with the low-impact infrastructure to create a sense of place and add value to the community to maximize user function and safety.

## CONSENSUS BUILDING AND FACILITATION

Connecting with communities is our passion. Hearing the stories of our stakeholders and documenting their hopes and desires are a crucial part of engagement. But equally important is demonstrating the impact of their participation in shaping the final direction of a plan. For that reason, we'll also build on work done in previous engagement processes, so past participants see their voices still being heard.

Our approach to public outreach is centered on connecting with people when and where it's comfortable for them. Through this process framework, the greatest opportunities for public engagement are focused on the story and the place. Ayres thrives in creating innovative engagement opportunities that leave people with a spark of excitement, enthused by the prospect of the future. Our approach to public engagement is one of tailoring to local conditions – finding the right places and times to connect with your stakeholders on their terms.

For each planning process we tackle, Ayres will map out a Public Engagement Strategy with staff to identify key questions we need to explore and the best methods to achieve feedback. During this discussion, we'll reference a variety of engagement types that can be deployed to create a customized approach.

Here are just a few of the engagement strategies Ayres has used in recent projects: [Video Storytelling](#), [Chalkboard Testimonials](#), [Social Media Stations](#), [Community Tours](#), [Events People Enjoy](#), and [Engaging All Ages activities](#).



## Granicus Award Finalist

Granicus named the Citrus County IMA Land Use Plan a finalist for its 2023 Digital Government Award in the Community Engagement City/County category.

One of the potential tools we could implement is a [Bang the Table site](#), a third-party digital community engagement platform; we would depend on City staff to initiate the site. [Bang the Table](#) provides multiple engagement tools to seamlessly connect local governments with citizens, allowing stakeholders to view and interact with ongoing projects in their communities.



# GRAPHICS, ILLUSTRATIONS, AND 3-D VISUALIZATION CAPABILITIES

Ayres' planners and designers are well-versed in creating clear, informative, and appealing planning graphics, diagrams, and renderings that best communicate the project ideas and details.

**DOWNTOWN MASTER PLAN**

**ECONOMIC DEVELOPMENT**

**PARK MASTER PLAN + DESIGN**

**RESILIENCE**

**CORRIDOR PLANNING + DESIGN**

**HISTORIC PRESERVATION**

**POLICY PLANS**

**1910 1911 1917 1921 1923 1937 1941 1943 1949 1952 1953 1960**

**THE PROGRESSIVE ERA**

- June 22, 1910, naming of the Centennial Improvement Club
- March 16, 1915, The Centennial Club organized as a Centennial Club
- January 11, 1915, Club was incorporated
- March 20, 1915, Club Charter approved
- June 12, 1911 Club Charter filed
- Library facility becomes a reality on February 17, 1923

**THE WAR YEARS**

- Between 1917 and 1921 the club focused primarily on relief efforts and organized charitable causes, including Near East Relief and Red Cross work.
- Helped establish the local high school and acquiring book shelves in 1910.
- During World War I, they distributed war bonds, sold war bonds for Red Cross, made dresses and quilts, and other war efforts. This stage shows the Club's close relationship to local government.
- Helped the local building and assisted members from the city.
- The Women's Club of St. Clair Audubon was established on February 20, 1926, and contained a large auditorium, a stage, a library, a large garden, and a dining room/bathrooms.
- 1923, they successfully petitioned the General Corporation to build a 100,000 sq ft improvement in the city.

**THE WOMEN'S CLUB AND VETERANS MEMORIAL LIBRARY AT 1000 E. 10TH ST**

The objectives of the club were to promote civic improvement and literacy advancement. Meetings were held every two weeks until 1975, when meetings were set for the third Wednesday of the month.

**DISTRICTS:** LAKE STELLA DISTRICT, N. LAKE DISTRICT, DOWNTOWN, PARK DISTRICT, S. LAKE DISTRICT

**STREETS:** 9th Street, N. Summit St, Activated Alley, N. York Ave., Centennial Ave., Pennycuik Ave., Edgewood Ave., Fayette Ave., 11th St, 12th St, 13th St, 14th St, 15th St, 16th St, 17th St, 18th St, 19th St, 20th St, 21st St, 22nd St, 23rd St, 24th St, 25th St, 26th St, 27th St, 28th St, 29th St, 30th St, 31st St, 32nd St, 33rd St, 34th St, 35th St, 36th St, 37th St, 38th St, 39th St, 40th St, 41st St, 42nd St, 43rd St, 44th St, 45th St, 46th St, 47th St, 48th St, 49th St, 50th St

**LANDMARKS:** Centennial Park, MARGARET NEAL NELSON SUNSHINE PARK, EVA LYON PARK

**PLANNING ELEMENTS:** Retail, Mixed-Use, Parking, Repurposed City Hall, Outdoor Dining, Use, Ce, Sidewalk, Buffer, Travel Lane, Median / Turn Lane, Travel Lane, Travel Lane, Sidewalk, Buffer, Sidewalk

**LICENSEE DETAILS** 11:17:09 AM 3/5/2025

**Licensee Information**

Name: **AYRES ASSOCIATES, INC.** (Primary Name)  
 Main Address: **3433 OAKWOOD HILLS PKWY  
 ATTN: WENDY SMITH - ACCOUNTING  
 EAU CLAIRE Wisconsin 54701**  
 County: **OUT OF STATE**  
 License Location: **8875 HIDDEN RIVER PARKWAY STE 200  
 TAMPA FL 33637**  
 County: **HILLSBOROUGH**

**License Information**

License Type: **Engineering Business Registry**  
 Rank: **Registry**  
 License Number: **4356**  
 Status: **Current**  
 Licensure Date: **06/19/1998**  
 Expires:

Ayres' Qualifying Agent

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

**SUNNA, HISHAM NASSIM**  
 8875 HIDDEN RIVER PARKWAY  
 SUITE 200  
 TAMPA FL 33637

LICENSE NUMBER: PE32114  
 EXPIRATION DATE: FEBRUARY 28, 2027

Always verify licenses online at MyFloridaLicense.com

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

hereby qualifies

**Binoy G. Panicker**

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

Certified Planner Number: 019335

October 1, 2004

*David Lamber* *Paul Fan*  
 PRESIDENT EXECUTIVE DIRECTOR

**THE AMERICAN INSTITUTE OF  
 CERTIFIED PLANNERS**

**AMANDA THERESE ARNOLD**

Has qualified as a

**Member**

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

Membership Certificate Number 016156

July 1, 2000

*Paul Fan* *David Lamber*  
 Executive Director PRESIDENT

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

hereby qualifies

**Matthew John Ashby**

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

Certified Planner Number: 019074

October 1, 2004

*David Lamber* *Paul Fan*  
 PRESIDENT EXECUTIVE DIRECTOR

STATE OF FLORIDA  
 DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION  
 BOARD OF LANDSCAPE ARCHITECTURE

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

LICENSE NUMBER: LA6667396  
 EXPIRATION DATE: NOVEMBER 30, 2025

Always verify licenses online at MyFloridaLicense.com  
 Do not alter this document in any form.  
 This is your license. It is unlawful for anyone other than the licensee to use this document.

THE STATE OF WISCONSIN  
 EXAMINING BOARD OF ARCHITECTS, LANDSCAPE ARCHITECTS,  
 PROFESSIONAL ENGINEERS, DESIGNERS, PROFESSIONAL LAND  
 SURVEYORS, AND REGISTERED INTERIOR DESIGNERS

I hereby certify that  
**PAIGE BERNHARDT**  
 was granted a license to practice as a  
**LANDSCAPE ARCHITECT**  
 in the State of Wisconsin in accordance with Wisconsin Law  
 on the 18th day of July in the year 2022.

The authority granted herein must be renewed each biennium by the granting authority.  
 In witness thereof, the State of Wisconsin  
 Examining Board of Architects, Landscape Architects, Professional Engineers, Designers, Professional Land  
 Surveyors, and Registered Interior Designers  
 has caused this certificate to be signed under  
 the seal of the Department of Safety and Professional Services

July 18, 2022

**National Recreation and Park Association**

Let it be known that

**PAIGE BERNHARDT**

has met the requirements of the standards set forth by the  
 National Certification Board  
 and is hereby granted certification as a

**Certified Playground Safety Inspector**

July 12, 2024  
 47622-0827  
 August 01, 2027

STATE OF FLORIDA  
 DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION  
 BOARD OF PROFESSIONAL ENGINEERS

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

**IVIE, MATTHEW R.**  
 1701 CARROLLWOOD PLACE CIRCLE  
 APT 108  
 TAMPA FL 33624

LICENSE NUMBER: PE84205  
 EXPIRATION DATE: FEBRUARY 28, 2027

Always verify licenses online at MyFloridaLicense.com

STATE OF FLORIDA  
 DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION  
 BOARD OF PROFESSIONAL ENGINEERS

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

**GEBARIN, MOHAMAD-WALEED K.**  
 8875 HIDDEN RIVER PKWY  
 SUITE 200  
 TAMPA FL 33637

LICENSE NUMBER: PE38994  
 EXPIRATION DATE: FEBRUARY 28, 2027

Always verify licenses online at MyFloridaLicense.com

STATE OF FLORIDA  
 DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION  
 BOARD OF PROFESSIONAL ENGINEERS

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

**COWAN, ALEXANDER BRIAN**  
 344 N. LAPHAM ST.  
 OCONOMOWOC, WI 53066

LICENSE NUMBER: PE34905  
 EXPIRATION DATE: FEBRUARY 28, 2027

Always verify licenses online at MyFloridaLicense.com

**Transportation Professional Certification Board, Inc.**

certifies that

**Alexander Brian Cowan**

has met all of the requirements established by the Certification Board  
 to use the title of

**Professional Traffic Operations Engineer**

unless withdrawn by the Certification Board and subject to the provisions for renewal.  
 Certificate number 4800 issued in Washington, D.C., U.S.A.  
 08/26/2020

*David Lamber* *Paul Fan*  
 PRESIDENT EXECUTIVE DIRECTOR

**LICENSEE DETAILS** 10:56:08 AM 7/28/2025

**Licensee Information**

Name: **LYN FATT, LISA MUI** (Primary Name)  
 Main Address: **8608 PORTLAND OAK COURT  
 TAMPA Florida 33647**  
 County: **HILLSBOROUGH**

**License Information**

License Type: **Engineering Intern**  
 Rank: **Eng Intern**  
 License Number: **110000702**  
 Status: **Current**  
 Licensure Date: **01/12/2001**  
 Expires:

**Special Qualifications** Qualification Effective

**THE NATIONAL  
 DEVELOPMENT  
 COUNCIL**

CERTIFIES THAT

**Michael Scholl**

has completed the  
 Economic Development Finance Training Program  
 and is hereby granted certification as an

**ECONOMIC DEVELOPMENT  
 FINANCE PROFESSIONAL**

Certified this 8th day of June 2012

*David Lamber* *Paul Fan*  
 PRESIDENT EXECUTIVE DIRECTOR

# ARCHITECT – ENGINEER QUALIFICATIONS

## PART I – CONTRACT SPECIFIC QUALIFICATIONS

### A. CONTRACT INFORMATION

1. TITLE AND LOCATION *(City and State)*

Professional Planning Services, North Port, FL

2. PUBLIC NOTICE DATE

July 2, 2025

3. SOLICITATION OR PROJECT NUMBER

RFP No. 2025-36

### B. ARCHITECT - ENGINEER POINT OF CONTACT

4. NAME AND TITLE

Subrata Bandy, PE, Vice President

5. NAME OF FIRM

Ayres Associates Inc.

6. TELEPHONE NUMBER

813.978.8688

7. FAX NUMBER

813.978.9369

8. E-MAIL ADDRESS

BandyS@AyresAssociates.com

### C. PROPOSED TEAM

*(Complete this section for the prime contractor and all key subcontractors.)*

	<i>(Check)</i>			9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
	PRIME	J-V PARTNER	SUBCONTRACTOR			
a.	<input checked="" type="checkbox"/>			Ayres Associates Inc.  <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	8875 Hidden River Parkway, Suite 200 Tampa, FL 33637-1035	Project Management, Urban Planning, Stormwater and Utilities Engineering, Infrastructure Engineering, Transportation Engineering
b.	<input checked="" type="checkbox"/>			Ayres Associates Inc.  <input type="checkbox"/> CHECK IF BRANCH OFFICE	3433 Oakwood Hills Parkway Eau Claire, WI 54701-7698	Landscape Architecture
c.	<input checked="" type="checkbox"/>			Ayres Associates Inc.  <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	20975 Swenson Drive, Suite 200 Waukesha, WI 53186	Transportation Planning
d.	<input checked="" type="checkbox"/>			Ayres Associates Inc.  <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	3665 JFK Parkway, Bldg. 2, Suite 100 Fort Collins, CO 80525-3152	Parks and Recreation Planning, Housing, Economic Development
e.	<input checked="" type="checkbox"/>			Ayres Associates Inc.  <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	5201 E. Terrace Drive, Suite 200 Madison, WI 53718	GIS Support
f.	<input checked="" type="checkbox"/>			Ayres Associates Inc.  <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	214 W. Lincolnway, Suite 22 Cheyenne, WY 82001	Brownfields and Redevelopment

D. ORGANIZATIONAL CHART OF PROPOSED TEAM

*(Attached)*

# ARCHITECT-ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER (If any)  
2025-36

## PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (or Branch Office) NAME Ayres Associates Inc.			3. YEAR ESTABLISHED 1986	4. UNIQUE ENTITY IDENTIFIER 61-590-3556
2b. STREET 8875 Hidden River Parkway, Suite 200			5. OWNERSHIP	
2c. CITY Tampa	2d. STATE FL	2e. ZIP CODE 33637-1035	a. TYPE Corporation	
6a. POINT OF CONTACT NAME AND TITLE Subrata Bandy, PE, Vice President			b. SMALL BUSINESS STATUS No	
6b. TELEPHONE NUMBER 813.978.8688		6c. EMAIL ADDRESS BandyS@AyresAssociates.com		
7. NAME OF FIRM (If Block 2a is a Branch Office) Ayres Associates Inc.				

8a. FORMER FIRM NAME(S) (If any)	8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	38	3	B02	Bridges	5
12	Civil Engineers	31	5	C15	Construction Management	3
23	Environmental Engineer	3	1	E03	Electrical Studies and Design	1
30	Geologist	10	1	E09	Environmental Impact Studies,	2
42	Mechanical Engineers	7	1	H01	Harbors; Jetties; Piers; Ship Terminal	1
47	Planners: Urban/Regional	12	3	H03	Hazardous, Toxic, Radioactive Waste	1
57	Structural Engineers	15	4	H07	Highways; Streets; Airfield Paving; Parking	4
58	Technician/Analyst	153	28	L03	Landscape Architecture	2
	Public Relations Personnel	23	2	P04	Pipelines (Cross-Country – Liquid & Gas)	2
	Utility Locators	2	1	P05	Planning (Community, Regional, Areawide	2
				P06	Planning (Site, Installation, and Project)	2
				R04	Recreation Facilities (Parks, Marinas, Etc.)	1
				S04	Sewage Collection, Treatment, and Disposal	1
				S13	Stormwater Handling & Facilities	3
				T01	Telephone Systems (Rural; Mobile;	4
				T02	Testing & Inspection Services	6
				T03	Traffic & Transportation Engineering	3
				T04	Topographic Surveying and Mapping	1
				U03	Utilities (Gas and Steam)	1
				W02	Water Resources; Hydrology; Ground Water	1
				W03	Water Supply, Treatment and Distribution	3
	Other Employees	99	0	SUE: Subsurface Utility Engineering		3
<b>Total</b>		393	49			

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number shown at right)	PROFESSIONAL SERVICES REVENUE INDEX NUMBER																
<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>a. Federal Work</td><td style="text-align: center;">1</td></tr> <tr><td>b. Non-Federal Work</td><td style="text-align: center;">7</td></tr> <tr><td><b>c. Total Work</b></td><td style="text-align: center;"><b>7</b></td></tr> </table>	a. Federal Work	1	b. Non-Federal Work	7	<b>c. Total Work</b>	<b>7</b>	<table style="width: 100%;"> <tr> <td>1. Less than \$100,000</td> <td>6. \$2 million to less than \$5 million</td> </tr> <tr> <td>2. \$100,000 to less than \$250,000</td> <td>7. \$5 million to less than \$10 million</td> </tr> <tr> <td>3. \$250,000 to less than \$500,000</td> <td>8. \$10 million to less than \$25 million</td> </tr> <tr> <td>4. \$500,000 to less than \$1 million</td> <td>9. \$25 million to less than \$50 million</td> </tr> <tr> <td>5. \$1 million to less than \$2 million</td> <td>10. \$50 million or greater</td> </tr> </table>	1. Less than \$100,000	6. \$2 million to less than \$5 million	2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million	3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million	4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million	5. \$1 million to less than \$2 million	10. \$50 million or greater
a. Federal Work	1																
b. Non-Federal Work	7																
<b>c. Total Work</b>	<b>7</b>																
1. Less than \$100,000	6. \$2 million to less than \$5 million																
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4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million																
5. \$1 million to less than \$2 million	10. \$50 million or greater																

### 12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE 7/25/2025
c. NAME AND TITLE Subrata Bandy, PE, Vice President	

# ARCHITECT-ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER (If any)  
2025-36

## PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (or Branch Office) NAME Ayres Associates Inc.			3. YEAR ESTABLISHED 1959	4. UNIQUE ENTITY IDENTIFIER 06-283-6309
2b. STREET 3433 Oakwood Hills Parkway			5. OWNERSHIP	
2c. CITY Eau Claire			2d. STATE WI	2e. ZIP CODE 54701-7698
6a. POINT OF CONTACT NAME AND TITLE Subrata Bandy, PE, Vice President			a. TYPE Corporation	
6b. TELEPHONE NUMBER 813.978.8688			6c. EMAIL ADDRESS BandyS@AyresAssociates.com	
			b. SMALL BUSINESS STATUS No	
7. NAME OF FIRM (If Block 2a is a Branch Office)				

8a. FORMER FIRM NAME(S) (If any)	8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	38	24	B02	Bridges	5
06	Architects	4	2	C11	Community Facilities	2
08	CADD Technician	10	6	C15	Construction Management	3
12	Civil Engineers	31	7	D01	Dams (Concrete; Arch)	4
14	Computer Programmer	5	2	D02	Dams (Earth; Rock); Dikes; Levees	4
24	Environmental Scientist	2	1	E02	Educational Facilities; Classrooms	2
29	Geographic Information System	6	1	E09	Env Impact Studies, Assessments or Statem.	3
30	Geologists	10	3	H07	Highways; Streets; Airfield Paving; Parking	5
37	Interior Designers	1	1	H11	Housing (Residential, Multifamily, Apartments;	2
38	Land Surveyor	14	2	L03	Landscape Architecture	2
39	Landscape Architects	6	4	M06	Mining & Mineralogy	2
57	Structural Engineers	15	6	O01	Office Building, Industrial Park	1
58	Technician/Analyst	153	21	P06	Planning (Site, Installation and Project	6
60	Transportation Engineers	23	7	R11	Rivers Canals; Waterways; Flood Control	2
62	Water Resources Engineer	11	6	S04	Sewage Collection, Treatment & Disposal	3
	Public Relations Personnel	23	9	S07	Solid Wastes; Incineration; Landfill	2
				S13	Stormwater Handling & Facilities	2
				T02	Testing and Inspection Services	2
				T03	Traffic & Transportation Engineering	5
				T04	Topographic Surveying and Mapping	2
	Other Employees	41	0	W02	Water Resources; Hydrology; Ground Water	1
<b>Total</b>		<b>393</b>	<b>102</b>	W03	Water Supply; Treatment and Distribution	3

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number shown at right)	PROFESSIONAL SERVICES REVENUE INDEX NUMBER  1. Less than \$100,000 2. \$100,000 to less than \$250,000 3. \$250,000 to less than \$500,000 4. \$500,000 to less than \$1 million 5. \$1 million to less than \$2 million 6. \$2 million to less than \$5 million 7. \$5 million to less than \$10 million 8. \$10 million to less than \$25 million 9. \$25 million to less than \$50 million 10. \$50 million or greater
a. Federal Work                      1 b. Non-Federal Work                8 c. Total Work                            8	

**12. AUTHORIZED REPRESENTATIVE**  
The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE 7/25/2025
c. NAME AND TITLE Subrata Bandy, PE, Vice President	

# ARCHITECT-ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER (If any)  
2025-36

## PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (or Branch Office) NAME Ayes Associates Inc.			3. YEAR ESTABLISHED 1992	4. UNIQUE ENTITY IDENTIFIER 79-587-2787
2b. STREET 20975 Swenson Drive, Suite 200			5. OWNERSHIP a. TYPE Corporation b. SMALL BUSINESS STATUS No	
2c. CITY Waukesha	2d. STATE WI	2e. ZIP CODE 53186		
6a. POINT OF CONTACT NAME AND TITLE Subrata Bandy, PE, Vice President			7. NAME OF FIRM (If Block 2a is a Branch Office) Ayes Associates Inc.	
6b. TELEPHONE NUMBER 813.978.8688	6c. EMAIL ADDRESS BandyS@AyesAssociates.com			
8a. FORMER FIRM NAME(S) (If any)			8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	38	1	A02	Aerial Photography; Airborne Data/Imagery	2
12	Civil Engineers	31	3	C15	Construction Management	1
38	Land Surveyor	14	2	C16	Construction Surveying	1
58	Technician/Analyst	153	11	D05	Digital Elevation and Terrain Model Develop.	1
60	Transportation Engineers	23	1	D06	Digital Orthophotography	2
	Public Relations Personnel	23	1	G03	Geodetic Surveying, Ground and Airborne	1
	Traffic Specialists	5	2	G04	GIS: Development, Analysis, Data Collection	1
				G05	Geospatial Data Conversion; Scanning,	3
				H07	Highways; Streets; Airfield Paving; Pkg Lots	3
				L02	Land Surveying	1
				P03	Photogrammetry	2
				P05	Planning (Community; Regional; Area, State)	3
				P06	Planning (Site, Installation and Project)	4
				R04	Recreation Facilities (Parks, Marinas, Etc.)	1
				S07	Solid Wastes; Incineration; Landfill	1
				S13	Stormwater Handling & Facilities	2
				S10	Surveying, Platting, Mapping, Flood Plain	1
				T03	Traffic & Transportation Engineering	4
				T04	Topographic Surveying and Mapping	4
				U03	Utilities (Gas and Steam)	1
	Other Employees	106	0	W03	Water Supply; Treatment and Distribution	1
<b>Total</b>		393	21		Subsurface Utility Engineering	1

