



Date: 09/09/2020

**Rebuild Florida CDBG - Mitigation  
General Infrastructure Program Application****Official Project Title**

Pettway Neighborhood CRA Water and Wastewater Project

**Applicant Information**

Official Applicant Entity Name:	Martin County Board of County Commissioners			FEIN #:	59-6000743
Primary Project Contact Name:	George Stokus			DUNS #:	071304562
Title:	Asst. County Administrator		E-mail:	gstokus@martin.fl.us	
Mailing Address:	2401 SE Monterey Road			Phone Number:	(772) 221-2352
City:	Stuart	State:	Florida	Zip Code:	34996
Please list co-applicant entities if any:		Contact Person:		E-mail Address:	
Town of Jupiter Island		Michael Ventura		mventura@tji.martin.fl.us	

**Project Description**

Write an overview/summary, not to exceed 2,500 words, of the project being proposed. 1) State the project purpose and include a description and location(s) of the proposed activity. 2) Specify the risk(s) that will be mitigated by completion of this project. 3) Explain the use of natural infrastructure in the project. 4) Describe how the work will be completed and the team that will be responsible. 5) Explain the method used to determine project funding requirements. 6) Describe anticipated outcomes. 7) Describe how the project will be maintained after it is completed.

Insert Attachment:

Please title doc: EntityNamePD\_GIP

**Community Value**

Describe, in 1,500 words or less, the project's value to the community in normal circumstances and in times of natural disasters. Which of the seven community lifelines will be served by completion of this project? How does this project enhance regional and/or multijurisdictional community resilience? Does the project area have any cultural or historical significance? Attach a maximum of ten photographs that provide both interior and exterior views if applicable.

Insert Attachment:

Please title zip folder: EntityNameCV\_GIP

**Capacity Plan**

Provide a strategic plan overview of 1,500 words or less that addresses goals, stakeholders, the work plan, (major tasks and deliverables), resources (staffing and budget) and monitoring/quality controls. Describe any community partnerships and roles. Identify the staff members who will be responsible and/or positions that will be filled for GIP project management and maintenance. Provide a short profile on each person on your current staff who perform project-related tasks and a position description for any new hires who will be assigned to project responsibilities. Have any project contractors been identified? If so, briefly describe your selection process.

Insert Attachment:

Please title doc: EntityNameCP\_GIP

**Implementation Plan**

Prepare a chronological timeline for the entire life of the project that organizes work into logical, manageable tasks and deliverables. Please allow time for any unacquired permits, waivers, and/or approvals if applicable. The Implementation Plan Template has been provided in Appendix D of the GIP Guidelines.

Insert Attachment:

Please rename template: EntityNameIP\_GIP

**Blueprints/Architectural Designs**

If blueprints or architectural designs are relevant to your proposed activity, please upload a zip file.

Insert Attachment:

Please title zip folder: EntityNameBlueprints\_GIP

**Budget**

Include your project budget using the Budget Template found in Appendix E in the GIP Guidelines. Ensure your budget is reasonable, appropriate and accurate. Are the budgeted items consistent with the project description and tasks? Does the amount requested fall within the GIP applicant's allowable minimum (\$500,000) and maximum (\$150,000,000)? Ensure there is no duplication of benefits.

Insert Attachment:

Please rename template: EntityNameBudget\_GIP

Is there any duplication of benefits?

Yes: ☐No: ☒

All funds identified for use on your project must be fully disclosed and detailed to ensure budget accuracy and no duplication of benefits.

Do you anticipate receiving any funds for this project that will not be supplied by the CDBG-MIT program? If yes, detail the anticipated or committed funds in the Leveraged Dollars section.

Yes: ☐No: ☒

## Public Notice Requirement

Evidence of the public notice must meet the following requirements:

- Documentation of newspaper advertisement.
- Print-out of UGLG webpage showing public notice.
- Documentation that the needs of non-English speaking citizens have been met wherever a significant number of non-English speaking citizens might be reasonably expected to participate. In this case, documentation will need to be translated into Spanish and Haitian Creole.

Evidence of a public meeting with city and tribal governments must meet the following requirements:

- Notice of the public meeting must be provided at least five days prior to the meeting.
- Documentation of a meeting must include sign-in sheets and minutes.

Prior to submitting an application for CDBG-MIT funding, applicants are required to select their public notice format (choice #1 and/or #2 above) and upload the required documents.

In addition to following these instructions **please include relevant notice dates on your Implementation** Plan template. Applications will not be complete until Public Notice requirements are fulfilled. All Public Notice evidence must be submitted to DEO, by attaching documents to this application, before the application close date of September 14th.

Attach files here:

EntityNamePN\_GIP

**Leveraged Dollars**

If your project involves the qualified use of matching or leveraged funds or services in any capacity, (see Part 5 in the GIP Guidelines) then describe the specifics of leveraged fund/service usage. Answer: 1) Are there local or other funds available to address the proposed project in whole or in part? If yes, report all sources of funding and the amount available. 2) Disclose sources and uses of non CDBG-MIT funds. 3) What other federal, state and/ or local entities have you contacted concerning funding for the proposed project and what were the results? Put "N/A" if this section is not applicable to your project.

N/A

**County Selection**

Select each county that your project benefits. DEO will use this information to assess MID, social vulnerability, rural and fiscally-constrained areas. Only counties eligible for CDBG-MIT funds are listed below.