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number shown at right)		PROFESSIONAL SERVICES REVENUE INDEX NUMBER			
a. Federal Work	1	1. Less than \$100,000	6. \$2 million to less than \$5 million	7. \$5 million to less than \$10 million	8. \$10 million to less than \$25 million
b. Non-Federal Work	6	2. \$100,000 to less than \$250,000	9. \$25 million to less than \$50 million	10. \$50 million or greater	
c. Total Work	6	3. \$250,000 to less than \$500,000			
		4. \$500,000 to less than \$1 million			
		5. \$1 million to less than \$2 million			

### 12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE 7/25/2025
c. NAME AND TITLE Subrata Bandy, PE, Vice President	

# ARCHITECT-ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER (If any)  
2025-36

## PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (or Branch Office) NAME Ayres Associates Inc.			3. YEAR ESTABLISHED 1994	4. UNIQUE ENTITY IDENTIFIER 85-965-2992
2b. STREET 3665 JFK Parkway, Bldg. 2, Suite 100			5. OWNERSHIP	
2c. CITY Fort Collins	2d. STATE CO	2e. ZIP CODE 80525-3152	a. TYPE Corporation	
6a. POINT OF CONTACT NAME AND TITLE Subrata Bandy, PE, Vice President			b. SMALL BUSINESS STATUS No	
6b. TELEPHONE NUMBER 813.978.8688		6c. EMAIL ADDRESS BandyS@AyresAssociates.com		
8a. FORMER FIRM NAME(S) (If any)			8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER

8a. FORMER FIRM NAME(S) (If any)			8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER
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9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	38	3	C10	Commercial Building (low rise), Shopping	1
12	Civil Engineers	31	7	D02	Dams (Earth; Rock); Dikes; Levees	1
14	Computer Programmer	5	1	E03	Electrical Studies and Design	1
21	Electrical Engineers	3	1	E09	Environmental Impact Studies, Assessments	1
24	Environmental Scientist	2	1	E11	Environmental Planning	2
30	Geologists	10	4	H04	Heating; Ventilating; Air Conditioning	1
32	Hydraulic Engineer	3	3	H07	Highways; Streets; Airfield Paving; Parking	1
34	Hydrologists	1	1	H13	Hydrographic Surveying	1
38	Land Surveyor	14	1	L02	Land Surveying	1
39	Landscape Architects	6	2	L03	Landscape Architecture	2
42	Mechanical Engineers	7	1	P05	Planning (Community, Regional, Areawide)	2
47	Planners: Urban/Regional	12	7	P06	Planning (Site, Installation, and Project)	1
57	Structural Engineers	15	2	R04	Recreational Facilities (Parks, Marinas, etc.)	1
58	Technician/Analyst	153	25	R11	Rivers Canals; Waterways; Flood Control	6
60	Transportation Engineers	23	3	S04	Sewage Collection, Treatment & Disposal	1
62	Water Resources Engineer	11	4	S10	Surveying; Platting; Mapping; Flood Plain	1
	Public Relations Personnel	23	3	S13	Stormwater Handling & Facilities	1
	Traffic Specialists	5	1	T02	Testing & Inspection Services	1
	Utility Locators	2	1	T03	Traffic & Transportation Engineering	3
				T04	Topographic Surveying and Mapping	1
	Other Employees	29	0	W02	Water Resources; Hydrology; Ground Water	6
	<b>Total</b>	<b>393</b>	<b>71</b>		Subsurface Utility Engineering	<b>3</b>

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number shown at right)		PROFESSIONAL SERVICES REVENUE INDEX NUMBER			
a. Federal Work	5	1. Less than \$100,000	6. \$2 million to less than \$5 million	7. \$5 million to less than \$10 million	8. \$10 million to less than \$25 million
b. Non-Federal Work	6	2. \$100,000 to less than \$250,000	9. \$25 million to less than \$50 million	10. \$50 million or greater	
c. Total Work	7	3. \$250,000 to less than \$500,000	4. \$500,000 to less than \$1 million		
		5. \$1 million to less than \$2 million			

### 12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE 7/25/2025
c. NAME AND TITLE Subrata Bandy, PE, Vice President	

# ARCHITECT-ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER (If any)  
2025-36

## PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (or Branch Office) NAME Ayres Associates Inc.			3. YEAR ESTABLISHED 1977	4. UNIQUE ENTITY IDENTIFIER 09-854-8852
2b. STREET 5201 E. Terrace Drive, Suite 200			5. OWNERSHIP	
2c. CITY Madison	2d. STATE WI	2e. ZIP CODE 53718	a. TYPE Corporation	
6a. POINT OF CONTACT NAME AND TITLE Subrata Bandy, PE, Vice President			b. SMALL BUSINESS STATUS No	
6b. TELEPHONE NUMBER 813.978.8688		6c. EMAIL ADDRESS BandyS@AyresAssociates.com		
8a. FORMER FIRM NAME(S) (If any)			8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	38	1	A02	Aerial Photography: Airborne Data & Image.	5
08	CADD Technician	10	1	B02	Bridges	2
29	Geographic Information System	6	4	C15	Construction Management	4
38	Land Surveyor	14	2	D05	Digital Elevation and Terrain Model Devel.	2
46	Photogrammetrist	3	3	D06	Digital Orthophotography	6
47	Planners: Urban/Regional	12	1	E09	Env. Impact Studies, Assessments or State.	2
55	Soils Engineers	1	1	E11	Environmental Planning	3
57	Structural Engineers	15	1	E12	Environmental Remediation	3
58	Technician/Analyst	153	23	E13	Environmental Testing and Analysis	2
60	Transportation Engineers	23	5	G04	GIS; Development, Analysis, and Data	3
	Public Relations Personnel	23	1	G05	Geospatial Data Convers.: Scanning, Digitiz.	3
	Traffic Specialists	5	1	L02	Land Surveying	1
				L03	Landscape Architecture	3
				P03	Photogrammetry	4
				P05	Planning (Community, Regional, Areawide	1
				P06	Planning (Site, Installation, and Project)	1
				R04	Recreation Facilities (Parks, Marinas, etc.)	1
				R06	Rehabilitation (Buildings; Structures; Facil.)	1
				S07	Solid Wastes; Incineration; Landfill	3
				S10	Surveying; Platting; Mapping; Flood Plain	1
	Other Employees	90	0	T03	Traffic & Transportation Engineering	5
	<b>Total</b>	393	44	T04	Topographic Surveying and Mapping	4

<p>11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number shown at right)</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>a. Federal Work</td><td style="text-align: center;">1</td></tr> <tr><td>b. Non-Federal Work</td><td style="text-align: center;">8</td></tr> <tr><td><b>c. Total Work</b></td><td style="text-align: center;"><b>8</b></td></tr> </table>	a. Federal Work	1	b. Non-Federal Work	8	<b>c. Total Work</b>	<b>8</b>	<p style="text-align: center;">PROFESSIONAL SERVICES REVENUE INDEX NUMBER</p> <table style="width: 100%;"> <tr> <td style="width: 50%;">1. Less than \$100,000</td> <td style="width: 50%;">6. \$2 million to less than \$5 million</td> </tr> <tr> <td>2. \$100,000 to less than \$250,000</td> <td>7. \$5 million to less than \$10 million</td> </tr> <tr> <td>3. \$250,000 to less than \$500,000</td> <td>8. \$10 million to less than \$25 million</td> </tr> <tr> <td>4. \$500,000 to less than \$1 million</td> <td>9. \$25 million to less than \$50 million</td> </tr> <tr> <td>5. \$1 million to less than \$2 million</td> <td>10. \$50 million or greater</td> </tr> </table>	1. Less than \$100,000	6. \$2 million to less than \$5 million	2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million	3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million	4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million	5. \$1 million to less than \$2 million	10. \$50 million or greater
a. Federal Work	1																
b. Non-Federal Work	8																
<b>c. Total Work</b>	<b>8</b>																
1. Less than \$100,000	6. \$2 million to less than \$5 million																
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5. \$1 million to less than \$2 million	10. \$50 million or greater																

### 12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE 7/25/2025
c. NAME AND TITLE Subrata Bandy, PE, Vice President	



## Tab 3: Key Personnel/Qualifications of the Team

City of North Port Professional Planning Services

RFP No. 2025-36



Over the years, we've been honored to welcome some of the **most talented minds in the industry** to our team – and our partners benefit from their knowledge, guidance, and expertise. Our project managers serve as the **confident, communicative navigator** at the helm of each project, ensuring everyone on the team stays in the know.

## Tab 3: Key Personnel/ Qualifications of the Team

Our talented project managers build long-term relationships with clients while reliably solving problems, stretching dollars, and navigating regulations. We know that every project we complete is really about people. That's why we have assigned our best people to work with you on this continuing contract.

The team will be led by **Binoy Panicker, AICP**, a senior planner in our Tampa office. Binoy will develop project budgets, schedule work, monitor progress and budgets, and see that your projects are completed to your satisfaction. He will coordinate work tasks with team members and will be responsible for implementing Ayres' quality assurance program.

Ayres prides itself on **responding to our clients' needs quickly and effectively**. We know this is a part of our clients' expectations and what contributes to repeat work requests.

The Ayres structure allows the use of staff from various offices and disciplines on the same project. This teaming allows us to bring specific expertise to a project, lets us share technology across disciplines, and balances workload among the various operations.



(Binoy) just has been what I would consider a real partner. We met several times, we talked by phone pretty often, and every time I knew that Binoy would be receptive. But also he knows what he's doing, so his input was very valuable, and it was truly collaborative on all parts. We hired Ayres to do a thing. We got that thing and then some.

**Brian Rewis**

Director of Community and Economic Development,  
City of Lakeland

## CITY OF NORTH PORT



**Project Manager/Urban Planner**  
Binoy Panicker, AICP



**Deputy Project Manager/  
Urban Planner**  
Breyonne Jeter



**Planner and  
Designer**  
Jay Molokwu



**GIS  
Specialist**  
Aaron O'Keefe



**Parks and Recreation  
Planner**  
Amanda Arnold, AICP



**Landscape  
Architect**  
Chris Silewski, PLA



**Landscape Architect  
and Visualization**  
Paige Bernhardt, PLA, CPSI



**Economic Development  
Specialist**  
Mike Scholl, EDFP



**Stormwater and  
Utilities Engineer**  
Matthew Ivie, PE



**Infrastructure  
Engineering Staff**  
Lisa Lynfatt, EI



**Transportation Designer**  
Mohamad-Waleed  
Gebarin, PE



**Transportation  
Planner**  
Alexander Cowan, PE, PTOE



**Brownfield and  
Redevelopment Specialist**  
Matt Ashby, AICP CUD

12. NAME <b>Binoy Panicker, AICP</b>	13. ROLE IN THIS CONTRACT <b>Project Manager/Urban Planner</b>	14. YEARS EXPERIENCE	
		a. TOTAL 25	b. WITH CURRENT FIRM 4

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Tampa, FL
---

16. EDUCATION (Degree and Specialization) MA, Urban Design, Oxford Brookes University, UK, 1997 BArch, Architecture, Kerala University, 1995	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) American Institute of Certified Planners
--	--

18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
Binoy brings his creativity and over 20 years of U.S. and international planning, design, and project management experience to bear as he delivers comprehensive, innovative community planning and urban design solutions. He has worked extensively in Florida on redevelopment plans, comprehensive plans, zoning and form-based codes, and streetscape designs. Binoy's hands-on urban planning and design experience includes visioning, strategic plans, comprehensive plans, land use and zoning studies, design guidelines, small-area and regional planning, corridor plans, multi-modal transportation plans, smart city studies, mixed-use master plans, public spaces, waterfronts, and infill redevelopment. Binoy collaborates closely with other built environment professionals, including transportation planning, public infrastructure, market feasibility, land development, landscape architecture, building design, environmental planning, utilities infrastructure design, marine engineering, and land use.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Tampa Sulphur Springs Neighborhood Action Plan, Tampa, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project manager. Comprehensive initiative is aimed at revitalizing the Sulphur Springs community just north of downtown Tampa, historically known for its mineral springs and vibrant past. It has faced challenges in recent decades, including persistent poverty and a lack of targeted planning since 1980. Project intent is to identify key, implementable actions that will help transform Sulphur Springs into a thriving neighborhood with enhanced facilities and amenities. The plan is being developed through a collaborative process involving residents, businesses, property owners, community organizations, and various City departments and agency partners. Visioning and action plan development focuses on housing and economic resilience, public realm improvements, multimodal transportation, open space and recreation, and policy and program enhancements. Fee: \$250,000.		✓ Check if project performed with current firm
b.	<b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>	2025	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project manager. Economic Development Strategy study takes a cohesive approach to revitalizing Memorial Boulevard corridor, which extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, City aims to improve Memorial Boulevard (US 92) corridor to attract investments, strengthen adjacent residential communities, enhance pedestrian safety, boost local economy, and increase employment opportunities. Project was completed in 24 weeks through a rigorous research and analysis and extensive community engagement process. Plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the "Downtown Gateway." Fee: \$86,000.		✓ Check if project performed with current firm
c.	<b>City of St. Cloud Comprehensive Plan Housing Element Update, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project manager. Project aims to provide safe, affordable, and quality housing for all residents through a structured, three-phase process over 26 weeks in three phases. Our work involves assessment of current housing conditions; population and housing demand analysis; affordable housing strategies; sustainable and diverse housing options; policy foundation; and implementation and monitoring. Project outcomes include drafting and revising update, preparing summary of changes, and drafting adoption ordinance, updated maps, presentations, and public engagement materials. Fee: \$75,000.		✓ Check if project performed with current firm
d.	<b>City of Wildwood Downtown Master Plan, Wildwood, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project manager. Ayres was the lead consultant on a downtown plan that included creating a robust future development map; evaluating the transportation system; identifying key improvements to public spaces; focusing on the railroad corridor and adjacent land uses; examining parking availability; and identifying key sites that could be pivotal for long-term downtown redevelopment. Ayres was also hired to complete several plan implementation efforts, such as planning for a park, branding evaluation, and development review. Fee: \$48,000.		✓ Check if project performed with current firm

12. NAME <b>Breyonne Jeter</b>	13. ROLE IN THIS CONTRACT <b>Deputy Project Manager/Urban Planner</b>	14. YEARS EXPERIENCE	
		a. TOTAL 12	b. WITH CURRENT FIRM Less than 1

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Tampa, FL
---

16. EDUCATION (Degree and Specialization) MS, Ecological Design, The Conway School, 2016 MA, Regional & City Planning, Ohio State University, 2010 BA, Urban & Community Studies, University of Connecticut, 2007	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline)
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
Breyonne began her professional career in 2010 and joined Ayres' Development Services division as a senior planner/project manager in 2025. Her expertise encompasses urban planning and design, community engagement, and project management. Breyonne's ability to connect with colleagues and clients, paired with her deep knowledge of public and private sector pain points, helps her to understand and meet clients' needs. Breyonne has worked with Minneapolis' Department of Community Planning and Economic Development, New York City's Department of City Planning, Projects for Public Spaces in New York City, and the City of Hartford, Connecticut's Office of City Management. Breyonne leads and supports engagement efforts, contributes to implementation-focused urban planning projects, and fosters partnerships, client outreach, and business development. Her passion for planning and design is driven by her commitment to help underserved communities.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Tampa Sulphur Springs Neighborhood Action Plan, Tampa, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Comprehensive initiative is aimed at revitalizing Sulphur Springs community just north of downtown Tampa, historically known for its mineral springs and vibrant past. It has faced challenges in recent decades, including persistent poverty and a lack of targeted planning since 1980. Project intent is to identify key, implementable actions that will help transform Sulphur Springs into a thriving neighborhood with enhanced facilities and amenities. Plan is being developed through a collaborative process involving residents, businesses, property owners, community organizations, and various City departments and agency partners. Visioning and action plan development focuses on housing and economic resilience, public realm improvements, multimodal transportation, open space and recreation, and policy and program enhancements. Fee: \$250,000.		
b.	<b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>	2025	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Economic Development Strategy study takes a cohesive approach to revitalizing Memorial Boulevard corridor, which extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, City aims to improve Memorial Boulevard (US 92) corridor to attract investments, strengthen adjacent residential communities, enhance pedestrian safety, boost local economy, and increase employment opportunities. Project was completed in 24 weeks through a rigorous research and analysis and extensive community engagement process. Plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the "Downtown Gateway." Fee: \$86,000.		
c.	<b>City of St. Cloud Comprehensive Plan Housing Element Update, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Project aims to provide safe, affordable, and quality housing for all residents through a structured, three-phase process over 26 weeks in three phases. Our work involves assessment of current housing conditions; population and housing demand analysis; affordable housing strategies; sustainable and diverse housing options; policy foundation; and implementation and monitoring. Project outcomes include drafting and revising update, preparing summary of changes, and drafting adoption ordinance, updated maps, presentations, and public engagement materials. Fee: \$75,000.		
d.	<b>City of St. Cloud Downtown Historic Preservation Design Guidelines, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Recognizing the importance of its rich architectural heritage, City established Historic Preservation Overlay District as part of its municipal code. To safeguard these cultural assets and maintain architectural integrity and character, all modifications, additions, and new construction are subject to review by the City or the Historic Preservation Board. Ayres is partnering with the City to establish guidelines to offer clarity on respecting the historic design character of the HPO District's structures and seek uses that are compatible with it and to provide clear direction on historic preservation and urban design principles. Guidelines are grounded in core preservation principles designed to be straightforward, adaptable, and broadly applicable and will serve as a flexible framework for evaluating a wide range of project types within the District. Fee: \$50,000.		

12. NAME <b>Jay Molokwu</b>	13. ROLE IN THIS CONTRACT <b>Planner and Designer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>3</b>	b. WITH CURRENT FIRM <b>2</b>

15. FIRM NAME AND LOCATION (City and State) <b>Ayres Associates Inc., Tampa, FL</b>
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16. EDUCATION (Degree and Specialization) <b>MA, Urban Design, Florida International University, 2022 MArch, Architecture, Florida International University, 2021 AA, Architecture, Hillsborough Community College, 2017</b>	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline)
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.) Jay is a graduate of Florida International University with master's degrees in architecture and urban design. Her passion lies in designing infrastructure that is available and welcoming to all by improving the quality of life and health of communities through sustainable approaches. Jay combines her design skills with her expertise in analyzing and visualizing complex data to create graphics and illustrations that communicate complex planning concepts and ideas in a visually engaging way. As a member of the Ayres Development Services team, Jay assists with public engagement efforts, planning reports, and presentations.
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### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Tampa Sulphur Springs Neighborhood Action Plan, Tampa, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Comprehensive initiative is aimed at revitalizing the Sulphur Springs community just north of downtown Tampa, historically known for its mineral springs and vibrant past. It has faced challenges in recent decades, including persistent poverty and a lack of targeted planning since 1980. Project intent is to identify key, implementable actions that will help transform Sulphur Springs into a thriving neighborhood with enhanced facilities and amenities. Plan is being developed through a collaborative process involving residents, businesses, property owners, community organizations, and various City departments and agency partners. Visioning and action plan development focuses on housing and economic resilience, public realm improvements, multimodal transportation, open space and recreation, and policy and program enhancements. Fee: \$250,000.	✓	Check if project performed with current firm
b.	<b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>	2025	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Economic Development Strategy study takes cohesive approach to revitalizing Memorial Boulevard corridor, which extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, the City aims to improve the Memorial Boulevard (US 92) corridor to attract investments, strengthen the adjacent residential communities, enhance pedestrian safety, boost the local economy, and increase employment opportunities. The project was completed in 24 weeks through a rigorous research and analysis and an extensive community engagement process. The plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the "Downtown Gateway." Fee: \$86,000.	✓	Check if project performed with current firm
c.	<b>City of St. Cloud Downtown Historic Preservation Design Guidelines, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Recognizing the importance of its rich architectural heritage, the City of St. Cloud established the Historic Preservation Overlay District as part of its municipal code. To safeguard these cultural assets and maintain architectural integrity and character, all modifications, additions, and new construction are subject to review by the City or the Historic Preservation Board. Ayres is partnering with the City to establish guidelines to offer clarity on respecting the historic design character of the HPO District's structures and seek uses that are compatible with it; to protect the character and architectural integrity of the district; and to provide clear direction on historic preservation and urban design principles. The guidelines should align with the City's Land Development Code and other City regulations governing land use and development. The guidelines are grounded in core preservation principles designed to be straightforward, adaptable, and broadly applicable and will serve as a flexible framework for evaluating a wide range of conditions and project types within the HPO District. Fee: \$50,000.	✓	Check if project performed with current firm
d.	<b>City of St. Cloud Downtown Alley Improvement Study, St. Cloud, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Ayres provided a planning study for the improvement of the alleys in downtown St. Cloud to promote a more walkable environment with enhanced shopping, dining, and entertainment experiences for residents and visitors within downtown. Study process involved strategically examining existing built environment, City's improvement plans for the downtown area including the proposed parking garage and Florida Avenue trail, and other anticipated development activities. Our team collaborated with the City's Economic Development Department, the CRA board, other City departments, and decision makers to prepare a study with contextual recommendations to meet the goals of the study. Fee: \$48,900.	✓	Check if project performed with current firm

12. NAME <b>Aaron O'Keefe</b>	13. ROLE IN THIS CONTRACT <b>GIS Specialist</b>	14. YEARS EXPERIENCE	
		a. TOTAL 20	b. WITH CURRENT FIRM 17

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Madison, WI
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16. EDUCATION (Degree and Specialization) BA, Cartography/GIS, University of Wisconsin-Madison, 2007 AS, Civil Engineering Technology, Madison Area Technical College, 2000	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline)
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
 Aaron provides mapping and GIS support to our engineers and planners. His experience includes the coordination of mapping efforts for projects such as outdoor recreation plans, bicycle and pedestrian plans, wayfinding signage plans, and traffic studies. Aaron develops GIS maps and databases that enable clients to layer different types of data on a geographic area. He strives to develop compelling and concise visualizations that enable clients to quickly and effectively discern complex information. Aaron is proficient in ArcGIS with Spatial Analyst, AutoCAD, M-Color, and Adobe products. Aaron also has prior experience in civil engineering and surveying and is proficient at preparing engineering and survey drawings, including site maps, profile drawings, and plat maps.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Tampa Sulphur Springs Neighborhood Action Plan, Tampa, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE GIS specialist. Comprehensive initiative is aimed at revitalizing Sulphur Springs community just north of downtown Tampa, historically known for its mineral springs and vibrant past. It has faced challenges in recent decades, including persistent poverty and a lack of targeted planning since 1980. Project intent is to identify key, implementable actions that will help transform Sulphur Springs into a thriving neighborhood with enhanced facilities and amenities. Plan is being developed through a collaborative process involving residents, businesses, property owners, community organizations, and various City departments and agency partners. Visioning and action plan development focuses on housing and economic resilience, public realm improvements, multimodal transportation, open space and recreation, and policy and program enhancements. Fee: \$250,000. <p style="text-align: right;">✓ Check if project performed with current firm</p>		
b.	<b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>	2025	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE GIS specialist. Economic Development Strategy study takes a cohesive approach to revitalizing Memorial Boulevard corridor, which extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, City aims to improve Memorial Boulevard (US 92) corridor to attract investments, strengthen adjacent residential communities, enhance pedestrian safety, boost local economy, and increase employment opportunities. Project was completed in 24 weeks through a rigorous research and analysis and extensive community engagement process. Plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the “Downtown Gateway.” Fee: \$86,000. <p style="text-align: right;">✓ Check if project performed with current firm</p>		
c.	<b>City of St. Cloud Comprehensive Plan Housing Element Update, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE GIS specialist. Project aims to provide safe, affordable, and quality housing for all residents through a structured, three-phase process over 26 weeks in three phases. Our work involves assessment of current housing conditions; population and housing demand analysis; affordable housing strategies; sustainable and diverse housing options; policy foundation; and implementation and monitoring. Project outcomes include drafting and revising update, preparing summary of changes, and drafting adoption ordinance, updated maps, presentations, and public engagement materials. Fee: \$75,000. <p style="text-align: right;">✓ Check if project performed with current firm</p>		
d.	<b>City of St. Cloud Downtown Historic Preservation Design Guidelines, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE GIS specialist. Recognizing the importance of its rich architectural heritage, City established Historic Preservation Overlay District as part of its municipal code. To safeguard these cultural assets and maintain architectural integrity and character, all modifications, additions, and new construction are subject to review by the City or the Historic Preservation Board. Ayres is partnering with the City to establish guidelines to offer clarity on respecting the historic design character of the HPO District's structures and seek uses that are compatible with it and to provide clear direction on historic preservation and urban design principles. Guidelines are grounded in core preservation principles designed to be straightforward, adaptable, and broadly applicable and will serve as a flexible framework for evaluating a wide range of project types within the District. Fee: \$50,000. <p style="text-align: right;">✓ Check if project performed with current firm</p>		

12. NAME <b>Amanda Arnold, AICP</b>	13. ROLE IN THIS CONTRACT <b>Parks and Recreation Planner</b>	14. YEARS EXPERIENCE	
		a. TOTAL 29	b. WITH CURRENT FIRM 5

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Fort Collins, CO
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16. EDUCATION (Degree and Specialization) MA, Urban and Regional Planning, University of New Orleans, 1998 BA, Landscape Architecture, Ball State University, 1990	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) American Institute of Certified Planners
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
Amanda has provided planning expertise as a consultant and from a variety of public sector positions, having worked for a regional planning commission, a transit authority, and jurisdictions of various sizes, including the City of Minneapolis. Her vast experience includes completing comprehensive plans, overseeing capital improvement projects, coordinating with neighborhood groups, and reviewing subdivision and site plans. In addition, her experience as a municipal administrator provides her with a solid understanding of all municipal operations. Amanda's responsibilities include parks and recreation planning, urban and campus planning, grant strategy and funding implementation, community outreach, research, data analysis, economic development, and land use. She has a passion for community development and outreach. She is a skilled project manager with a strong record of building consensus and facilitating change. She researches and analyzes data related to social, housing, commercial development, economic, population, environmental, and land use trends.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>		
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Economic Development Strategy study takes a cohesive approach to revitalizing Memorial Boulevard corridor, which extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, the City aims to improve the Memorial Boulevard (US 92) corridor to attract investments, strengthen the adjacent residential communities, enhance pedestrian safety, boost the local economy, and increase employment opportunities. The project was completed in 24 weeks through a rigorous research and analysis and an extensive community engagement process. The plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the "Downtown Gateway." Fee: \$86,000.	✓	Check if project performed with current firm
b.	<b>City of Lakeland South Florida Avenue Strategic Master Plan, Lakeland, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. The South Florida Avenue Strategic Master Plan focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan. Fee: \$57,500.	✓	Check if project performed with current firm
c.	<b>City of St. Cloud Downtown Alley Improvement Study, St. Cloud, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Ayres provided a planning study for the improvement of the alleys in downtown St. Cloud to promote a more walkable environment with enhanced shopping, dining, and entertainment experiences for residents and visitors within downtown. Study process involved strategically examining existing built environment, City's improvement plans for the downtown area including the proposed parking garage and Florida Avenue trail, and other anticipated development activities. Our team collaborated with the City's Economic Development Department, the CRA board, other City departments, and decision makers to prepare a study with contextual recommendations to meet the goals of the study. Fee: \$48,900.	✓	Check if project performed with current firm
e.	<b>City of Wildwood Downtown Master Plan, Wildwood, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Ayres was the lead consultant on a downtown plan that included creating a robust future development map; evaluating the transportation system; identifying key improvements to public spaces; focusing on the railroad corridor and adjacent land uses; examining parking availability; and identifying key sites that could be pivotal for long-term downtown redevelopment. Ayres was also hired to complete several plan implementation efforts, such as planning for a park, branding evaluation, and development review. Fee: \$48,000.	✓	Check if project performed with current firm

12. NAME <b>Chris Silewski, PLA</b>	13. ROLE IN THIS CONTRACT <b>Landscape Architect</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>18</b>	b. WITH CURRENT FIRM <b>11</b>

15. FIRM NAME AND LOCATION (City and State) <b>Ayres Associates Inc., Eau Claire, WI</b>
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16. EDUCATION (Degree and Specialization) <b>BLA, Landscape Architecture, North Dakota State, 2007 BS, Environmental Design, North Dakota State, 2007</b>	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) <b>FL / Professional Landscape Architect / 6667396 / 2018 WI / Professional Landscape Architect / 739 / 2017 MN / Professional Landscape Architect / 58289 / 2020</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
Chris brings tested communication and team skills to his work in developing presentation graphics, computer renderings, and graphic visualizations, all of which help to convey design concepts to our clients. Chris' expertise expands Ayres' capabilities in landscape architecture, planting design, site inventory and analysis, soil fertility and fertilization, and construction detailing. His innate interest in community planning, urban design, parks, and natural resource management makes Chris an engaged and valuable team member on a wide range of projects.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Lakeland South Florida Avenue Strategic Master Plan, Lakeland, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. The South Florida Avenue Strategic Master Plan in the City of Lakeland focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan. Fee: \$57,500.		
b.	<b>Crescent City Vision/Master Planning and Redevelopment Plan Update, Crescent City, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Ayres in collaboration with NV5 prepared a vision and master plan to leverage the community's unique location between two lakes within the St. Johns watershed while retaining the City's old-town charm. Planning process included collaboration with many stakeholders, the community at large, and decision makers. Plan's recommendations highlight and propose redevelopment options for key sites, including old middle school, and enhance experience in downtown which is bisected by Summit Avenue (Highway 17) – an FDOT road. It aims to connect City's events, recreational opportunities along the lakes, and make it an appealing destination for residents and visitors to enjoy its unique assets. Services included community assessment and engagement, vision, branding, and plan creation based on stakeholder feedback, redevelopment plan, policy updates, and implementation assistance. Fee: \$100,000.		
c.	<b>City of Wildwood Downtown Master Plan, Wildwood, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Ayres was the lead consultant on a downtown plan that included creating a robust future development map; evaluating the transportation system; identifying key improvements to public spaces; focusing on the railroad corridor and adjacent land uses; examining parking availability; and identifying key sites that could be pivotal for long-term downtown redevelopment. Ayres was also hired to complete several plan implementation efforts, such as planning for a park, branding evaluation, and development review. Fee: \$48,000.		
d.	<b>City of Brooksville Parks and Recreation Master Plan, Brooksville, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Project involved preparing City's Parks and Recreation Master Plan featuring a detailed assessment of existing parks, programs, and operations, analyzed the City's growth trends, and made viable recommendations for the improvement of existing parks and types and locations of new parks. Improvements and recommendations are unique to each park and respect the context and history of adjacent built environment and community aspirations. Robust trail network enhancements were proposed as part of the regional Suncoast Trail network. Fee: \$193,720.		
e.	<b>City of St. Cloud Hopkins Park Concept Master Plan, St. Cloud, FL</b>	2023	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Our master plan and design provides a comprehensive overhaul of the existing park, with a new recreation center, ball fields, courts, community gardens, plazas, and walkways to accommodate various user and age groups. Process involved robust engagement with the community and stakeholders to meet their aspirations. The final plan provides strategies for stormwater management, safety through CPTED, phased implementation, and potential funding through FRDAP, LWCF, and other grants. Fee: \$87,700.		

12. NAME <b>Paige Bernhardt, PLA, CPSI</b>	13. ROLE IN THIS CONTRACT <b>Landscape Architect and Visualization</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>5</b>	b. WITH CURRENT FIRM <b>4</b>

15. FIRM NAME AND LOCATION (City and State) <b>Ayres Associates Inc., Eau Claire, WI</b>
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16. EDUCATION (Degree and Specialization) <b>BS, Landscape Architecture, Geography &amp; Environmental Studies, University of Wisconsin-Madison, 2020</b>	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) <b>Professional Landscape Architect, WI, 2023</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
Paige's passions include parks and open spaces and designing for waterfronts, and urban settings. As a landscape architect, she enjoys engaging with the community, meaningful placemaking, and designing with people and wildlife in mind. Her design solutions are well informed by public outreach, and they are site-specific, evoking a unique sense of place. Paige applies her strong work ethic and communication skills on team landscape design efforts, including completing graphics from concept to construction. She is detail-oriented and particularly knowledgeable about community engagement and visioning efforts. She uses a broad range of graphic programs from AutoCAD to Sketchup and the Adobe Creative Cloud.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Lakeland South Florida Avenue Strategic Master Plan, Lakeland, FL</b>	PROFESSIONAL SERVICES 2022	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. The South Florida Avenue Strategic Master Plan in the City of Lakeland focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan. Fee: \$57,500.	✓ Check if project performed with current firm	
b.	<b>City of Wildwood Downtown Master Plan, Wildwood, FL</b>	PROFESSIONAL SERVICES 2022	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Ayres was the lead consultant on a downtown plan that included creating a robust future development map; evaluating the transportation system; identifying key improvements to public spaces; focusing on the railroad corridor and adjacent land uses; examining parking availability; and identifying key sites that could be pivotal for long-term downtown redevelopment. Ayres was also hired to complete several plan implementation efforts, such as planning for a park, branding evaluation, and development review. Fee: \$48,000.	✓ Check if project performed with current firm	
c.	<b>Crescent City Vision/Master Planning and Redevelopment Plan Update, Crescent City, FL</b>	PROFESSIONAL SERVICES 2024	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Ayres in collaboration with NV5 prepared a vision and master plan to leverage the community's unique location between two lakes within the St. Johns watershed while retaining the City's old-town charm. Planning process included collaboration with many stakeholders, the community at large, and decision makers. Plan's recommendations highlight and propose redevelopment options for key sites, including old middle school, and enhance experience in downtown which is bisected by Summit Avenue (Highway 17) – an FDOT road. It aims to connect City's events, recreational opportunities along the lakes, and make it an appealing destination for residents and visitors to enjoy its unique assets. Services included community assessment and engagement, vision, branding, and plan creation based on stakeholder feedback, redevelopment plan, policy updates, and implementation assistance. Fee: \$100,000.	✓ Check if project performed with current firm	
d.	<b>City of St. Cloud Hopkins Park Concept Master Plan, St Cloud, FL</b>	PROFESSIONAL SERVICES 2023	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Our master plan and design provides a comprehensive overhaul of the existing park, with a new recreation center, ball fields, courts, community gardens, plazas, and walkways to accommodate various user and age groups. Process involved robust engagement with the community and stakeholders to meet their aspirations. The final plan provides strategies for stormwater management, safety through CPTED, phased implementation, and potential funding through FRDAP, LWCF, and other grants. Fee: \$87,700.	✓ Check if project performed with current firm	
e.	<b>City of Brooksville Parks and Recreation Master Plan, Brooksville, FL</b>	PROFESSIONAL SERVICES 2024	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Landscape architect. Project involved preparing City's Parks and Recreation Master Plan featuring a detailed assessment of existing parks, programs, and operations, analyzed the City's growth trends, and made viable recommendations for the improvement of existing parks and types and locations of new parks. Improvements and recommendations are unique to each park and respect the context and history of adjacent built environment and community aspirations. Robust trail network enhancements were proposed as part of the regional Suncoast Trail network. Fee: \$193,720.	✓ Check if project performed with current firm	

12. NAME <b>Mike Scholl, EDFP</b>	13. ROLE IN THIS CONTRACT <b>Economic Development Specialist</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>31</b>	b. WITH CURRENT FIRM <b>5</b>

15. FIRM NAME AND LOCATION (City and State) <b>Ayres Associates Inc., Fort Collins, CO</b>
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16. EDUCATION (Degree and Specialization) MS, Public Policy, University of Michigan, 2002 MS, Urban Planning, University of Michigan, 2002 BA, Political Science, University of Michigan, 1992	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Economic Development Finance Professional, National Development Council
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
Mike has two decades of nationwide planning experience with consultants, community groups, and most recently as economic development manager for the City of Loveland. More than five years as a legislative assistant to U.S. congressmen adds to the depth of Mike's understanding of planning, from funding through community implementation. Among Mike's experience are strategic planning, downtown redevelopment, brownfield remediation, grant writing, and comprehensive economic development. Mike's responsibilities include research and evaluation of data related to social, housing, economic, population, environmental, and land use trends; developing planning studies and reports; performing plan reviews; preparing permits; researching and analyzing residential and commercial development projects; reviewing and preparing environmental assessments, plans, and documents; and conducting field evaluations and assessments.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>	2025	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Economic development specialist. Economic Development Strategy study takes a cohesive approach to revitalizing Memorial Boulevard corridor, which extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, the City aims to improve the Memorial Boulevard (US 92) corridor to attract investments, strengthen the adjacent residential communities, enhance pedestrian safety, boost the local economy, and increase employment opportunities. The project was completed in 24 weeks through a rigorous research and analysis and an extensive community engagement process. The plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the "Downtown Gateway." Fee: \$86,000.		
b.	<b>City of Lakeland South Florida Avenue Strategic Master Plan, Lakeland, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Economic development specialist. The South Florida Avenue Strategic Master Plan in the City of Lakeland focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan. Fee: \$57,500.		
c.	<b>City of St. Cloud Lakefront Park Building Facility Use Study, St. Cloud, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Economic development specialist. The Lakefront Park Building, a City-owned property, is home to Crabby Bill's, a seafood restaurant with panoramic views of the City's marina and East Lake Tohopekaliga. The Marina Banquet Hall, a rental events space, is on the second floor. With the first-floor tenant lease expiring in 2026, City is exploring various facility use options for spaces on first and second floors and possibly the building overall. Study provided a review of existing uses, including its impact on the City's budget, staffing, and overall community benefit. With addition of new amenities, plan is designed to elevate quality of life for residents, create a destination, and boost local economy. Study serves as a critical assessment aimed at optimizing use of the facility within the scenic setting of a lakeside locale. Fee: \$27,740.		
d.	<b>City of Crystal River King's Bay River Walk Permitting, Grant Support, and Construction Services, Crystal River, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Economic development specialist. Project involves the waterward portion of the King's Bay River Walk Phase II project, a pedestrian-only water access project intended to bring tourists, general foot traffic, and events to the waterfront downtown commercial area of Crystal River. Ayres' team is providing design and permit application support for individually owned dock replacement as they are in conflict with the proposed alignment of the River Walk. Ayres is also providing grant administration services in support of the Florida Department of Economic Opportunity (DEO) and Gulf Consortium funding sources. Ayres will also provide bid phase support and construction observation. Fee: \$543,631.		

12. NAME <b>Matthew Ivie, PE</b>	13. ROLE IN THIS CONTRACT <b>Stormwater and Utilities Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>18</b>	b. WITH CURRENT FIRM <b>7</b>

15. FIRM NAME AND LOCATION (City and State) <b>Ayres Associates Inc., Tampa, FL</b>
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16. EDUCATION (Degree and Specialization) <b>BS, Mechanical Engineering, Georgia Institute of Technology, 2002</b>	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) <b>Registered Professional Engineer, FL, 2018</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.) <b>Matthew is highly experienced in utility relocations; potable water, wastewater, and pumping station facilities design; regulatory permitting; drainage and stormwater design; and plan preparation. He has served as a project manager, project engineer, designer, and inspector. As a project manager in Ayres' municipal engineering and CEI group, his design work includes sewer and water mains, roadways, and soft utilities. He was chairman of the Pinellas County Utility Group for 2019-2020. He is also Advanced MOT certified.</b>
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### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Lakeland South Florida Avenue Strategic Master Plan, Lakeland, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Civil engineer. The South Florida Avenue Strategic Master Plan in the City of Lakeland focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan. Fee: \$57,500.		
b.	<b>City of St. Cloud Hopkins Park Concept Master Plan, St. Cloud, FL</b>	2023	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Civil engineer. Our master plan and design provides a comprehensive overhaul of the existing park, with a new recreation center, ball fields, courts, community gardens, plazas, and walkways to accommodate various user and age groups. Process involved robust engagement with the community and stakeholders to meet their aspirations. The final plan provides strategies for stormwater management, safety through CPTED, phased implementation, and potential funding through FRDAP, LWCF, and other grants. Fee: \$87,700.		
c.	<b>City of St. Cloud Downtown Alley Improvement Study, St. Cloud, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Civil engineer. Ayres provided a planning study for the improvement of the alleys in downtown St. Cloud to promote a more walkable environment with enhanced shopping, dining, and entertainment experiences for residents and visitors within downtown. Study process involved strategically examining existing built environment, City's improvement plans for the downtown area including the proposed parking garage and Florida Avenue trail, and other anticipated development activities. Our team collaborated with the City's Economic Development Department, the CRA board, other City departments, and decision makers to prepare a study with contextual recommendations to meet the goals of the study. Fee: \$48,900.		
d.	<b>City of Brooksville Parks and Recreation Master Plan, Brooksville, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Civil engineer. Project involved preparing City's Parks and Recreation Master Plan featuring a detailed assessment of existing parks, programs, and operations, analyzed the City's growth trends, and made viable recommendations for the improvement of existing parks and types and locations of new parks. Improvements and recommendations are unique to each park and respect the context and history of adjacent built environment and community aspirations. Robust trail network enhancements were proposed as part of the regional Suncoast Trail network. Fee: \$193,720.		
e.	<b>Pasco County 17th Street Sidewalk from North Avenue to Lock Street Design and Post-Design, Dade City North, FL</b>	2023	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Project engineer. This continuing services contract task order is for design and post-design services for the 17th Street Sidewalk from North Avenue to Lock Street in Dade City North in Pasco County. Services include project management, sidewalk design, minor drainage design, Southwest Florida Water Management District (SWFWMD) permitting coordination, utility coordination, and post-design services. Fee: \$73,009.		

12. NAME <b>Lisa Lynfatt, EI</b>	13. ROLE IN THIS CONTRACT <b>Infrastructure Engineering Staff</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>18</b>	b. WITH CURRENT FIRM <b>1</b>
15. FIRM NAME AND LOCATION (City and State) <b>Ayres Associates Inc., Tampa, FL</b>			
16. EDUCATION (Degree and Specialization) <b>BS, Civil Engineering, University of South Florida</b>		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) <b>Engineer Intern, FL, 2001</b>	
18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.) <b>Lisa joined Ayres in November 2023, bringing nearly two decades of diverse experience in consulting services and local government. Her expertise lies in project management, permitting, plans review, roadway design, drainage design, utility coordination.</b>			

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>City of Crystal River King's Bay River Walk Permitting, Grant Support, and Construction Services, Crystal River, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Civil engineering staff. Project involves the waterward portion of the King's Bay River Walk Phase II project, a pedestrian-only water access project intended to bring tourists, general foot traffic, and events to the waterfront downtown commercial area of Crystal River. Ayres' team is providing design and permit application support for individually owned dock replacement as they are in conflict with the proposed alignment of the River Walk. Ayres is also providing grant administration services in support of the Florida Department of Economic Opportunity (DEO) and Gulf Consortium funding sources. Ayres will also provide bid phase support and construction observation. Fee: \$543,631.		
b.	<b>City of St. Cloud On-Call Planning Services, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Civil engineering staff. Ayres assists City with general planning services to provide support for full plan review services such as master plans, planned unit developments, annexations, future land amendments and zoning map amendments, site development plans, preliminary subdivision and construction plans, building permits, preparation of staff reports, attendance at coordination/ comment resolution meetings (as necessary), field meetings, preparation of review comments and follow up to any comment responses received. Fee: \$50,000.		
c.	<b>Hillsborough County Professional Design Services for Big Bend Road Utility Relocation, Tampa, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Civil engineering staff. Project involves designing and overseeing the construction of utility relocations on Big Bend Road. Project limits are between US 41 and Covington Garden Drive for a length of approximately 1 mile and between Simmons Loop and US 301 for a length of approximately 0.75 mile. Project intent is to have all the 24-inch prestressed concrete cylinder pipe water main and 8-inch asbestos concrete pipe water main within the project corridor taken out of service, and a new 36-inch ductile iron water main placed into service. All other Hillsborough County water facilities within the project corridor are being relocated or adjusted as needed to resolve conflicts and provide for County maintenance access. Also assisting with permitting, including but not limited to the Florida Department of Environmental Protection (DEP), the Florida Department of Health (DOH), the Hillsborough County Environmental Protection Commission (EPC), and an exemption from the Southwest Florida Water Management District (SWFWMD). The team attends meetings as needed with County project management, design group, as well as operation and maintenance personnel. Also responsible for verifying the location of existing horizontal and vertical utilities. Fee: \$1,424,204.		
d.	<b>Sarasota County Knight's Trail Road Utility Improvements, Sarasota, FL</b>	2025	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Civil engineering staff. Project involves providing professional engineering services for design, permitting, and construction of utility improvements on Knight's Trail Road from Laurel Road to County's proposed Fire Training Academy. Utilities along corridor include potable water transmission main, sanitary sewer force main, and communications conduit. Fee: \$1,961,888.		
e.	<b>FDOT District 7 US 92/SR 600 from Eureka Springs Road to Thonotosassa Road, Tampa, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Civil engineering staff. Ayres was selected for this project to design improvements to this segment of US 92/SR 600 from Eureka Springs Road to Thonotosassa Road. Project intent is to preserve and extend the life of existing pavement, improve Americans with Disabilities Act (ADA) deficiencies and improve operating characteristics. Project also includes some general safety modification work. Fee: \$1,844,518.		

12. NAME <b>Mohamad-Waleed Gebarin, PE</b>	13. ROLE IN THIS CONTRACT <b>Transportation Designer</b>	14. YEARS EXPERIENCE	
		a. TOTAL 10	b. WITH CURRENT FIRM 4

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Tampa, FL
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16. EDUCATION (Degree and Specialization) BS, Civil Engineering, University of South Florida, 2015	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Registered Professional Engineer, FL, 2020
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
 Mohamad is a transportation design professional engineer with years of roadway design, production, and project management experience. He has a strong focus on effective communication and team management with project experience in design-build, conventional resurfacing/restoration/rehabilitation (RRR), widening, intersection improvements, sidewalk/trail improvements, and Complete Street safety projects. He specializes in roundabout designs, honed under the mentorship of a nationwide expert. Mohamad is also an expert in MicroStation OpenRoads Designer production and 3D modeling. He serves on the board for the American Society of Highway Engineers (ASHE), was named the 2019 Young Engineer of the Year (YEOY), and won the 2023 Steven J. Tidwell President's Award.

### 19. RELEVANT PROJECTS

a.	(1) TITLE AND LOCATION (City and State) <b>City of Lakeland South Florida Avenue Strategic Master Plan, Lakeland, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2022	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Transportation engineer. The South Florida Avenue Strategic Master Plan in the City of Lakeland focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan. Fee: \$57,500.	✓ Check if project performed with current firm	

b.	(1) TITLE AND LOCATION (City and State) <b>City of Wildwood Downtown Master Plan, Wildwood, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2022	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Transportation engineer. Ayres was the lead consultant on a downtown plan that included creating a robust future development map; evaluating the transportation system; identifying key improvements to public spaces; focusing on the railroad corridor and adjacent land uses; examining parking availability; and identifying key sites that could be pivotal for long-term downtown redevelopment. Ayres was also hired to complete several plan implementation efforts, such as planning for a park, branding evaluation, and development review. Fee: \$48,000.	✓ Check if project performed with current firm	

c.	(1) TITLE AND LOCATION (City and State) <b>Doyle Carlton Drive and Laurel Street Roundabout Design (FDOT D7 LAP Project), Tampa, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2025	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Transportation engineer. Project involves reconfiguring existing four-way stop intersection with yield-controlled right turns into a single-lane roundabout intersection. Proposed improvements also include wider perimeter sidewalks, separated bike lanes in all four quadrants while safely aligning with shorter pedestrian crosswalks at spreader islands, and raised crosswalks for pedestrians/bicyclists. Roundabout will reduce vehicle, cyclist, and pedestrian conflicts, providing a safer multi-modal intersection in line with the City's Vision Zero initiative while maintaining existing level of service. As subconsultant to ADEAS-Q, services included roadway/roundabout analysis, drainage and lighting analysis and plans, utilities, and survey. Fee: \$123,173.	✓ Check if project performed with current firm	

d.	(1) TITLE AND LOCATION (City and State) <b>Spruce Street Ditch Enclosure Concept Study, Tampa, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2022	CONSTRUCTION (If applicable)
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Transportation engineer. Project involved comprehensive study and evaluation services for Spruce Street and adjacent drainage facility consisting of large open ditch and multiple side drain structures. Area surrounding Spruce Street had experienced – and is still experiencing – extensive redevelopment of commercial, restaurant, and residential facilities and drastic change in land use and surrounding cultural activity. Concept developed by Ayres was to use low-impact design elements for enclosing the ditch while maintaining flow and treatment requirements. The newly available area would then support a linear park and trail that would accommodate high demand for new residents to walk and recreate in their neighborhood. Fee: \$149,900.	✓ Check if project performed with current firm	

12. NAME <b>Alexander Cowan, PE, PTOE</b>	13. ROLE IN THIS CONTRACT <b>Transportation Planner</b>	14. YEARS EXPERIENCE	
		a. TOTAL 18	b. WITH CURRENT FIRM 18

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Waukesha, WI
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16. EDUCATION (Degree and Specialization) BS, Civil Engineering, University of Wisconsin-Milwaukee, 2008	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Registered Professional Engineer, FL, 2022; WI, 2014; CO, 2021; MN, 2024 Professional Traffic Operations Engineer
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.) Alex joined Ayres in 2007 and has led a wide range of traffic engineering projects. He takes pride in completing comprehensive traffic studies while also communicating traffic operations in a manner that can be easily understood by the public and project stakeholders. He has performed studies for intersections, corridors, interchanges, and freeways in a mix of urban and rural settings. In addition, Alex has led efforts in traffic counting, transportation management plans, signal warrant studies, traffic signal design, and traffic operations analysis for signalized and roundabout intersections. His work in crash and safety analysis includes predictive analysis using crash modification factors and the IHSDM. His background in traffic analysis software and evaluation of performance measures includes programs such as HCS, Synchro, Sim Traffic, and Sidra. He has performed complex microsimulation modeling using Paramics and Vissim software. He has been a member of the Institute of Transportation Engineers (ITE) since 2008.
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### 19. RELEVANT PROJECTS

(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
<b>Pasco County DeCubellis Road Widening and Intersection Improvements, Phase II and III, Pasco County, FL</b>	Ongoing	
(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Traffic engineer. Project involves design of the four-lane full DeCubellis Road roadway corridor for approximately 3.3 miles from Little Road to Town Center Road. Other improvements will include a multi-use trail, signalization and component upgrades, and intersection improvements at DeCubellis Road and Starkey Boulevard, Tanglewood Drive, River Ridge Boulevard, and Town Center Road. Analyses of intersections were carried out to determine if improvements along Starkey Boulevard are warranted for functional operation. Improvements and upgrades are based on future traffic volumes generated from a traffic study and traffic counts obtained under this project. Intersection improvements will be designed to accommodate future traffic volumes with lanes allowing for right turns, left turns, and through movements for all approaches for year 2045, and an ICE/Route Study was performed to determine optimal intersection operational configurations. Ayres is also designing a new 600-foot-long, two-lane bridge with shoulders and a walkway, which will run parallel to the existing Starkey Boulevard over Pithlachascotee River Bridge. Also provided SUE services for utility relocations. Subsequent amendments have been approved based on public feedback, and additional work will include extending the four-lane widening along Starkey Boulevard to Alico Pass; additional safety improvements; a noise analysis and abatement study to assess impacts of the roadway widening along the corridor to adjacent residential communities; a complete project lighting analysis and design for the widened roadway segments; and roadway and roundabout landscaping. Fee: \$2,971,215.80.	<input checked="" type="checkbox"/>	Check if project performed with current firm
<b>Hillsborough County Orient Road and Sligh Avenue Intersection Improvements, Tampa, FL</b>	2021	
(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Traffic engineer. Project includes developing designs for construction of various improvements, including new traffic signal mast arms, ADA-compliant sidewalks and sidewalk curb, signalization plans for the existing roadway alignment, drainage design, pond design and analysis, and utility relocations required for mast arm construction. Fee: \$184,929.	<input checked="" type="checkbox"/>	Check if project performed with current firm
<b>FDOT District 7 US 92/SR 600 from Eureka Springs Road to Thonotosassa Road Restoration, Rehabilitation, Resurfacing (RRR), Tampa, FL</b>	Ongoing	
(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Traffic engineer. US 92 is a high-speed two-lane undivided facility with significant traffic paralleling I-4. This 12.5-mile RRR project involved resurfacing of the existing asphalt pavement and evaluating the existing corridor for any safety improvements. Additional work included drainage improvements, signalization, signing and pavement marking, and lighting analysis. Areas of sidewalk gaps were constructed using gravity walls to maintain existing ditch patterns. A passing zone study was conducted and its results implemented as part of this project. Fee: \$1,844,518.	<input checked="" type="checkbox"/>	Check if project performed with current firm

12. NAME <b>Matt Ashby, AICP CUD</b>	13. ROLE IN THIS CONTRACT <b>Brownfield and Redevelopment Specialist</b>	14. YEARS EXPERIENCE	
		a. TOTAL 23	b. WITH CURRENT FIRM 9

15. FIRM NAME AND LOCATION (City and State) Ayres Associates Inc., Cheyenne, WY
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16. EDUCATION (Degree and Specialization) MS, Urban and Regional Planning, University of Colorado, 2001 MS, Urban Design, University of Colorado, 2001 BS, Environmental Design, University of Colorado, 1999	17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) American Institute of Certified Planners
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
 Matt is a brownfield innovator, taking public engagement to new levels to generate enthusiasm for reinvestment. Merging visionary ideas with "boots on the ground" implementation know-how, Matt understands how to marshal a multitude of talented professionals to invent reuse strategies, create a motivating storyline, test financial realities, visualize dynamic placemaking, and incite investment. With a depth of history on brownfield projects, including the Cheyenne West Edge District, Palatka Depot & Cypress Mills Redevelopment, and nearly a dozen other EPA projects, Matt knows his way around assessment grants. He has a spark for innovative public engagement, including an appreciation for the power that branding can have in creating a locally supported movement, including the wildly successful Mercer Street Grassroots District brand that served as a catalyst in Princeton, West Virginia. Other recent engagement strategies include a Brewfest + Tactical Urbanism Workshop and the Brownfield Scavenger Hunt. No stranger to communication tools, Matt enjoys crafting video to help deploy social media engagement, and possesses an affable, approachable charm that instantly connects with small town audiences. For Matt, brownfield redevelopment is an adventure, and his passion is stoking that excitement in communities across the country.

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>Crescent City Vision/Master Planning and Redevelopment Plan Update, Crescent City, FL</b>	2024	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Ayres in collaboration with NV5 prepared a vision and master plan to leverage the community's unique location between two lakes within the St. Johns watershed while retaining the City's old-town charm. Planning process included collaboration with many stakeholders, the community at large, and decision makers. Plan's recommendations highlight and propose redevelopment options for key sites, including old middle school, and enhance experience in downtown which is bisected by Summit Avenue (Highway 17) – an FDOT road. It aims to connect City's events, recreational opportunities along the lakes, and make it an appealing destination for residents and visitors to enjoy its unique assets. Services included community assessment and engagement, vision, branding, and plan creation based on stakeholder feedback, redevelopment plan, policy updates, and implementation assistance. Fee: \$100,000. <div style="text-align: right;">✓ Check if project performed with current firm</div>		
b.	<b>City of St. Cloud Hopkins Park Concept Master Plan, St. Cloud, FL</b>	2023	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Our master plan and design provides a comprehensive overhaul of the existing park, with a new recreation center, ball fields, courts, community gardens, plazas, and walkways to accommodate various user and age groups. Process involved robust engagement with the community and stakeholders to meet their aspirations. The final plan provides strategies for stormwater management, safety through CPTED, phased implementation, and potential funding through FRDAP, LWCF, and other grants. Fee: \$87,700. <div style="text-align: right;">✓ Check if project performed with current firm</div>		
c.	<b>City of St. Cloud On-Call Planning Services, St. Cloud, FL</b>	Ongoing	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Ayres assists City with general planning services to provide support for full plan review services such as master plans, planned unit developments, annexations, future land amendments and zoning map amendments, site development plans, preliminary subdivision and construction plans, building permits, preparation of staff reports, attendance at coordination/ comment resolution meetings (as necessary), field meetings, preparation of review comments and follow up to any comment responses received. Fee: \$50,000. <div style="text-align: right;">✓ Check if project performed with current firm</div>		
d.	<b>City of Tampa Spruce Street Ditch Enclosure Concept Study, Tampa, FL</b>	2022	
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Planner. Project involved comprehensive study and evaluation services for Spruce Street and adjacent drainage facility consisting of large open ditch and multiple side drain structures. Area surrounding Spruce Street had experienced – and is still experiencing – extensive redevelopment of commercial, restaurant, and residential facilities and drastic change in land use and surrounding cultural activity. Concept developed by Ayres was to use low-impact design elements for enclosing the ditch while maintaining flow and treatment requirements. The newly available area would then support a linear park and trail that would accommodate high demand for new residents to walk and recreate in their neighborhood. Fee: \$149,900. <div style="text-align: right;">✓ Check if project performed with current firm</div>		

## **Tab 4: Team's Previous Experience/ Proficiency in Similar Projects/Programs**

City of North Port Professional Planning Services

RFP No. 2025-36



Through the completion of thousands of projects nationwide, we've not only gained a **thorough understanding of the communities in which we work**, we've also developed the knowledge necessary to solve common challenges in new and creative ways, always with a **keen and resourceful eye toward timeline and budget.**

## Tab 4: Team's Previous Experience/Proficiency in Similar Projects/Programs

Our team has a wealth of significant project experience in many facets of planning and design. Our award-winning work has been recognized nationally for being visionary and outside the box. **The communities we work in benefit from us being available to support their requirements at short notice.** Over the years, we have built a reputation of being responsive and nimble.

Our plans and designs are anchored with in-house multidisciplinary inputs from economists, environmentalists, transportation planners, and utilities engineers. This ensures **our planning is well-rounded and oriented toward implementation.** We are also supported by in-house geospatial services and 3-D visualization specialists who illustrate our ideas and plans well. Additionally, **we have been very successful in identifying and finding grant funding from multiple agencies** for the communities we work in across several states. We believe in collaboration and have frequently partnered with specialists in visioning, branding, and design as per project requirements.

We pride ourselves on providing state-of-the-art planning and design thinking and innovative solutions in a timely, responsive, and cost-effective manner. The following pages showcase some of our work.



21. TITLE AND LOCATION <i>(City and State)</i> <b>City of Tampa Sulphur Springs Neighborhood Action Plan, Tampa, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION <i>(If applicable)</i>

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>City of Tampa</b>	b. POINT OF CONTACT NAME Evan Johnson	c. POINT OF CONTACT TELEPHONE NUMBER 813.274.7724
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Ayres is partnering with the City of Tampa to develop the Sulphur Springs Neighborhood Action Plan, a comprehensive initiative aimed at revitalizing the Sulphur Springs community just north of downtown Tampa. This neighborhood, historically known for its mineral springs and vibrant past, has faced challenges in recent decades, including persistent poverty and a lack of targeted planning since 1980.

The purpose of the Action Plan is to identify key, implementable actions that will help transform Sulphur Springs into a thriving neighborhood with enhanced facilities and amenities. The plan is being developed through a collaborative process involving residents, businesses, property owners, community organizations, and various City departments and agency partners.



Key elements of the project include:

- Data assessment and neighborhood positioning, including GIS mapping, socioeconomic analysis, site assessment, and asset mapping.
- A robust community engagement process, with public workshops, online surveys, and non-traditional events to maximize involvement and gather meaningful feedback.
- Visioning and action plan development, focusing on housing and economic resilience, public realm improvements, multimodal transportation, open space and recreation, and policy and program enhancements.
- Finalization of the Action Plan with detailed recommendations, planning-level cost estimates, and implementation strategies in collaboration with the City and community partners.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a	Ayres Associates Inc.	Tampa, FL	Prime consultant

21. TITLE AND LOCATION <i>(City and State)</i> <b>City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES 2025	CONSTRUCTION <i>(If applicable)</i>

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>City of Lakeland</b>	b. POINT OF CONTACT NAME Valerie Vaught	c. POINT OF CONTACT TELEPHONE NUMBER 863.834.5200
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

The City of Lakeland carried out an Economic Development Strategy study in collaboration with Ayres to take a proactive and cohesive approach to revitalizing the Memorial Boulevard corridor. The main objectives of the study were:

- Formulate an economic development vision through a community-driven process.
- Draft innovative strategies that align local planning efforts and planned infrastructure improvements.
- Outline robust implementation steps for action.



Lakeland is one of the fastest-growing municipalities in the nation. Memorial Boulevard extends 6 miles between I-4 and East Lake Parker Drive in the northern part of the City. As public infrastructure investments are being made here, the City aims to improve the Memorial Boulevard (US 92) corridor to attract investments, strengthen the adjacent residential communities, enhance pedestrian safety, boost the local economy, and increase employment opportunities.



The project was completed in 24 weeks through a rigorous research and analysis and an extensive community engagement process. The plan prioritizes specific actions including corridor branding and urban design, safety improvements, corridor features such as gateways and roundabouts, adaptive reuse of specific sites, trails and connections linking the corridor to other City community assets, programs to channelize and manage social services provisions, and development policy change to promote mixed use and walkability in the core section – branded as the “Downtown Gateway.”

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a	Ayres Associates Inc.	Tampa, FL	Prime consultant

21. TITLE AND LOCATION <i>(City and State)</i> <b>City of St. Cloud Comprehensive Plan Housing Element Update, St. Cloud, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION <i>(If applicable)</i>

**23. PROJECT OWNER'S INFORMATION**

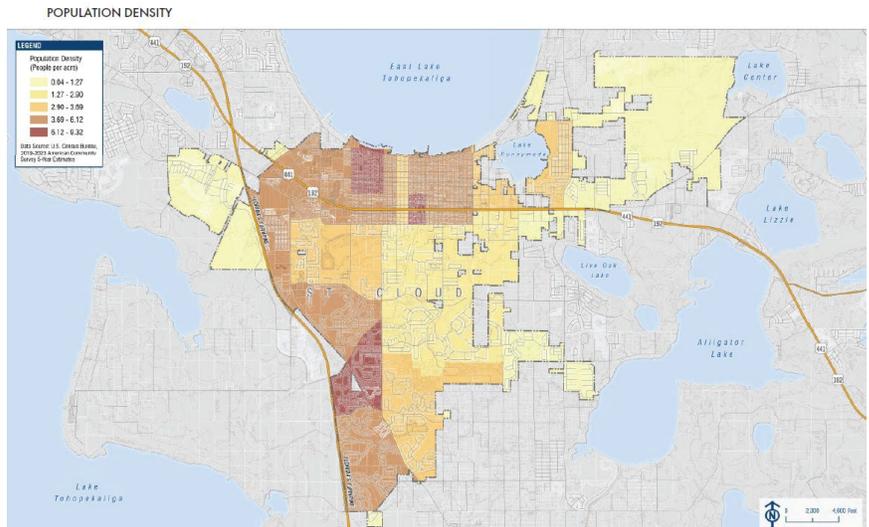
a. PROJECT OWNER <b>City of St. Cloud</b>	b. POINT OF CONTACT NAME Tisha Manning	c. POINT OF CONTACT TELEPHONE NUMBER 407.957.7206
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

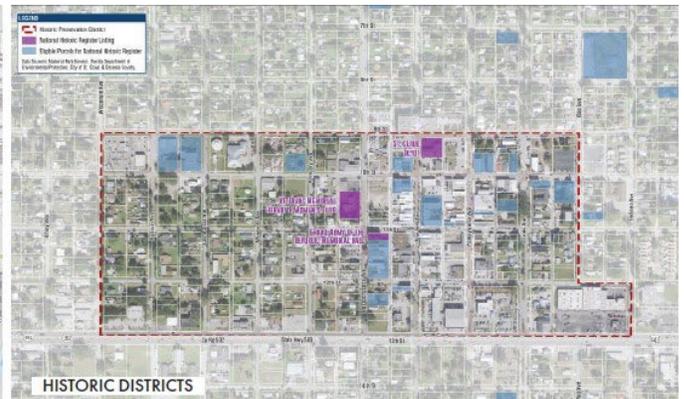
Ayres is supporting the City of St. Cloud with its Comprehensive Plan Housing Element Update, aligning the City's housing goals with recent updates to the Future Land Use Element. The City is one of the fastest growing municipalities in Central Florida. This project aims to provide safe, affordable, and quality housing for all residents through a structured, three-phase process over 26 weeks in three phases.

Our work involves:

- Assessment of Current Housing Conditions
- Population and Housing Demand Analysis
- Affordable Housing Strategies
- Sustainable and Diverse Housing Options
- Policy Foundation
- Implementation and Monitoring.



The project outcomes include drafting and revising the update, preparing a summary of changes, drafting an adoption ordinance, updated maps, presentations, and public engagement materials. Throughout the project, Ayres engaged with the community to involve underserved groups and provide transparent communication. The result will be actionable policies and strategies that support a balanced, welcoming, and fair housing market for all St. Cloud residents.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a	(1) FIRM NAME Ayres Associates Inc.	(2) FIRM LOCATION <i>(City and State)</i> Tampa, FL	(3) ROLE Prime consultant
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21. TITLE AND LOCATION *(City and State)*  
**City of Brooksville Parks and Recreation Master Plan, Brooksville, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES 2024	CONSTRUCTION <i>(if applicable)</i>
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**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER  
**City of Brooksville**

b. POINT OF CONTACT NAME  
 David Hainley

c. POINT OF CONTACT TELEPHONE NUMBER  
 352.540.3815

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*



Ayres was contracted by the City of Brooksville to prepare the City's Parks and Recreation Master Plan. Brooksville is the seat of Hernando County and is one of the oldest and significant communities within the Central Florida Nature Coast area.

The plan features a detailed assessment of the existing parks, programs, and operations, analyzes the City's growth trends, and makes viable recommendations for the improvement of existing parks and types and locations of new parks. Each park improvement and recommendation is unique and respects the context and history of the adjacent built environment and community aspirations.

A robust enhancement of the City's trail network is proposed in conjunction with the improvements planned and being built as part of the regional Suncoast Trail network, further enhancing Brooksville's designation as a "Trail Town."

The planning process is underpinned by an extensive public engagement component including online surveys, workshops, and non-traditional techniques such as interactive booths at the City's major event like the Back-to-School bash. The master plan recommendation and implementation strategies will guide the community on recreation operations, park maintenance, and capital improvements over the next 20 years.

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a	Ayres Associates Inc.	Tampa, FL	Prime consultant



21. TITLE AND LOCATION *(City and State)*  
**City of St. Cloud Lakefront Park Building Facility Use Study, St. Cloud, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
2024

CONSTRUCTION *(If applicable)*

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER  
**City of St. Cloud**

b. POINT OF CONTACT NAME  
 Stephanie Holtkamp

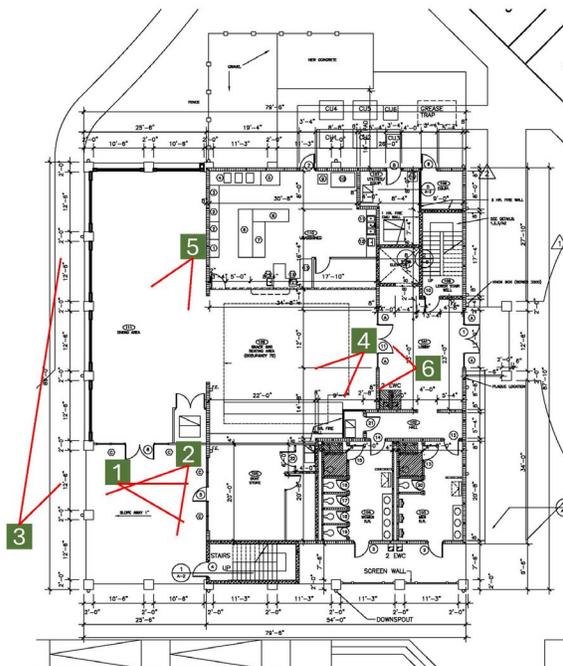
c. POINT OF CONTACT TELEPHONE NUMBER  
 407.908.9625

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

The City of St. Cloud's Lakefront Park has become a popular destination for tourists and residents. The Lakefront Park Building, a City-owned property, is home to Crabby Bill's, a seafood restaurant with panoramic views of the City's marina and East Lake Tohopekaliga. The Marina Banquet Hall, a rental events space, is located on the second floor.

With the first-floor tenant lease expiring in 2026, the City is exploring various facility use options for the spaces on both the first and second floors and possibly the building overall. The study provides a review of the existing use, including its impact on the City's budget, staffing, and overall community benefit. With the addition of new amenities, the plan is designed to elevate the quality of life for residents, create a destination, and boost the local economy.

The study serves as a critical assessment aimed at optimizing the use of the Lakefront Park facility within the scenic setting of a lakeside locale. The study thoroughly examines its current usage patterns and efficiencies, identifies areas where resources may be inefficiently allocated, and pinpoints opportunities for enhancement to maximize the functionality and value of the property's assets.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a	Ayres Associates Inc.	Tampa, FL	Prime consultant

21. TITLE AND LOCATION <i>(City and State)</i> <b>City of St. Cloud On-Call General Planning Services, St. Cloud, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION <i>(If applicable)</i>

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>City of St. Cloud</b>	b. POINT OF CONTACT NAME Tisha Manning	c. POINT OF CONTACT TELEPHONE NUMBER 407.957.7206
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Ayres was selected in 2022 for a task order-based contract with the City of St. Cloud to assist with as-needed general planning services. Our team provides support for full plan review services such as master plans, planned unit developments, annexations, future land amendments and zoning map amendments, site development plans, preliminary subdivision and construction plans, building permits, preparation of staff reports, attendance at coordination/comment resolution meetings (as necessary), field meetings, preparation of review comments and follow up to any comment responses received.

Work includes:

a. Plan Review Support Services: Kickoff meetings with City staff held at the onset of each assignment to confirm task needs, expectations, deadline, time on task etc.; technical review of plan application submittals as per City code; coordinate and discuss review and feedback with City staff as needed.

b. Staff Report Preparation Support: Draft plan review reports; final plan review to City staff.

c. Meetings Attendance and Participation: Virtual kickoff and initial submittal review meetings with City staff; virtual coordination and/or comment resolution meetings with applicants and City staff; field meetings as needed.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
<b>a</b>	Ayres Associates Inc.	Tampa, FL	Prime consultant

21. TITLE AND LOCATION <i>(City and State)</i> <b>Hillsborough County City-County Planning Commission (HCCCPC) On-Call Planning Services, Hillsborough County, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION <i>(If applicable)</i>

**23. PROJECT OWNER'S INFORMATION**

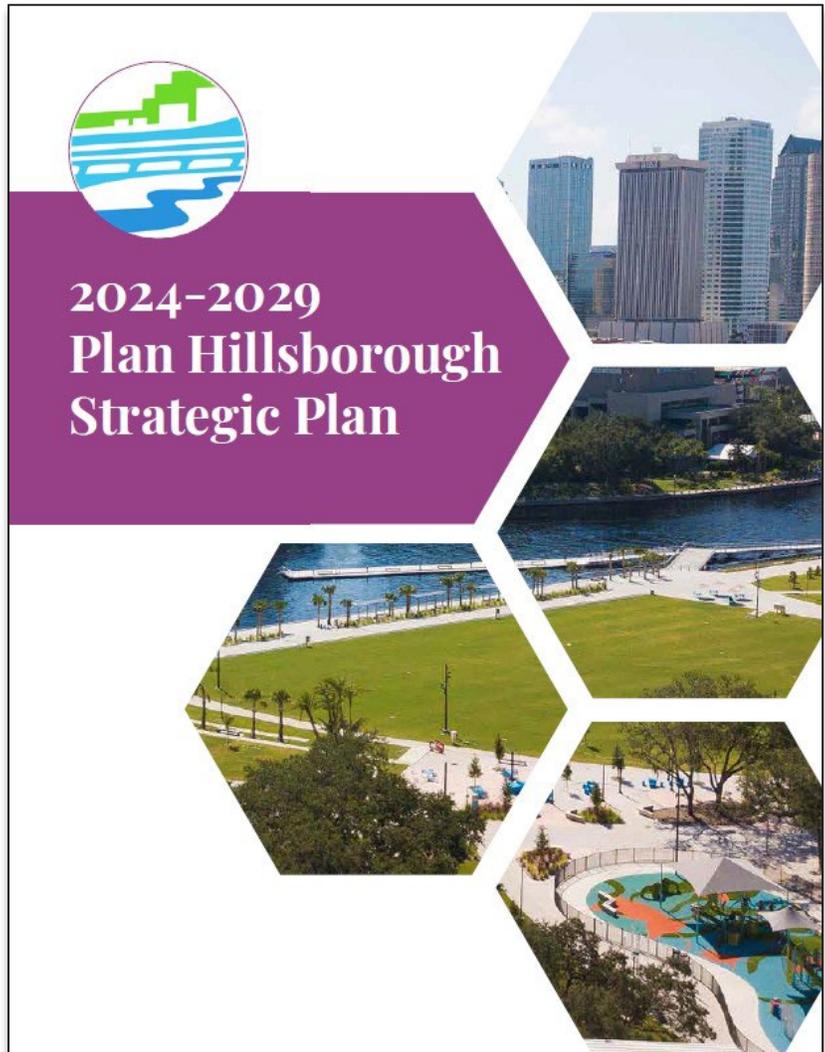
a. PROJECT OWNER <b>Hillsborough County City-County Planning Commission</b>	b. POINT OF CONTACT NAME Melissa Zornitta	c. POINT OF CONTACT TELEPHONE NUMBER 813.665.1354
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Since 2022, Ayres has partnered with Hillsborough County's City-County Planning Commission (HCCCPC), the consolidated planning agency known as Plan Hillsborough serving Tampa, Temple Terrace, Plant City, and Unincorporated Hillsborough County to provide services in the following areas: General Planning Services, Facilitation, Public Engagement, Transportation Planning, Corridor Studies, Complete Streets/Multi-modal Transportation Design, Grant Assistance/Funding Implementation, Landscape Architecture, and Urban Design.

Under the contract, Plan Hillsborough contracted Ayres to help facilitate and streamline key strategic priorities for their upcoming 2023-2028 Plan Hillsborough Strategic Plan. The strategic plan's purpose is to prioritize and align land use, transportation, natural resources, sustainability, and organization goals, objectives, and projects for this rapidly growing County over the next five years. The County's population is anticipated to grow to approximately 1.7 million by 2030 with significant growth in employment and supporting infrastructure.

For this project, Ayres conducted facilitated workshops and presentations with board members and staff to better understand the agency's priorities and projects. The process also included a series of surveys for internal staff and board members' feedback. The survey information along with feedback from board members, staff, and constituents were then weaved in to craft the Strategic Plan for the Hillsborough City County Planning Commission.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
<b>a</b>	Ayres Associates Inc.	Tampa, FL	Prime consultant

21. TITLE AND LOCATION *(City and State)*  
**City of New Port Richey On-Call Services, New Port Richey, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
2024

CONSTRUCTION *(If applicable)*

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER  
**City of New Port Richey**

b. POINT OF CONTACT NAME  
 n/a

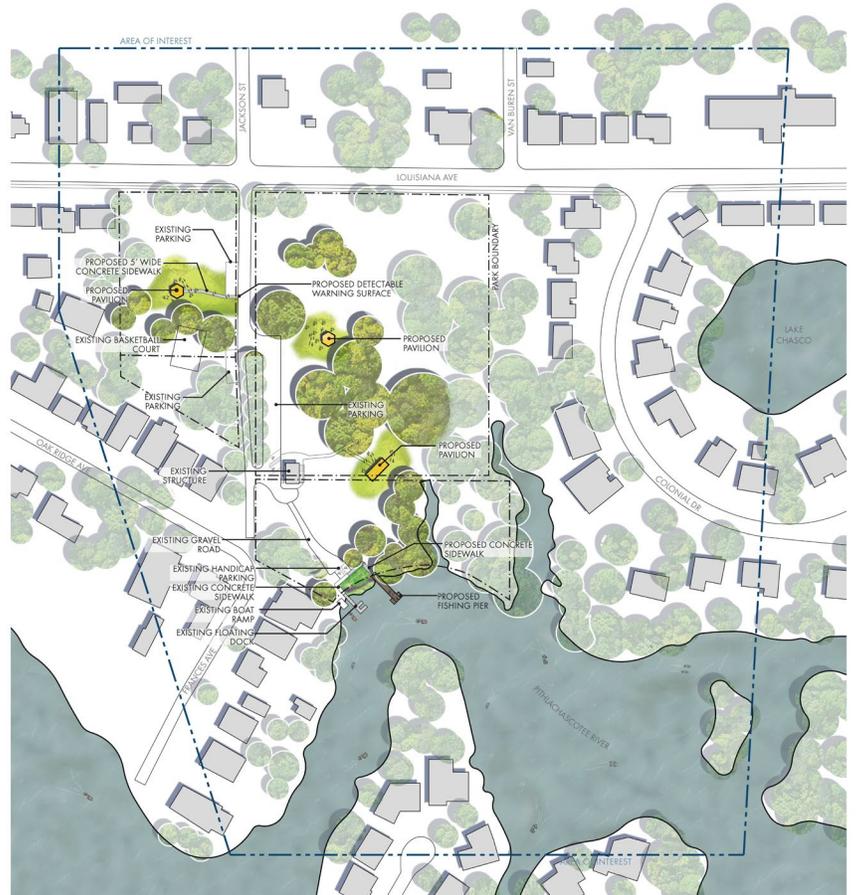
c. POINT OF CONTACT TELEPHONE NUMBER  
 n/a

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

From 2016-2024, Ayres served as city engineer for the City of New Port Richey, providing development reviews, on-call services, and other engineering expertise as needed. Services included reviewing projects that passed through development review process for code compliance. Reviews included stormwater, utility, traffic, and development regulation. Ayres issued letters of noncompliance for applicants to correct before permit issuance.

Duties included attending regular Development Review Board meetings and other City meetings when needed.

Ayres has also provided the City with as-requested consulting, review, advisory, mapping, planning, landscape design, environmental sciences, design, survey and construction phase services relative to any of the City's public improvement projects.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
<b>a</b>	Ayres Associates Inc.	Tampa, FL	Prime consultant

21. TITLE AND LOCATION *(City and State)*  
**Crescent City Vision/Master Planning and Redevelopment Plan Update, Crescent City, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
2024

CONSTRUCTION *(If applicable)*

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER  
**City of Crescent City**

b. POINT OF CONTACT NAME  
 Charles Rudd (former City Manager, now City Manager of Tarpon Springs)

c. POINT OF CONTACT TELEPHONE NUMBER  
 727.938.3711, ext. 2204

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Crescent City is a community of 1,600 residents and known as the gateway to Old Florida. Ayres in collaboration with NV5 prepared a vision and master plan to leverage the community's unique location between two lakes within the St. Johns watershed while retaining the City's old-town charm.

Planning process included collaboration with many stakeholders, the community at large, and decision makers. Plan's recommendations highlight and propose redevelopment options for key sites, including old middle school, and enhance experience in downtown which is bisected by Summit Avenue (Highway 17) – an FDOT road. It aims to connect City's events, recreational opportunities along the lakes, and make it an appealing destination for residents and visitors to enjoy its unique assets.

Services included community assessment and engagement, vision, branding, and plan creation based on stakeholder feedback, redevelopment plan, policy updates, and implementation assistance.



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a	Ayres Associates Inc.	Tampa, FL	Prime consultant

**G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS**

26. NAMES OF KEY PERSONNEL (From Section E, Block 12)	27. ROLE IN THIS CONTRACT (From Section E, Block 13)	28. EXAMPLE PROJECTS LISTED IN SECTION F (Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role.)									
		1	2	3	4	5	6	7	8	9	10
<b>Binoy Panicker, AICP</b>	Project Manager/Urban Planner	X	X	X	X	X	X	X	X	X	X
<b>Breyonne Jeter</b>	Deputy Project Manager/Urban Planner	X	X	X				X			
<b>Jay Molokwu</b>	Planner and Designer	X	X	X	X	X	X	X	X		X
<b>Aaron O'Keefe</b>	GIS Specialist	X	X	X	X	X	X	X	X		X
<b>Amanda Arnold, AICP</b>	Parks and Recreation Planner		X		X			X			X
<b>Chris Silewski, PLA</b>	Landscape Architect				X						X
<b>Paige Bernhardt, PLA, CPSI</b>	Landscape Architect and Visualization				X			X			X
<b>Mike Scholl, EDFP</b>	Economic Development Specialist		X				X				
<b>Matthew Ivie, PE</b>	Stormwater and Utilities Engineer				X			X		X	
<b>Lisa Lynfatt, EI</b>	Infrastructure Engineering Staff							X		X	
<b>Mohamad-Waleed Gebarin, PE</b>	Transportation Designer										
<b>Alexander Cowan, PE, PTOE</b>	Transportation Planner									X	
<b>Matt Ashby, AICP CUD</b>	Brownfield and Redevelopment Specialist		X					X	X		X

**29. EXAMPLE PROJECTS KEY**

NO.	TITLE OF EXAMPLE PROJECT (From Section F)	NO.	TITLE OF EXAMPLE PROJECT (From Section F)
1	City of Tampa Sulphur Springs Neighborhood Action Plan, Tampa, FL	6	City of St. Cloud Lakefront Park Building Facility Use Study, St. Cloud, FL
2	City of Lakeland Memorial Boulevard Economic Development Strategy, Lakeland, FL	7	City of St. Cloud On-Call General Planning Services, St. Cloud, FL
3	City of St. Cloud Comprehensive Plan Housing Element Update, St. Cloud, FL	8	Hillsborough County City-County Planning Commission (HCCCPC) On-Call Planning Services, Hillsborough County, FL
4	City of Brooksville Parks and Recreation Master Plan, Brooksville, FL	9	City of New Port Richey On-Call Services, New Port Richey, FL
5	City of St. Cloud Historic Preservation Plan, St. Cloud, FL	10	Crescent City Vision/Master Planning and Redevelopment Plan Update, Crescent City, FL

## **Tab 5: Management Approach/Project Control**

City of North Port Professional Planning Services

RFP No. 2025-36



Our team operates under a **solution-focused mindset**, backed by the skills to follow through. If a challenge arises, our partners know we'll **jump into action to assess the situation, implement a solution, and be part of making the decisions** to keep the project on track.

## Tab 5: Management Approach/Project Control

Ayres is committed to meeting the City of North Port's goals, including schedules and budget requirements. As outlined in this proposal, Ayres has an experienced team with multiple qualified staff in all aspects of the potential planning scope of work to provide timely, effective services to the City.

### ABILITY TO MEET TIME AND BUDGET REQUIREMENTS

We understand the importance of fulfilling our commitments to production and delivery schedules for all of our clients. We have built a strong reputation for negotiating fair schedules and for treating each project with equal importance, no matter how large or small.

In preparing our submittal, we have estimated the resources necessary to complete all potential project tasks on schedule. Appropriate resources have been assigned to these tasks, and we believe they will provide the capacity necessary for the project. We will continually assess the number of staff and equipment resources as work is completed. The team will adjust these resources as needed to complete the work in accordance with the negotiated schedule.

We make the commitment to the City of North Port that no other planning projects will distract the team from accomplishing the goals and schedule set by the City of North Port.

**Staffing Commitments.** Projected workloads for the period concurrent with this contract allow us to state with confidence that ample staff and equipment allocation will be made to meet the proposed schedule. Our team will commit the resources required for your project and has the ability to mobilize additional resources if the project demands it.



## TEAM’S COMMITTED WORKLOAD AND AVAILABILITY



Ayres updates workload and projected workload data monthly to maintain high accuracy. Projected workloads for the period concurrent with your project allow us to state with confidence that ample staff and equipment allocation will be made to meet your proposed schedule.

All members of our project team will be available upon notice to proceed and will commit the resources required for your project, and Ayres is able to mobilize additional resources if the project demands it.

### CONSISTENT PROJECT MANAGEMENT

Ayres offers strong project management services with centralized authority vested in project manager **Binoy Panicker, AICP**. He will help task leaders maintain administrative, staffing/equipment, financial, and contract-related activities and resources; provide overall tracking of task orders that may arise, giving the City up-to-date status; be proactive in evaluating issues, offering resolutions that are the most effective for the City; and ensure deadlines are met. Our contract/project management will focus on:

- **Project objective:** Project goals are clearly identified to avoid unnecessary scope items and to ensure the project goals are achieved.

- **Scope development:** The initial project description, schedule, and cost are developed, and the work effort is divided into clearly defined, manageable tasks.
- **Project execution:** Project performance is maximized through effective cost control, schedule control, and effective use of resources.
- **Schedule control:** Weekly progress meetings are held with each task leader with work summaries that detail percent toward deliverable dates, issues, and resolutions.
- **Budget control:** Cost control for labor is monitored through our accounting software, Deltek Vision, which provides up-to-date actual vs. budget comparisons. This allows the task leader to gauge project progress vs. budget. For example, it will enable us to review when an open Plans Review purchase order is about to be exhausted so a new one can be procured in a timely manner.

### BUDGET/SCHEDULE CONTROL

Ayres’ QA/QC methods will help us to deliver quality services in a timely manner. We use state-of-the-art project control and delivery methods to meet schedules and budgets. Our team is staffed with professionals whose skills match any potential

planning-related tasks, and we will do everything possible to provide continuity and consistency of staff and expertise.

## QUALITY ASSURANCE / QUALITY CONTROL

Ayres’ project delivery and quality assurance/quality control (QA/QC) success to meet schedule and budget requirements on projects begins with our internal project work plan system, which our project managers follow for every task of each project. This system provides a framework for internal, subconsultant, and client communication interactions and is key to project success.

The overall objective of the work plan policy and guidelines is to keep plan requirements flexible to fit a wide range of client needs, yet be defined enough to ensure it covers all aspects of a good plan. Our requirements allow flexibility to use many formats of scope, work tasks, scheduling, and reporting procedures used by our clients without modification. This includes:

1. Understanding the project’s objectives.
2. Identifying the project’s issues.
3. Developing a well-planned approach.

A work plan loses its usefulness if it is not monitored closely. As each measurable part of a



project is completed, Ayres’ project managers measure progress vs. budget, quality, and client satisfaction. A good monitoring system lets the project manager know if the project is falling behind schedule or exceeding the budget early on. The project manager then can take pre-emptive action to correct the problem within available time and budget. Our work plans are shared with our clients to facilitate understanding of overall expectations and milestone measurement.

## PLANNING AND DESIGN APPROACH

The Ayres team is well-versed with understanding the current rules and regulations of local, state, and federal agencies regulating land use, community planning, and building code provisions. As we work across the state and nation, we are abreast of current best practices and constantly find new and innovative planning and design solutions. We endeavor to bring this knowledge and understanding and work within the parameters of the City’s planning framework, context, and vision.

Our planners work in a multidisciplinary environment closely with designers, engineers, and other built-environment specialists. We thoroughly understand the nuances of preparing plans that are viable and implementable as program policies or designs for construction. Being a full-service company, we are experienced with project phases including studies and assessment, visioning and scenario planning, concept/preliminary design, detailed/final design, and tender packages for bidding.

The Ayres Community Planning and Landscape Architecture teams believe in creating sustainable, resilient, and viable plans and designs that meet the community’s aspirations in a timely manner.

### **Our approach to specific planning and design tasks focuses on the individual project and its context.**

In general, we employ a rigorous research and analysis process to generate a strong vision that is translated into a robust plan with tangible actions. We also fundamentally believe that every plan and recommendation must align with our client’s strategic outcomes and vision. Our knowledge of the processes and systems including how projects are conceived and funded will align the larger City, County, and State objectives. Our methodology and approach will be outlined and detailed to meet the task requirements at hand, minimizing resources and maximizing outputs.

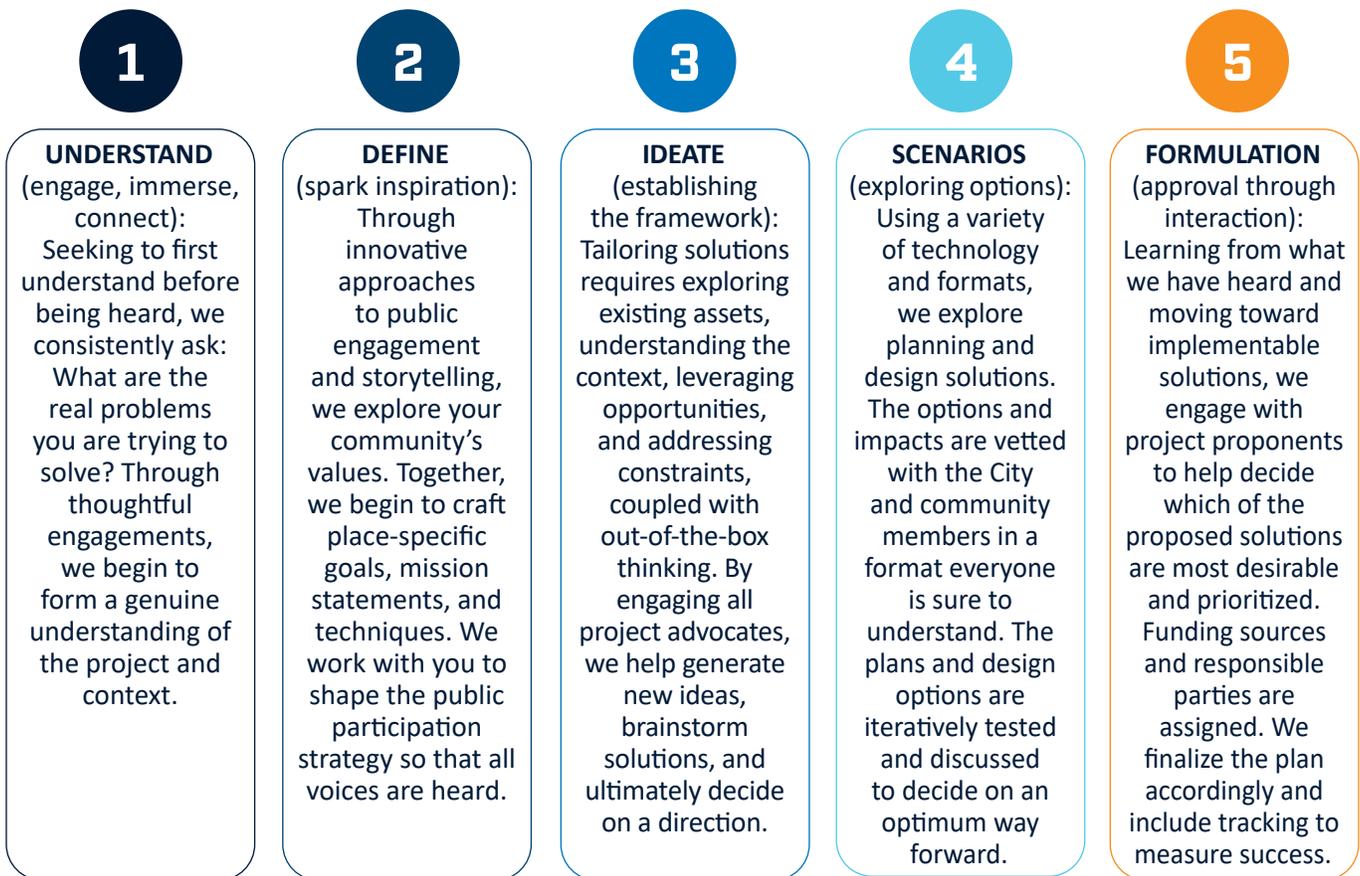
## TASK ORDER APPROACH

The Ayres team’s approach emphasizes clear, concise, and open communication to understand the our clients’ needs and objectives while integrating creative thinking and innovative ideas to efficiently develop optimal outcomes. Simply put, we will **LISTEN, COLLABORATE, and DELIVER.**

**Scoping.** Individual task orders begin with scoping the project. We will work with the City to develop the scope and determine the essential components and goals and review accessible information such as current plans, reports, and local neighborhood planning efforts and commitments. This effort will include a site visit with plans. Our team has a comprehensive checklist for planning projects to develop a clear understanding of the project scope requirements.

**Project Plan.** Once the task order is scoped, the project manager will assign the most suitable team members and undertake research. A kickoff meeting for each task order is held to discuss key project issues, schedule, submittal dates, and team members’ contributions, all documented in the task order project plan. The project plan includes public engagement and approval processes.

**Staged Plan Preparation.** These collaborative efforts are where our creativity, innovation, and value-added efforts create a viable plan that can be implemented in a timely manner. In addition to our focus on context-sensitive planning and design, we closely track time and costs throughout the project and will keep the City aware of any impacts. Our planning project methodology will be executed typically in three to five stages considering the scope and context, and could include the following steps.



**Project Management.** Ayres will coordinate monthly with the appointed project manager, providing progress reports, schedule updates, and invoicing. We use our integrated management software to track task orders to evaluate budgets and progress, which allows for schedule and submittal compliance.

## **Tab 6: References**

City of North Port Professional Planning Services

RFP No. 2025-36



From the first handshake forward, we invest as much time into the **strength and stability of our client relationships** as we do into the projects themselves. Our partners know they can count on us to roll up our sleeves with them, year after year; **provide clear, consistent communication;** involve them in the decision-making process for the length of their project; and **deliver a quick, intelligent resolution** for any concern or challenge.

## Tab 6: References

Ayres is recognized nationally for our planning and engineering expertise. The references listed below can provide firsthand accounts of our work – much of it award-winning.

### CITY OF ST. CLOUD

Melissa Dunklin, CPM, Director of Parks and Recreation  
1300 9th Street  
St. Cloud, FL 34769  
melissa.dunklin@stcloudfl.gov  
407.657.8427

*Scope of work: On-call general planning; park concept master plan; downtown alley improvement study; Lakefront Park building facility use study; historic preservation plan*

### CITY OF TAMPA

Lauren O'Neill, AICP, Senior Planning Coordinator  
306 E. Jackson Street  
Tampa, FL 33602  
lauren.oneill@tampagov.net  
813.274.8054

*Scope of work: Neighborhood action plan*

### CITY OF LAKELAND

Brian Rewis, Community and Economic Development Department Director  
228 S. Massachusetts Avenue  
Lakeland, FL 33801  
brian.rewis@lakelandgov.net  
863.834.6258

*Scope of work: Transportation strategic master plan; planning/design advisory*

### CITY OF WILDWOOD

Jason McHugh, AICP, City Manager  
100 N. Main Street  
Wildwood, FL 34785  
jmchugh@wildwood-fl.gov  
352.330.1330, ext. 125

*Scope of work: Strategic downtown planning; design advisory; parks design*

### PLAN HILLSBOROUGH

Melissa Zornitta, FAICP, Planning Commission Executive Director  
601 East Kennedy Boulevard, 18th floor  
Tampa, FL, 33602  
zornittam@plancom.org  
813.665.1354

*Scope of work: Organizational strategic plan advisory*

## Tab 7: Litigation and Insurance

City of North Port Professional Planning Services

RFP No. 2025-36

# Tab 7: Litigation and Insurance

## LITIGATION

Status and outcome of any litigation involving Ayres Associates Inc. filed in the past five years:

**Lawsuit Name:** Kirkland v. OTAK

**Lawsuit Date:** 3/4/2024

**Lawsuit Description:** Lawsuit alleges design error caused construction modifications.

**Disposition:** Ongoing.

**Lawsuit Name:** James Payton v. Ayres Associates and other defendants

**Lawsuit Date:** 1/8/24

**Lawsuit Description:** Plaintiff seeking damages for asbestos exposure from manufacturers, suppliers, and any engineering firms whose projects his former employer (Chicago Bridge and Iron Works) bid on and constructed a product.

**Disposition:** Dismissed from case.

**Lawsuit Name:** Menekaunee Harbor Dredge Project - 10 Individual Lawsuits

**Lawsuit Date:** 12/7/22

**Lawsuit Description:** Each claim pertains to personal injury from contact with PFAS-contaminated material generated by Tyco Industries, and Ayres was added to lawsuit stating alleged contaminated dredge material deposited at DNR-approved site was part of the causation.

**Disposition:** Ongoing.

## INSURANCE

Ayres' liability insurance information is included on the evidence of coverage document on the following page. We will provide an updated certificate naming the City of North Port as additional insured upon contract award.



## Tab 8: Additional Information

City of North Port Professional Planning Services

RFP No. 2025-36

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

## AYRES AT YOUR SERVICE

With a team of approximately 400 innovative problem-solvers nationwide, we stand with integrity behind thousands of projects that strengthen communities and our country’s infrastructure, economy, and environment.



Clients notice our project managers’ ability to translate and transform every detail into actionable, understandable, smoothly coordinated pieces of a successful project. Side-by-side with our client partners, our project managers serve as the confident, communicative navigators at the helm of each project.

Our project managers’ tools and expertise include planning and development, transportation and traffic engineering, civil and municipal engineering, river engineering and water resources, structural design and inspection, landscape architecture, environmental, geospatial, mechanical/electrical/plumbing, and telecommunications and subsurface utility engineering (SUE).

We live by the following core values:



“One of the things that’s really great about Ayres is it’s a bigger firm with real expertise in the different disciplines and yet you bring common sense, practical solutions that work. In our business, we don’t need the greatest, most costly solution. We just need something that works that’s cost-effective and practical, and it seems like Ayres does a good job of coming up with practical solutions.”

**Dave O’Donahue**  
Supervisory Civil Engineer, U.S. Department of the Interior,  
Bureau of Indian Affairs

For more than 66 years, Ayres has provided services to a variety of clients and has established a professional reputation for integrity and competence in planning, transportation, traffic, environmental, civil, hydraulic, hydrologic, structures, landscape architecture, and applied geospatial fields. We have completed projects for many municipalities, including the City of Sarasota, the City of Tampa, the City of St. Petersburg, the City of Clearwater, the City of Brooksville, Hillsborough County, Pinellas County, Pasco County, the Florida Department of Transportation, the Southwest Florida Water Management District, and many other local and state governments.

As the City of North Port’s consultant partner for the continuing professional planning services contract, we will act in the best interest of the City and its residents to enhance quality of life in your community. We have learned that to provide the best service possible, we need to work as an extension of your operations team. Being a true business partner to our clients is not a catchphrase – it’s how we conduct business every day. We will listen to understand your goals, design constraints, and operational needs. We will combine that information with our experience to serve as a trusted adviser.

## ABOUT AYRES

Ayres is an employee-owned, multispecialty consulting firm with 11 offices in seven states, employing approximately 400 people. Our corporate headquarters are in Eau Claire, Wisconsin. Our Florida operations were established in 1986 and today include offices in Tampa and Titusville.

Approximately one-sixth of the corporation's employees are individual stockholder investors. Other employees that meet eligibility requirements are beneficial owners of the business through the Employee Stock Ownership Plan. Ayres has no major third-party relationships.

A seven-member Board of Directors oversees company operations and sets broad policies. Day-to-day corporate management is delegated to the firm's executive committee, vice presidents, and managers of operations. Technical operations are based on the project management system. An operations vice president or manager assigns a project manager to each project and tracks the progress of that project. The project manager serves as the primary contact with the client, attends meetings, develops project budgets, coordinates work tasks with the project team, and guides the project to completion.

## WORKING WITH THE CITY OF NORTH PORT

From the start, we invest as much time into the strength and stability of our partner (client) relationships as we do into the projects themselves. Our partners know they can count on us to roll up our sleeves with them, year after year; provide clear, consistent communication; involve them in the decision-making process for the length of their project; and deliver a quick, intelligent resolution for any concern or challenge.

Approximately 94% of our business comes from repeat clients – and we credit that to having client relationships based in trust, support, and candor. The more we get to know clients, the better we can serve and support them on future projects.

Good communication between the client and the consultant is the most critical element for a successful project. We have established a track record of quick response to address our clients' concerns. Meeting minutes are distributed to the client within two days of occurrence. Telephone calls are returned within one day. We establish open communication lines with backup individuals to respond if the primary individual is out of the office. Good communication among the various disciplines within the company is also critical. Ayres has established a company-wide network to share files quickly and effectively among disciplines that are collaborating on a project.

Through the completion of thousands of projects nationwide, we've not only gained a thorough understanding of the communities in which we work, we've also developed the knowledge necessary to solve common challenges in new and creative ways, always with a keen and resourceful eye toward timeline and budget.

### I. AUTHORIZED REPRESENTATIVE The foregoing is a statement of facts.

31. SIGNATURE



32. DATE  
August 1, 2025

31. NAME AND TITLE

Subrata Bandy, PE, Vice President

## **Tab 9: Submission Requirements and Required Submittal Forms**

City of North Port Professional Planning Services

RFP No. 2025-36

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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**A. SUBMITTAL REQUIREMENTS**

1. **NUMBER OF PAGES:** The proposal **shall not exceed (50) pages (one-sided) or (25) pages (two-sided) in length. (The Title Page, Table of Contents, City Required Forms, 330 Forms and tabs do not count towards the TOTAL NUMBER OF PAGES).**

1.1 When compiling a response, sections should be tabbed and labeled; pages should be sequentially numbered at the bottom of the page; proposals should be bound to allow flat stacking for easy storage; **do not use three ring binders of any kind**; and sections should be compiled in the sequence list above.

1.2 Place proposal with all the required items in a sealed envelope clearly marked for specification number, project name, name of proposer, and due date and time.

2. **PAPER/FONT SIZE:** 8.5"x11"/Font Calibri 11, PDF FORMAT.

3. **NUMBER OF ORIGINAL PROPOSALS:** One (1) original hard-copy **UNBOUND** (marked "ORIGINAL") and signed in **blue ink**. **NUMBER OF COPIES:** three (3) hard copies **BOUND** (marked "COPY") (**1 original + 3 copies = 4 total submittals**).

4. **USB Flash Drive:** One (1) electronic version in Portable Document Format (PDF) **on** a USB Drive containing the entire submittal. USB drive only. **CDs will not be accepted.**

5. **SUBMIT TO:**

City of North Port  
Finance Department - Purchasing Division  
Marisa Doherty, Contract Administrator II  
4970 City Hall, 3 RD Floor, Suite 337  
North Port, Florida 34286

**B. REQUIRED SUBMITTAL FORMS:** City Required Submittal Forms/Checklist

**READ/EXECUTED & INCLUDED**

- Proposal Submittal Signature Form
- Statement of Organization
- References with Reference Questionnaire
- Drug-Free Workplace (If Applicable)
- Public Entity Crime Information
- Non-Collusive Affidavit
- Lobbying Certification

**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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- Conflict of Interest Form
- E-Verify Form
- Disclosure Form (Consultant/Engineer/Architect)
- Scrutinized Business Certification Form
- Affidavit of Compliance Regarding Foreign Entity of Concern Laws
- Anti-Human Trafficking Affidavit
- Copy of Registration, Attached  
State Registration Requirements (<http://www.sunbiz.org/search.html>)
- State required license for Prime Firm Only (Not sub-consultants)
- SAMPLE INSURANCE CERTIFICATE:** Demonstrate your firm's ability to comply with insurance requirements. Provide a previous certificate or other evidence listing the Insurance Companies names for both Professional Liability and General Liability and the dollar amounts of the coverage.  
  
 YES  NO Sample Insurance Certificate is included with the submittal
- MBE/WBE/VBE:** If claiming Minority Business Enterprise/Women Business Enterprise/Veterans Business Enterprise, the Prime Firm (not sub-consultant) **shall be** certified as a Minority Business Enterprise by the State of Florida, Department of Management Services, Office of Supplier Diversity pursuant to Section 287.0943, Florida Statutes.  
  
 YES, CLAIMING MBE/WBE/VBE STATUS AS PRIME ONLY  
  
 YES, I'VE ATTACHED THE CERTIFICATE OF MBE/WBE/VBE STATUS FROM THE STATE OF FLORIDA AS OUTLINED SECTION 12.  
  
 NOT CLAIMING MBE/WBE/VBE

Note: Submissions received after the due date and time stated on the Notice of Availability or subsequent Addenda will not be accepted.

PLEASE INITIAL AND RETURN WITH YOUR PROPOSAL.

  
\_\_\_\_\_

THIS PAGE MUST BE COMPLETED AND SUBMITTED WITH YOUR PROPOSAL

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

**ATTACHMENT 1: PROPOSAL SUBMITTAL SIGNATURE FORM**

The undersigned attests to his/her authority to submit this proposal and to bind the firm herein named to perform as per Agreement, if the firm is awarded the Agreement by the City.

The undersigned further certifies that he/she has read the Request for Proposal, Terms and Conditions, Insurance Requirements and any other documentation relating to this request and this proposal is submitted with full knowledge and understanding of the requirements and time constraints noted herein.

As addenda are considered binding as if contained in the original specifications, it is critical that the firm acknowledge receipt of same. The submittal may be considered void if receipt of an addendum is not acknowledged.

Addendum No. <u>1</u>	Dated <u>7/14/2025</u>	Addendum No. <u>4</u>	Dated <u>7/17/2025</u>
Addendum No. <u>2</u>	Dated <u>7/15/2025</u>	Addendum No. <u>5</u>	Dated <u>7/24/2025</u>
Addendum No. <u>3</u>	Dated <u>7/17/2025</u>	Addendum No. _____	Dated _____

**Company Name** Ayres Associates Inc.

<u>813.978.8688</u>	<u>BandyS@AyresAssociates.com</u>	<u>813.978.9369</u>
<b>Telephone #</b>	<b>E-Mail</b>	<b>Fax #</b>

3433 Oakwood Hills Parkway  
**Main Office Address**

<u>Eau Claire</u>	<u>WI</u>	<u>54701</u>
<b>City</b>	<b>State</b>	<b>Zip Code</b>

**Address of Office Servicing City of North Port, if different than above:**  SAME AS ABOVE

8875 Hidden River Parkway, Suite 200  
**Office Address**

<u>Tampa</u>	<u>FL</u>	<u>33637</u>
<b>City</b>	<b>State</b>	<b>Zip Code</b>

<u>813.978.8688</u>	<u>BandyS@AyresAssociates.com</u>	<u>813.978.9369</u>
<b>Telephone #</b>	<b>E-mail</b>	<b>Fax #</b>

Subrata Bandy, PE, Vice President  
**Name & Title of Firm Representative**

	<u>7/28/2025</u>
<b>Signature</b>	<b>Date</b>

Do you accept Visa?  YES  NO

**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

**ATTACHMENT 2: STATEMENT OF ORGANIZATION**  
**(Information Sheet for Transactions and Conveyances Corporation Identification)**

The following information will be provided to the City of North Port for incorporation in legal documents. It is, therefore, vital all information is accurate and complete. Please be certain all spelling, and capitalization is exactly as registered with the state or federal government.

Name of Respondent: Ayres Associates Inc.

DBA (if any): Ayres Associates

Type of Entity (Sole Proprietor, Corporation, LLC, LLP, Partnership, etc): Corporation

Business Address: 8875 Hidden River Parkway, Suite 200, Tampa, FL 33637

Phone: 813.978.8688 Fax: 813.978.9369

E-Mail BandyS@AyresAssociates.com

Print Name and Title of person authorized to bind: Subrata Bandy, PE, Vice President

Federal Identification Number: 39-0965082

Signature: 

Respondent shall submit proof that it is authorized to do business in the State of Florida unless registration is not required by law.

(Please Check One)

Is this a Florida Corporation:  Yes or  No

If not a Florida Corporation,  
In what state was it created: Wisconsin  
Name as spelled in that State: Ayres Associates Inc.

What kind of corporation is it:  "For Profit" or  "Not for Profit"

Is it in good standing:  Yes or  No

Authorized to transact business  
in Florida:  Yes or  No

**THIS PAGE MUST BE COMPLETED AND SUBMITTED WITH YOUR PROPOSAL**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

STATEMENT OF ORGANIZATION continued

State of Florida Department of State Certificate of Authority Document No.: P20042

Does it use a registered fictitious name:  Yes or  No

Names of Officers: Chairperson of the Board and President: Bruce Ommen, PE  
COO and Executive Vice President: Jan Zander, PE  
CFO and Executive Vice President: Lisa Pronschinske, CPA

President: \_\_\_\_\_ Executive Vice President: Jason Ingram, PLS Secretary: \_\_\_\_\_

Vice President: \_\_\_\_\_ Treasurer: \_\_\_\_\_

Director: \_\_\_\_\_ Director: \_\_\_\_\_

Other: \_\_\_\_\_ Other: \_\_\_\_\_

Name of Corporation (As used in Florida):

Ayres Associates Inc.

(Spelled exactly as it is registered with the state or federal government)

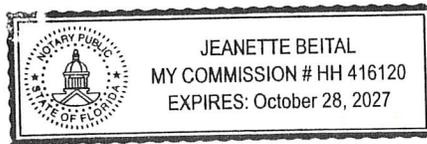
Corporate Address:

Post Office Box: \_\_\_\_\_  
City, State Zip: \_\_\_\_\_  
Street Address: 3433 Oakwood Hills Parkway  
City, State, Zip: Eau Claire, WI 54701

STATE OF Florida  
COUNTY OF Hillsborough

Sworn to and subscribed before me this 16<sup>th</sup> day of July, 2025, by Subrata Bandy who  
" is personally known to me or " has produced his/her driver's license as identification.

Jeanette Beital  
Notary Public - State of Florida  
Print Name: Jeanette Beital  
Commission No: HH416120



THIS PAGE MUST BE COMPLETED AND SUBMITTED WITH YOUR PROPOSAL

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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**ATTACHMENT 3a: REFERENCES/CLIENT LISTING**

(The firm shall provide a minimum of three (3) business related references for which they are currently providing, or have provided within the last five (5) years, services similar to the scope of services required by this RFP.). Attach additional sheets if necessary.

1. Business/Customer Name: City of St. Cloud, FL

Name of Contact Person/Title: Melissa Dunklin, CPM, Community Development Director

Telephone# 407.657.8427 Fax n/a E-mail melissa.dunklin@stcloudfl.gov

Address 1300 9th Street, St. Cloud, FL 34769

Duration of Contract or business relationship 2022-Ongoing

Type of Services Provided On-call general planning; park concept master plan; downtown alley improvement study; building facility use study; historic preservation plan

2. Business/Customer Name: City of Tampa, FL

Name of Contact Person/Title: Lauren O'Neill, AICP, Senior Planning Coordinator

Telephone# 813.274.8054 Fax n/a E-mail lauren.oneill@tampagov.net

Address 306 E. Jackson Street, 3rd Floor East, Tampa, FL 33602

Duration of Contract or business relationship 2023-Ongoing

Type of Services Provided Neighborhood action plan

3. Business/Customer Name: City of Lakeland, FL

Name of Contact Person/Title: Brian Rewis, Director, Community and Economic Development

Telephone# 863.834.6258 Fax n/a E-mail brian.rewis@lakelandgov.net

Address 228 S. Massachusetts Avenue, Lakeland, FL 33801

Duration of Contract or business relationship 2021-Ongoing

Type of Services Provided Transportation strategic master plan; planning/design advisory

**THIS PAGE MUST BE COMPLETED AND SUBMITTED WITH PROPOSAL.**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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**REFERENCES/CLIENT LISTING continued**

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4. Business/Customer Name: City of Wildwood, FL

Name of Contact Person/Title: Jason McHugh, AICP, CPM, City Manager

Telephone# 352.330.1332 Fax n/a E-mail jmchugh@wildwood-fl.gov

Address 100 N. Main Street, Wildwood, FL 34785

Duration of Contract or business relationship 2021-Ongoing

Type of Services Provided Strategic downtown planning; design advisory; parks design

5. Business/Customer Name: Hillsborough County City County Planning Commission (Plan Hillsborough)

Name of Contact Person/Title: Melissa Zornitta, FAICP, Planning Commission Executive Director

Telephone# 813.665.1354 Fax n/a E-mail zornittam@plancom.org

Address 601 East Kennedy Boulevard, 18th Floor, Tampa, FL 33602

Duration of Contract or business relationship 2023-Ongoing

Type of Services Provided Organizational strategic plan advisory

6. Business/Customer Name: \_\_\_\_\_

Name of Contact Person/Title: \_\_\_\_\_

Telephone# \_\_\_\_\_ Fax \_\_\_\_\_ E-mail \_\_\_\_\_

Address \_\_\_\_\_

Duration of Contract or business relationship \_\_\_\_\_

Type of Services Provided \_\_\_\_\_

Date: 7/28/2025

Signed (Person authorized to bind the company): 

Name (printed): Subrata Bandy, PE Title: Vice President

**THIS PAGE MUST BE COMPLETED AND SUBMITTED WITH PROPOSAL.**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

**ATTACHMENT 3b**  
**REFERENCE AND PERFORMANCE QUESTIONNAIRE VERIFICATION FORM**

RFP 2025-36 Professional Planning Services – Continuing Services for City of North Port. It is the intent of the City of North Port to request proposals from experienced, competent, and qualified State of Florida licensed/certified firms for the City of North Port Professional Planning Services on an as-needed basis.

<b>1. Contractor Information (Proposer information)</b>
FIRM NAME: <u>Ayres Associates Inc.</u>
ADDRESS: <u>8875 Hidden River Parkway, Suite 200, Tampa, FL 33637</u>
Telephone number #: <u>813.978.8688</u>
E-mail: <u>PanickerB@AyresAssociates.com</u>
Point of Contact <u>Binoy Panicker, AICP</u>
Contact Phone Number <u>813.978.8688</u>
<b>2. Worked Performed as</b> <input checked="" type="checkbox"/> <b>Prime</b> <input type="checkbox"/> <b>Sub Contractor</b> <input type="checkbox"/> <b>Joint Venture</b> <input type="checkbox"/> <b>Other (Explain)</b> Percent of project work performed <u>100</u> % If Subcontractor, who was the prime (Name/Phone #) _____
<b>3. CONTACT INFORMATION</b> Contract Number: <u>PO # 083760</u>  Contract Type: <input checked="" type="checkbox"/> Firm Fixed Price <input type="checkbox"/> Cost Reimbursement <input type="checkbox"/> Other (please specify): _____  Contract Title: <u>City of St. Cloud Historic Preservation Plan</u>  Contract Location: <u>St. Cloud, FL</u>  Award Date (mm/dd/yy) <u>02/19/2024</u>  Actual Completion Date: <u>07/18/2024</u>  Original Contract Price (Award Amount): <u>\$74.900</u>  Final Contract Price (to include all modifications, if applicable): <u>\$74.900</u>  Explain the Difference: _____
<b>4. PROJECT DESCRIPTION: Complexity of Work</b> <input type="checkbox"/> <b>HIGH</b> <input checked="" type="checkbox"/> <b>MED</b> <input type="checkbox"/> <b>ROUTINE</b> How is this project relevant to project submission? Plan provides for the protection of community's historic resources and character while encouraging resilience and economic development. <del>Plan provides the framework and recommendations to protect and enhance the City's historic and cultural assets deemed to be locally significant for future generations.</del>

**CITY OF NORTH PORT**  
**REQUEST FOR PROPOSAL NO. 2025-36**  
**PROFESSIONAL PLANNING SERVICES**

<p>_____</p> <p>_____</p>
<p><b>5. CLIENT INFORMATION</b></p> <p><b>Name:</b> <u>Melissa Dunklin, CPM</u>      <b>Title:</b> <u>Community Development Director</u></p> <p><b>Name of Entity:</b> <u>City of St. Cloud, FL</u></p> <p><b>Phone Number:</b> <u>407.957.8427</u></p> <p><b>E-Mail:</b> <u>melissa.dunklin@stcloudfl.gov</u></p>

PERFORMANCE EVALUATION	(CHECK) "YES" OR "NO"
1. Was the scope of work performed similar in nature?	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
2. Did this company have the proper resources and personnel by which to get the job done? If no, please describe: _____ _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
3. Were any problems encountered with the company's work performance? If yes, please describe: _____ _____	<input type="checkbox"/> YES OR <input checked="" type="checkbox"/> NO
4. How long did the company/individual work for you?	Years: _____ Months: <u>5</u>
5. On a scale of 1 to 10, 10 being best, how would you rate the overall work performance, considering professionalism; final product; personnel; resources. Rate from 1 to 10. (10 being highest)	<u>10</u>
6. If the opportunity were to present itself, would you rehire this company? If no, please state why: _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
7. Date Questionnaire completed	(mm/dd/yy) <u>07/28/25</u>

8. Please provide any additional comments pertinent to this company and the work performed for you (you may use additional pages):

I appreciate the professionalism and prompt responses to inquiries. Ayers met the deadlines required for the City to obtain a small matching grant from the State of Florida's Division of Historical Resources. Their team is friendly, knowledgeable, and experienced.

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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Signature

**INSTRUCTIONS:**

PROPOSER WILL SEND THIS FORM TO EACH REFERENCED CLIENT LISTED ON ATTACHMENT 3. THE CLIENT IS TO COMPLETE THIS FORM AND RETURN DIRECTLY BACK TO THE PROPOSER. THE PROPOSER WILL SUBMIT THE COMPLETED FORM WITH THEIR PROPOSAL. IT IS THE PROPOSER'S RESPONSIBILITY TO OBTAIN AND SUBMIT ALL COMPLETED FORMS WITH THEIR PROPOSAL PACKAGE.

IF THERE ARE UNFORESEEN CIRCUMSTANCES AND THE CLIENT CANNOT RETURN COMPLETED FORM DIRECTLY TO THE PROPOSER, COMPLETED FORMS MAY BE DIRECTLY SUBMITTED TO:

[PURCHASING@NORTHPORTFL.GOV](mailto:PURCHASING@NORTHPORTFL.GOV) REFERENCING THE RFP #: 2025-12.

THE CITY RESERVES THE RIGHT TO VERIFY ANY AND ALL INFORMATION ON THIS FORM.

NOTE: IF COMPLETED REFERENCES ARE NOT RETURNED TO PURCHASING, IT MAY AFFECT THE EVALUATION RATING.

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

ATTACHMENT 3b

REFERENCE AND PERFORMANCE QUESTIONNAIRE VERIFICATION FORM

RFP 2025-36 Professional Planning Services – Continuing Services for City of North Port. It is the intent of the City of North Port to request proposals from experienced, competent, and qualified State of Florida licensed/certified firms for the City of North Port Professional Planning Services on an as-needed basis.

**1. Contractor Information (Proposer information)**

FIRM NAME: Ayres Associates Inc.

ADDRESS: 8875 Hidden River Parkway, Suite 200; Tampa, FL 33637

Telephone number #: 813.978.8688

E-mail: PanickerB@AyresAssociates.com

Point of Contact Binoy Panicker, AICP

Contact Phone Number 813.978.8688

2. Worked Performed as  Prime  Sub Contractor  Joint Venture  Other (Explain)

Percent of project work performed N/A, project ongoing

If Subcontractor, who was the prime (Name/Phone #) \_\_\_\_\_

**3. CONTACT INFORMATION**

Contract Number: 24-D-00014 / 2024-794

Contract Type:  Firm Fixed Price  Cost Reimbursement  Other (please specify): \_\_\_\_\_

Contract Title:

Sulphur Springs Neighborhood Action Plan

Contract Location:

Tampa, FL

Award Date (mm/dd/yy) 10/15/2024

Actual Completion Date: Ongoing

Original Contract Price (Award Amount): \$250,000

Final Contract Price (to include all modifications, if applicable): \$250,000

Explain the Difference: \_\_\_\_\_

**4. PROJECT DESCRIPTION: Complexity of Work**  HIGH  MED  ROUTINE

How is this project relevant to project submission?

Project intent is to identify key, implementable actions that will help transform Sulphur Springs into a thriving neighborhood with enhanced facilities and amenities. The plan is being developed through a collaborative process involving residents, businesses, property owners, community organizations, and various City departments and agency partners. Visioning and action plan development focuses on housing and economic resilience, public realm improvements, multimodal transportation, open space and recreation, and policy and program enhancements.

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

<p>_____</p> <p>_____</p>
<p><b>5. CLIENT INFORMATION</b></p> <p><b>Name:</b> <u>Lauren O'Neill, AICP</u>      <b>Title:</b> <u>Senior Planning Coordinator</u></p> <p><b>Name of Entity:</b> <u>City of Tampa, FL</u></p> <p><b>Phone Number:</b> <u>813.274.8054</u></p> <p><b>E- Mail:</b> <u>lauren.oneill@tampagov.net</u></p>

PERFORMANCE EVALUATION	(CHECK) "YES" OR "NO"
1. Was the scope of work performed similar in nature?	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
2. Did this company have the proper resources and personnel by which to get the job done? If no, please describe: _____ _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
3. Were any problems encountered with the company's work performance? If yes, please describe: _____ _____	<input type="checkbox"/> YES OR <input checked="" type="checkbox"/> NO
4. How long did the company/individual work for you?	Years: _____ Months: <u>9</u>
5. On a scale of 1 to 10, 10 being best, how would you rate the overall work performance, considering professionalism; final product; personnel; resources. Rate from 1 to 10. (10 being highest)	<u>9</u>
6. If the opportunity were to present itself, would you rehire this company? If no, please state why: _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
7. Date Questionnaire completed	(mm/dd/yy) <u>07/21/2025</u>

8. Please provide any additional comments pertinent to this company and the work performed for you (you may use additional pages):

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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Signature

**INSTRUCTIONS:**

**PROPOSER WILL SEND THIS FORM TO EACH REFERENCED CLIENT LISTED ON ATTACHMENT 3. THE CLIENT IS TO COMPLETE THIS FORM AND RETURN DIRECTLY BACK TO THE PROPOSER. THE PROPOSER WILL SUBMIT THE COMPLETED FORM WITH THEIR PROPOSAL. IT IS THE PROPOSER'S RESPONSIBILITY TO OBTAIN AND SUBMIT ALL COMPLETED FORMS WITH THEIR PROPOSAL PACKAGE.**

**IF THERE ARE UNFORESEEN CIRCUMSTANCES AND THE CLIENT CANNOT RETURN COMPLETED FORM DIRECTLY TO THE PROPOSER, COMPLETED FORMS MAY BE DIRECTLY SUBMITTED TO:**  
**[PURCHASING@NORTHPORTFL.GOV](mailto:PURCHASING@NORTHPORTFL.GOV) REFERENCING THE RFP #: 2025-12.**

**THE CITY RESERVES THE RIGHT TO VERIFY ANY AND ALL INFORMATION ON THIS FORM.**

**NOTE: IF COMPLETED REFERENCES ARE NOT RETURNED TO PURCHASING, IT MAY AFFECT THE EVALUATION RATING.**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

**ATTACHMENT 3b**  
**REFERENCE AND PERFORMANCE QUESTIONNAIRE VERIFICATION FORM**

RFP 2025-36 Professional Planning Services – Continuing Services for City of North Port. It is the intent of the City of North Port to request proposals from experienced, competent, and qualified State of Florida licensed/certified firms for the City of North Port Professional Planning Services on an as-needed basis.

**1. Contractor Information (Proposer information)**

**FIRM NAME:** Ayres Associates Inc.

**ADDRESS:** 8875 Hidden River Parkway, Suite 200, Tampa, FL 33637

**Telephone number #:** 813.978.8688

**E-mail:** PanickerB@AyresAssociates.com

**Point of Contact** Binoy Panicker, AICP

**Contact Phone Number** 813.978.8688

**2. Worked Performed as**  **Prime**  **Sub Contractor**  **Joint Venture**  **Other (Explain)**  
**Percent of project work performed** 100 %  
**If Subcontractor, who was the prime (Name/Phone #)** \_\_\_\_\_

**3. CONTACT INFORMATION**

Contract Number: AA-22-01

Contract Type:  Firm Fixed Price  Cost Reimbursement  Other (please specify): \_\_\_\_\_

Contract Title:  
South Florida Avenue Strategic Master Plan

Contract Location:  
Lakeland, FL

Award Date (mm/dd/yy) 3/28/2022

Actual Completion Date: 12/10/2022

Original Contract Price (Award Amount): \$57,700

Final Contract Price (to include all modifications, if applicable): \$57,700

Explain the Difference: \_\_\_\_\_

**4. PROJECT DESCRIPTION: Complexity of Work**  **HIGH**  **MED**  **ROUTINE**

How is this project relevant to project submission?

The South Florida Avenue Strategic Master Plan in the City of Lakeland focuses on the opportunities and challenges for the future development of the corridor. Innovative street configurations, integration with land use redevelopment, and urban character branding while being supported by local community activities are recommended in this multidisciplinary master plan.



CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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Signature

**INSTRUCTIONS:**

**PROPOSER WILL SEND THIS FORM TO EACH REFERENCED CLIENT LISTED ON ATTACHMENT 3. THE CLIENT IS TO COMPLETE THIS FORM AND RETURN DIRECTLY BACK TO THE PROPOSER. THE PROPOSER WILL SUBMIT THE COMPLETED FORM WITH THEIR PROPOSAL. IT IS THE PROPOSER'S RESPONSIBILITY TO OBTAIN AND SUBMIT ALL COMPLETED FORMS WITH THEIR PROPOSAL PACKAGE.**

**IF THERE ARE UNFORESEEN CIRCUMSTANCES AND THE CLIENT CANNOT RETURN COMPLETED FORM DIRECTLY TO THE PROPOSER, COMPLETED FORMS MAY BE DIRECTLY SUBMITTED TO:**  
**[PURCHASING@NORTHPORTFL.GOV](mailto:PURCHASING@NORTHPORTFL.GOV) REFERENCING THE RFP #: 2025-12.**

**THE CITY RESERVES THE RIGHT TO VERIFY ANY AND ALL INFORMATION ON THIS FORM.**

**NOTE: IF COMPLETED REFERENCES ARE NOT RETURNED TO PURCHASING, IT MAY AFFECT THE EVALUATION RATING.**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

**ATTACHMENT 3b**  
**REFERENCE AND PERFORMANCE QUESTIONNAIRE VERIFICATION FORM**

RFP 2025-36 Professional Planning Services – Continuing Services for City of North Port. It is the intent of the City of North Port to request proposals from experienced, competent, and qualified State of Florida licensed/certified firms for the City of North Port Professional Planning Services on an as-needed basis.

<b>1. Contractor Information (Proposer information)</b>
FIRM NAME: <u>Ayres Associates Inc.</u>
ADDRESS: <u>8875 Hidden River Parkway, Suite 200, Tampa, FL 33637</u>
Telephone number #: <u>813.978.8688</u>
E-mail: <u>PanickerB@AyresAssociates.com</u>
Point of Contact <u>Binoy Panicker, AICP</u>
Contact Phone Number <u>813.978.8688</u>
<b>2. Worked Performed as</b> <input checked="" type="checkbox"/> <b>Prime</b> <input type="checkbox"/> <b>Sub Contractor</b> <input type="checkbox"/> <b>Joint Venture</b> <input type="checkbox"/> <b>Other (Explain)</b> Percent of project work performed <u>100</u> % If Subcontractor, who was the prime (Name/Phone #) _____
<b>3. CONTACT INFORMATION</b> Contract Number: <u>N/A</u>  Contract Type: <input checked="" type="checkbox"/> Firm Fixed Price <input type="checkbox"/> Cost Reimbursement <input type="checkbox"/> Other (please specify): _____  Contract Title: <u>City of Wildwood Downtown Master Plan</u>  Contract Location: <u>Wildwood, FL</u>  Award Date (mm/dd/yy) <u>04/05/2021</u>  Actual Completion Date: <u>02/24/2022</u>  Original Contract Price (Award Amount): <u>\$48,000</u>  Final Contract Price (to include all modifications, if applicable): <u>\$48,000</u>  Explain the Difference: _____
<b>4. PROJECT DESCRIPTION: Complexity of Work</b> <input type="checkbox"/> <b>HIGH</b> <input checked="" type="checkbox"/> <b>MED</b> <input type="checkbox"/> <b>ROUTINE</b> How is this project relevant to project submission? <small>Ayres was the lead consultant on a downtown plan that included creating a robust future development map; evaluating the transportation system; identifying key improvements to public spaces; focusing on the railroad corridor and adjacent land uses; examining parking availability; and identifying key sites that could be pivotal for long-term downtown redevelopment. Ayres was also hired to complete several plan implementation efforts, such as planning for a park, branding evaluation, and development review.</small>

**CITY OF NORTH PORT  
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<p><b>5. CLIENT INFORMATION</b>  <b>Name:</b> <u>Jason McHugh, AICP, CPM</u>      <b>Title:</b> <u>City Manager</u>  <b>Name of Entity:</b> <u>City of Wildwood, FL</u>  <b>Phone Number:</b> <u>352.330.1332</u>  <b>E-Mail:</b> <u>jmchugh@wildwood-fl.gov</u></p>
--

PERFORMANCE EVALUATION	(CHECK) "YES" OR "NO"
1. Was the scope of work performed similar in nature?	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
2. Did this company have the proper resources and personnel by which to get the job done? If no, please describe:  _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
3. Were any problems encountered with the company's work performance? If yes, please describe:  _____	<input type="checkbox"/> YES OR <input checked="" type="checkbox"/> NO
4. How long did the company/individual work for you?	Years: <u>2</u> Months: _____
5. On a scale of 1 to 10, 10 being best, how would you rate the overall work performance, considering professionalism; final product; personnel; resources. Rate from 1 to 10. (10 being highest)	<u>9</u>
6. If the opportunity were to present itself, would you rehire this company? If no, please state why: _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
7. Date Questionnaire completed	(mm/dd/yy) <u>7/22/2025</u>

8. Please provide any additional comments pertinent to this company and the work performed for you (you may use additional pages):

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**CITY OF NORTH PORT  
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Signature

**INSTRUCTIONS:**

PROPOSER WILL SEND THIS FORM TO EACH REFERENCED CLIENT LISTED ON ATTACHMENT 3. THE CLIENT IS TO COMPLETE THIS FORM AND RETURN DIRECTLY BACK TO THE PROPOSER. THE PROPOSER WILL SUBMIT THE COMPLETED FORM WITH THEIR PROPOSAL. IT IS THE PROPOSER'S RESPONSIBILITY TO OBTAIN AND SUBMIT ALL COMPLETED FORMS WITH THEIR PROPOSAL PACKAGE.

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[PURCHASING@NORTHPORTFL.GOV](mailto:PURCHASING@NORTHPORTFL.GOV) REFERENCING THE RFP #: 2025-12.

THE CITY RESERVES THE RIGHT TO VERIFY ANY AND ALL INFORMATION ON THIS FORM.

NOTE: IF COMPLETED REFERENCES ARE NOT RETURNED TO PURCHASING, IT MAY AFFECT THE EVALUATION RATING.

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
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**ATTACHMENT 3b**  
**REFERENCE AND PERFORMANCE QUESTIONNAIRE VERIFICATION FORM**

RFP 2025-36 Professional Planning Services – Continuing Services for City of North Port. It is the intent of the City of North Port to request proposals from experienced, competent, and qualified State of Florida licensed/certified firms for the City of North Port Professional Planning Services on an as-needed basis.

**1. Contractor Information (Proposer information)**

**FIRM NAME:** Ayres Associates Inc.

**ADDRESS:** 8875 Hidden River Parkway, Suite 200, Tampa, FL 33637

**Telephone number #:** 813.978.8688

**E-mail:** PanickerB@AyresAssociates.com

**Point of Contact** Binoy Panicker, AICP

**Contact Phone Number** 813.978.8688

**2. Worked Performed as**  **Prime**  **Sub Contractor**  **Joint Venture**  **Other (Explain)**  
**Percent of project work performed** 100 %  
**If Subcontractor, who was the prime (Name/Phone #)** \_\_\_\_\_

**3. CONTACT INFORMATION**

Contract Number: N/A

Contract Type:  Firm Fixed Price  Cost Reimbursement  Other (please specify): \_\_\_\_\_

Contract Title:  
Plan Hillsborough Strategic Plan

Contract Location:  
Hillsborough County, FL

Award Date (mm/dd/yy) 3/1/2023

Actual Completion Date: 12/26/2023

Original Contract Price (Award Amount): \$25,000

Final Contract Price (to include all modifications, if applicable): \$25,000

Explain the Difference: \_\_\_\_\_

**4. PROJECT DESCRIPTION: Complexity of Work**  **HIGH**  **MED**  **ROUTINE**

How is this project relevant to project submission?

Plan aims to facilitate and streamline key strategic priorities for upcoming 2023-2028 Plan Hillsborough Strategic Plan. The strategic plan's purpose is to prioritize and align land use, transportation, natural resources, sustainability, and organization goals, objectives, and projects for this rapidly growing County over the next five years.

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
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<p>_____</p> <p>_____</p>
<p><b>5. CLIENT INFORMATION</b></p> <p><b>Name:</b> <u>Melissa Zornitta, FAICP</u> <b>Title:</b> <u>Planning Commission Executive Director</u></p> <p><b>Name of Entity:</b> <u>Hillsborough County City County Planning Commission</u></p> <p><b>Phone Number:</b> <u>813.665.1354</u></p> <p><b>E-Mail:</b> <u>zornittam@plancom.org</u></p>

PERFORMANCE EVALUATION	(CHECK) "YES" OR "NO"
1. Was the scope of work performed similar in nature?	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
2. Did this company have the proper resources and personnel by which to get the job done? If no, please describe: _____ _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
3. Were any problems encountered with the company's work performance? If yes, please describe: _____ _____	<input type="checkbox"/> YES OR <input checked="" type="checkbox"/> NO
4. How long did the company/individual work for you?	Years: _____ Months: <u>9</u>
5. On a scale of 1 to 10, 10 being best, how would you rate the overall work performance, considering professionalism; final product; personnel; resources. Rate from 1 to 10. (10 being highest)	<u>9</u>
6. If the opportunity were to present itself, would you rehire this company? If no, please state why: _____	<input checked="" type="checkbox"/> YES OR <input type="checkbox"/> NO
7. Date Questionnaire completed	(mm/dd/yy) 07/18/25

8. Please provide any additional comments pertinent to this company and the work performed for you (you may use additional pages): \_\_\_\_\_Ayres had a very solid and professional team who worked with us; the result was more concise strategic plan that was responsive to the board's priorities. Ayres was easy to work with and we have hired them again for additional work.

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

*CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES*

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*Melissa Zornitta*

Signature

**INSTRUCTIONS:**

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**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

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**ATTACHMENT 4: DRUG FREE WORKPLACE FORM**

The undersigned Consultant in accordance with Florida Statute 287.087 hereby certifies that  
Ayres Associates Inc. does:  
(Company Name)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in subsection (1).
4. In the statement specified in subsection (1), notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contendere to, any violation of Chapter 893 or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than five (5) days after such conviction.
5. Impose a sanction on or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.
6. Make a good faith effort to continue to maintain a drug free workplace through implementation of this section.

**Check one:**

- As the person authorized to sign this statement, I certify that this firm complies fully with above requirements.
- As the person authorized to sign this statement, this firm **does not** comply fully with the above requirements.

  
**Offeror's Signature**

07/16/2025

**Date**

**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

# Employee Handbook

## Section 4 - Conduct Guidelines

### Drug Free Workplace

Ayres is committed to providing a safe work environment, fostering the well-being and health of its employees, and providing a high level of service to our clients. That commitment is jeopardized when an employee illegally uses drugs or alcohol on the job, comes to work with these substances present in his/her body, or possesses, distributes, or sells drugs in the workplace. Therefore, Ayres has established the following policy. The goal of the policy is to balance the company's respect for individuals with the need to maintain a safe, productive, and drug-free environment.

It is a violation of company policy for any employee to manufacture, possess, sell, trade, or offer for sale illegal drugs or otherwise engage in the use of alcohol or the illegal use of drugs on the job.

It is a violation of company policy for anyone to report to work under the influence of illegal drugs or alcohol. It is a violation of company policy for any employee to use prescription drugs illegally.

Employees or potential employees may be asked to submit to a drug and/or alcohol test for any of the reasons listed below:

- An employee's supervisor has reasonable suspicion to believe that an employee is under the influence of drugs or alcohol, or that drug or alcohol use is responsible for performance problems.
- An employee has caused a work related accident for which the cause of the accident is not readily explainable.
- An employee or employment candidate will be working on a project that requires them to undergo a drug test. Such projects would be identified by operations vice presidents and approved by the Executive Committee. An example might be a long-term project (several months or years) where the employees are required to be away from home for an extended period of time. In situations like these, the employees are likely operating company vehicles both on and off the job and therefore may be highly visible in the communities that they are working in.
- The employee is assigned to a project where random drug and/or alcohol tests are required by the client's contract.

If the test is positive or the employee refuses to submit to a test required because of reasonable suspicion or an accident, the employee will be subject to disciplinary action, up to and including termination of employment.

In other situations, the affected employees or potential employees will be notified of the requirement prior to hire or their assignment to the project.

Supervisors should contact Human Resources (HR) for guidance if they feel an employee should undergo drug and/or alcohol testing.

All employees must abide by the terms of this policy and notify the company of any criminal drug statute conviction for a violation occurring in the workplace or during working hours within 5 days of the conviction. Violations of this policy are subject to disciplinary action up to and including termination of employment.

It is the responsibility of the company's supervisors to counsel employees whenever they see changes in performance or behavior that suggests an employee is under the influence of alcohol or other drugs. Although it is not the supervisor's job to diagnose personal problems, the supervisor should encourage such employees to seek help and encourage them to contact corporate HR who can advise them about available drug counseling resources, rehabilitation or employee assistance programs for getting help.

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© Ayres Associates Inc.  
Last updated: 01/21/2020

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

**ATTACHMENT 5: PUBLIC ENTITY CRIME INFORMATION**

As provided by F.S. §287.133, a person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid on a contract to provide any goods or services to a public entity, may not submit a bid on a contract with a public entity for the construction or repair of a public building or public work, may not submit bids on leases of real property to a public entity, may not be awarded or perform work as a Contractor, Supplier, Subcontractor, or Consultant under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in Section 287, for CATEGORY TWO for a period of 36 months from the date of being placed on the convicted vendor list.

I, Subrata Bandy, PE, being an authorized representative of the Respondent,  
Ayres Associates Inc. located at  
8875 Hidden River Parkway, Suite 200

City: Tampa State: FL Zip Code: 33637, have read and understand the contents above. I further certify that Respondent is not disqualified from replying to this solicitation because of F.S. §287.133.

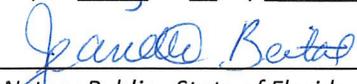
Signature:  Date: 7/16/2025

Telephone #: 813.978.8688 Fax #: 813.978.9369

Federal ID #: 39-0965082

STATE OF Florida  
COUNTY OF Hillsborough

Sworn to (or affirmed) and subscribed before me by means of  physical presence or  online notarization, this 16<sup>th</sup> day of July, 2025 by Subrata Bandy.

  
Notary Public - State of Florida



Personally Known OR  Produced Identification  
Type of Identification Produced \_\_\_\_\_

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CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

ATTACHMENT 6: NON-COLLUSIVE AFFIDAVIT

State of Florida

County of Hillsborough

Before me, the undersigned authority, personally appeared:  
Subrata Bandy, PE who, being first duly sworn, deposes and says that:

1. He/She is the Representative (Owner, Partner, Officer, Representative or Agent) of Ayres Associates Inc., the Respondent that has submitted the attached reply;
2. He/She is fully informed respecting the preparation and contents of the attached reply and of all pertinent circumstances respecting such reply;
3. Such reply is genuine and is not a collusive or sham reply;
4. Neither the said Respondent nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affiant, have in any way colluded, conspired, connived or agreed, directly or indirectly, with any other respondent, firm, or person to submit a collusive or sham reply in connection with the work for which the attached reply has been submitted; or have in any manner, directly or indirectly sought by agreement or collusion, or communication or conference with any respondent, firm, or person to fix the price or prices in the attached reply or of any other respondent, or to fix any overhead, profit, or cost elements of the reply price or the reply price of any other respondent, or to secure through any collusion, conspiracy, connivance, or unlawful agreement any advantage against (Recipient), or any person interested in the reply work.

Signed, sealed and delivered this 16<sup>th</sup> day of July, 2025.

By: Subrata Bandy

Subrata Bandy, PE

(Printed Name)

Vice President

(Title)

STATE OF Florida

COUNTY OF Hillsborough

Sworn to and subscribed before me this 16<sup>th</sup> day of July, 2025, by Subrata Bandy who "is personally known to me or" has produced his/her driver's license as identification.

Jeanette Beital  
Notary Public - State of Florida  
Print Name: Jeanette Beital  
Commission No: HH 416120



**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

**ATTACHMENT 7: LOBBYING CERTIFICATION**

"The undersigned hereby certifies, to the best of his or her knowledge and belief, that":

STATE OF Florida

COUNTY OF Hillsborough

This \_\_\_\_\_ day \_\_\_\_\_ of 20\_\_\_\_

Subrata Bandy, PE, being first duly sworn, deposes and says that he or she is the authorized representative of Ayres Associates Inc. (Name of the contractor, firm or individual), and that the vendor and any of its agents agree to have no contact or communication with, or discuss any matter related in any way to any active City of North Port solicitation, with any City of North Port elected officials, officers, their appointees or their agents or any other staff or outside individuals working with the city in respect to this request other than the designated Procurement Official Contact and to abide by the restrictions outlined in the General Terms and Conditions of the Solicitation. Technical questions directed to the project manager, is prohibited. These persons shall not be lobbied, either individually or collectively, regarding any questions for bid, proposal, qualification and/or any other solicitations released by the city. To do so is grounds for immediate disqualification from the selection process. The selection process is not considered final until such a time as the Commission has made a final and conclusive determination.

(a) No City appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence either directly or indirectly an officer or employee of the City, City Commission in connection with the awarding of any City Contract.

(b) If any funds other than City appropriated funds have been paid or will be paid to any person for influencing or attempting to influence a member of City Commission or an officer or employee of the City in connection with this contract, the undersigned shall complete and submit Standard Form-L "Disclosure Form to Report Lobbying", in accordance with its instructions.

Signed, sealed and delivered this 16<sup>th</sup> day of July, 2025.

By: Subrata Bandy

Subrata Bandy, PE

(Printed Name)  
Vice President

(Title)

STATE OF Florida

COUNTY OF Hillsborough

Sworn to and subscribed before me this 16<sup>th</sup> day of July, 2025, by Subrata Bandy who " is personally known to me or " has produced his/her driver's license as identification.

Jeanette Beital  
Notary Public - State of Florida  
Print Name: Jeanette Beital  
Commission No: HH416120



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CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

**ATTACHMENT 8: CONFLICT OF INTEREST FORM**

F.S. §112.313 places limitations on public officers (including advisory board members) and employees' ability to contract with the City either directly or indirectly. Therefore, please indicate if the following applies:

**PART I.**

I am an employee, public officer or advisory board member of the City  
\_\_\_\_\_ (List Position Or Board)

I am the spouse or child of an employee, public officer or advisory board member of the City  
Name: \_\_\_\_\_

An employee, public officer or advisory board member of the City, or their spouse or child, is an officer, partner, director, or proprietor of Respondent or has a material interest in Respondent. "Material interest" means direct or indirect ownership of more than 5 percent of the total assets or capital stock of any business entity. For the purposes of [§112.313], indirect ownership does not include ownership by a spouse or minor child.  
Name: \_\_\_\_\_

Respondent employs or contracts with an employee, public officer or advisory board member of the City  
Name: \_\_\_\_\_

None Of the Above

**PART II:**

Are you going to request an advisory board member waiver?

I will request an advisory board member waiver under §112.313(12)

I will NOT request an advisory board member waiver under §112.313(12)

N/A

The City shall review any relationships which may be prohibited under the Florida Ethics Code and will disqualify any vendors whose conflicts are not waived or exempt.

BUSINESS NAME: Ayres Associates Inc.

NAME AND TITLE (PERSON AUTHORIZED TO BIND THE COMPANY): Subrata Bandy, PE, Vice President

SIGNATURE:  DATE: 07/16/2025

**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

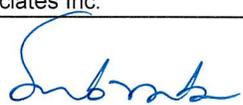
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**ATTACHMENT 9  
VENDOR'S CERTIFICATION FOR E-VERIFY SYSTEM**

The undersigned Vendor/Consultant/Contractor (Vendor), certifies the following:

1. Vendor is a person or entity that has entered into or is attempting to enter into a contract with the City of North Port (City) to provide labor, supplies, or services to the City in exchange for salary, wages or other remuneration.
2. Vendor has registered with and will use the E-Verify System of the United States Department of Homeland Security to verify the employment eligibility of:
  - a. All persons newly hired by the Vendor to perform employment duties within Florida during the term of the contract; and
  - b. All persons, including sub-contractors, sub-vendors or sub-consultants, assigned by the Vendor to perform work pursuant to the contract with the City.
3. If the Vendor becomes the successful Contractor who enters into a contract with the City, then the Vendor will comply with the requirements of Section 448.095, Fla. Stat. "Employment Eligibility", as amended from time to time.
4. Vendor will obtain an affidavit from all subcontractors attesting that the subcontractor does not employ, contract with, or subcontract with, an unauthorized alien as defined in 8 United States Code, Section 1324A(H)(3).
5. Vendor will maintain the original affidavit of all subcontractors for the duration of the contract.
6. Vendor affirms that failure to comply with the state law requirements can result in the City's termination of the contract and other penalties as provided by law.
7. Vendor understands that pursuant to Florida Statutes, section 448.095, the submission of a false certification may result in the termination of the contract if one is entered into, and may subject the Vendor named in this certification to civil penalties, attorney's fees and costs.

VENDOR: Ayres Associates Inc. (Vendor's Company Name)

Certified By:   
AUTHORIZED REPRESENTATIVE SIGNATURE

Print Name and Title: Subrata Bandy, PE, Vice President

Date Certified: 07/16/2025

**THIS PAGE MUST BE COMPLETED AND SUBMITTED**

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

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**ATTACHMENT 10: DISCLOSURE FORM FOR CONSULTANT/ENGINEER/ARCHITECT**

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**Please select (only) one of the following three options:**

Our firm has no actual, potential, or reasonably perceived, **financial\*** or **other interest\*\*** in the outcome of the project.

Our firm has a potential or reasonably perceived **financial\*** or **other interest\*\*** in the outcome of the project as described here: \_\_\_\_\_.

Our firm proposes to mitigate the potential or perceived conflict according to the following plan:  
\_\_\_\_\_.

Our firm has an actual **financial\*** or **other interest\*\*** in the outcome of the project as described here:  
\_\_\_\_\_.

**\*What does "financial interest" mean?**

If your firm, or employee of your firm working on the project (or a member of the employee's household), will/may be perceived to receive or lose private income depending on the government business choices based on your firm's findings and recommendations, this must be listed as a financial interest. An example would be ownership in physical assets affected by the government business choices related to this project. The possibility of contracting for further consulting services is not included in this definition and is not prohibited.

**\*\*What does "other interest" mean?**

If your firm, or employee of your firm working on the project (or a member of the employee's household), will/may be perceived to have political, legal or any other interests that will affect what goes into your firm's findings and recommendations, or will be/may be perceived to be affected by the government business choices related to this project, this must be listed as another interest.

**BUSINESS NAME:** Ayres Associates Inc.

**NAME AND TITLE (PERSON AUTHORIZED TO BIND THE COMPANY):** Subrata Bandy, PE, Vice President

**SIGNATURE:**  **DATE:** 07/16/2025

**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

**ATTACHMENT 11: Scrutinized Company Certification Form**

Company Name: <u>Ayres Associates Inc.</u>			
Authorized Representative Name and Title: <u>Subrata Bandy, PE, Vice President</u>			
Address: <u>8875 Hidden River Parkway, Suite 200</u>	City: <u>Tampa</u>	State: <u>FL</u>	ZIP: <u>33637</u>
Phone Number: <u>813.978.8688</u>	Email Address: <u>BandyS@AyresAssociates.com</u>		

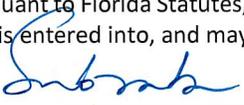
A company is ineligible to, and may not, bid on, submit a proposal for, or enter into or renew a contract with the City of North Port for goods or services of any amount if, at the time of bidding on, submitting a proposal for, or entering into or renewing such contract, the company is on the Scrutinized Companies that Boycott Israel List, created pursuant to Florida Statutes, section 215.4725, or is engaged in a boycott of Israel.

A company is ineligible to, and may not, bid on, submit a proposal for, or enter into or renew a contract with the City of North Port for goods or services of \$1 million or more if, at the time of bidding on, submitting a proposal for, or entering into or renewing such contract, the company is on the Scrutinized Companies with Activities in Sudan List, the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, created pursuant to Florida Statutes, section 215.473, or with companies engaged in business operations in Cuba or Syria.

**CHOOSE ONE OF THE FOLLOWING**

This bid, proposal, contract or contract renewal is for goods or services of less than \$1 million. As the person authorized to sign on behalf of the above-named company, and as required by Florida Statutes, section 287.135(5), I hereby certify that the above-named company is not participating in a boycott of Israel.

This bid, proposal, contract or contract renewal is for goods or services of \$1 million or more. As the person authorized to sign on behalf of the above-named company, and as required by Florida Statutes, section 287.135(5), I hereby certify that the above-named company is not participating in a boycott of Israel, is not on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, and it does not have business operations in Cuba or Syria.

I understand that pursuant to Florida Statutes, section 287.135, the submission of a false certification may result in the termination of the contract if one is entered into, and may subject the above-named company to civil penalties, attorney's fees and costs.	
Certified By: <u></u>	
AUTHORIZED REPRESENTATIVE SIGNATURE	
Print Name and Title: <u>Subrata Bandy, PE, Vice President</u>	
Date Certified: <u>07/16/2025</u>	

**Solicitation/Contract/PO Number (Completed by Purchasing):** 2025-36

**THIS PAGE MUST BE SUBMITTED WITH PROPOSAL**

**CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES**

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**ATTACHMENT 12: AFFIDAVIT OF COMPLIANCE REGARDING FOREIGN ENTITY OF CONCERN LAWS**

The undersigned, on behalf of the entity listed below ("Entity"), hereby attests and declares as follows:

1. Entity is not owned by the government of a foreign country of concern as defined in Florida Statutes Section 287.138.
2. The government of a foreign country of concern does not have a controlling interest in Entity.
3. Entity is not organized under the laws of, and does not have a principal place of business in, a foreign country of concern.
4. Entity is not owned or controlled by the government of a foreign country of concern, as defined in Florida Statutes Section 692.201.
5. Entity is not a partnership, association, corporation, organization, or other combination of persons organized under the laws of or having its principal place of business in a foreign country of concern, as defined in Florida Statutes Section 692.201, or a subsidiary of such entity.
6. Entity is not a foreign principal, as defined in Florida Statutes Section 692.201.
7. Entity complies, if purchasing real property, with all applicable requirements of Florida Statutes Sections 692.202, 692.203, and 692.204.
8. If purchasing real property, Entity is not a foreign principal prohibited from purchasing the subject real property. Entity is either (1) not a person or entity described in Florida Statutes Section 692.204(1)(a) or (2) authorized under Florida Statutes Section 692.204(2) to purchase the subject property. Entity complies with the requirements of Florida Statutes Section 692.204.
9. The undersigned is authorized to execute this affidavit on behalf of Entity.

Under penalties of perjury, I declare that I have read the foregoing document and that the facts stated in it are true.

ENTITY

AYRES ASSOCIATES INC.	<b>[Insert name of legal entity, in bold ALL CAPS]</b>
	<b>[Signature]</b>
Subrata Bandy, PE, Vice President	<b>[Insert name and title]</b>
07/16/2025	<b>[Insert date]</b>

CITY OF NORTH PORT  
REQUEST FOR PROPOSAL NO. 2025-36  
PROFESSIONAL PLANNING SERVICES

ATTACHMENT 16: Anti-Human Trafficking Affidavit

Instructions: This form must be completed by an officer or representative of an entity registering as a vendor, entering into, renewing, or extending, a contract with the City of North Port.

The undersigned, on behalf of Ayres Associates Inc. ("Entity"), verifies the following:

A. I have read and understand that Florida Statutes Section 787.06(13), prohibits the City of North Port ("City") from executing, renewing, or extending a contract to entities that use coercion for labor or services, with such terms defined in Florida Statutes Section 787.06(2) as follows:

- "Coercion" means: (1) using or threatening to use physical force against any person; (2) restraining, isolating, or confining or threatening to restrain, isolate, or confine any person without lawful authority and against her or his will; (3) using lending or other credit methods to establish a debt by any person when labor or services are pledged as a security for the debt, if the value of the labor or services as reasonably assessed is not applied toward the liquidation of the debt, the length and nature of the labor or services are not respectively limited and defined; (4) destroying, concealing, removing, confiscating, withholding, or possessing any actual or purported passport, visa, or other immigration document, or any other actual or purported government identification document, of any person; (5) causing or threatening to cause financial harm to any person; (6) enticing or luring any person by fraud or deceit; or (7) providing a controlled substance as outlined in Schedule I or Schedule II of Section 893.03, Florida Statutes, to any person for the purpose of exploitation of that person.

- "Labor" means work of economic or financial value.

- "Services" means any act committed at the behest of, under the supervision of, or for the benefit of another.

The term includes, but is not limited to, forced marriage, servitude, or the removal of organs. B. I declare, under penalties of perjury, that Entity does not use coercion for labor or services as defined in Florida Statutes Section 787.06(2).

C. I understand that this affidavit applies to any City contract executed, renewed, or extended for the duration of the contract; and the Entity must execute and submit this affidavit at least annually in the vendor registration and renewal process.

I, the undersigned, understand and affirm that the above statements are based upon personal knowledge; that I am over the age of 18 years and otherwise competent to make the above statements; and am authorized to legally bind the Entity, and make the above statements on behalf of Entity. Under penalties of perjury, I declare that I have read the forgoing document and that the facts stated in it are true.

Authorized Signature: Date: 07/16/2025

Printed Name: Title: Subrata Bandy, PE, Vice President

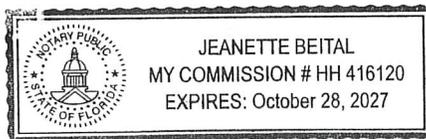
STATE OF Florida

COUNTY OF Hillsborough

Sworn to (or affirmed) and subscribed before me by means of  physical presence or  online notarization, this 16<sup>th</sup> day of July, 2025, by Subrata Bandy, as Vice President of Ayres Associates Inc., the Entity, and is  personally known to me or  produced identification. Type of identification produced \_\_\_\_\_.

Signature of Notary Public  
Jeanette Beital

Name of Notary Typed, Printed or Stamped  
My Commission Expires: 10/28/2027



END OF PART IV