- |                                    |                                       |  |                                    |
|------------------------------------|---------------------------------------|--|------------------------------------|
| <input type="checkbox"/> Alachua   | <input type="checkbox"/> Flagler      | <input type="checkbox"/> Levy              | <input type="checkbox"/> Polk      |
| <input type="checkbox"/> Baker     | <input type="checkbox"/> Gilchrist    | <input type="checkbox"/> Manatee           | <input type="checkbox"/> Putnam    |
| <input type="checkbox"/> Bradford  | <input type="checkbox"/> Glades       | <input type="checkbox"/> Marion            | <input type="checkbox"/> Sarasota  |
| <input type="checkbox"/> Brevard   | <input type="checkbox"/> Hardee       | <input checked="" type="checkbox"/> Martin | <input type="checkbox"/> Seminole  |
| <input type="checkbox"/> Broward   | <input type="checkbox"/> Hendry       | <input type="checkbox"/> Miami-Dade        | <input type="checkbox"/> St. Johns |
| <input type="checkbox"/> Charlotte | <input type="checkbox"/> Hernando     | <input type="checkbox"/> Monroe            | <input type="checkbox"/> St. Lucie |
| <input type="checkbox"/> Citrus    | <input type="checkbox"/> Highlands    | <input type="checkbox"/> Nassau            | <input type="checkbox"/> Sumter    |
| <input type="checkbox"/> Clay      | <input type="checkbox"/> Hillsborough | <input type="checkbox"/> Okeechobee        | <input type="checkbox"/> Suwannee  |
| <input type="checkbox"/> Collier   | <input type="checkbox"/> Indian River | <input type="checkbox"/> Orange            | <input type="checkbox"/> Taylor    |
| <input type="checkbox"/> Columbia  | <input type="checkbox"/> Lafayette    | <input type="checkbox"/> Osceola           | <input type="checkbox"/> Union     |
| <input type="checkbox"/> DeSoto    | <input type="checkbox"/> Lake         | <input type="checkbox"/> Palm Beach        | <input type="checkbox"/> Volusia   |
| <input type="checkbox"/> Dixie     | <input type="checkbox"/> Lee          | <input type="checkbox"/> Pasco             | <input type="checkbox"/> Wakulla   |
| <input type="checkbox"/> Duval     | <input type="checkbox"/> Leon         | <input type="checkbox"/> Pinellas          |                                    |

**Overall LMI Benefit**

Provide the area that will benefit from the project. Upload the csv file obtained from the HUD FY 2020 ACS 5-Year 2011-2015 Low- and Moderate-Income Summary Data Map Application. The process for obtaining this file can be found in the Rebuild Florida GIP Checklist and Instructions.

Insert Attachment:

Please title doc: EntityName\_LMIGIP

**Special Designations**

Does your project benefit an Area of Critical State Concern according to Florida Statutes 380.05?

Yes: ☐No: ☒

What is the area of critical state concern?

Not Applicable

**Compliance**

According to 84 FR 45838 August 30, 2019 Section V.A.(18), "The State shall make reviews and audits, including on-site reviews of any subrecipients, designated public agencies, and local governments, as may be necessary or appropriate to meet the requirements of section 104(e)(2) of the HCDA, as amended, as modified by this notice. In the case of noncompliance with these requirements, the State shall take such actions as may be appropriate to prevent a continuance of the deficiency, mitigate any adverse effects or consequences, and prevent a recurrence. The State shall establish remedies for noncompliance by any designated subrecipients, public agencies, or local governments."

Can you certify to comply with state and federal register regulations as outlined in 84 FR 45838?

Yes: ☒No: ☐**Maintenance Agreement**

According to 84 FR 45838 August 30, 2019 Section V.A.2.a(10), "Each grantee must plan for the long-term operation and maintenance of infrastructure and public facility projects funded with CDBG-MIT funds. The grantee must describe in its action plan how it will fund long-term operation and maintenance for CDBG-MIT projects. Additionally, the grantee must describe any State or local resources that have been identified for the operation and maintenance costs of projects assisted with CDBG-MIT funds." As such, Federal Register expectations on maintenance for CDBG-MIT projects are expected to be maintained by each entity who proposes a GIP project.

Can you certify that your entity will comply with state and subrecipient monitoring and maintenance requirements as outlined by 84 FR 45838?

Yes: ☒No: ☐

Martin Pettway Sewer Census Data

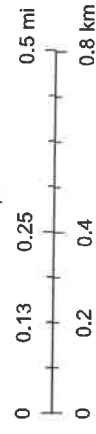
Block Group	Tract	LMI	Universe	Percentage
1	14.08	1135	1515	74.92

Low- and Moderate-Income Data, based on 2011-2015 ACS 5-year Estimates



8/12/2020, 3:44:11 PM

1:18,056



LMISD by Block Group

Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, U.S. Department of Housing and Urban Development, Web AppBuilder for Esri, HERE, Garmin, INCREMENT P, NGA, USGS |

**Sign and Date**

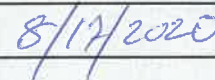
As the primary entity contact for this project, I certify that staff, contractors, vendors and community partners of our mitigation initiative:

- A. Will comply with all HUD and Florida requirements in the administration of the proposed CDBG-MIT funded activities;
- B. Will work in a cooperative manner to execute the Subrecipient Agreement that provides the pathway for successful CDBG-MIT program(s) and/or project(s) and;
- C. Certify that all information submitted in this Application is true and accurate

Signature:



Date:



Print button will only print application and not attached documents. Submit button will deliver application to email to the [cdbg-mit@deo.myflorida.com](mailto:cdbg-mit@deo.myflorida.com). Please attach all relevant documents to this email.

[Print Application](#)[Submit Application](#)



## Pettway Neighborhood CRA Water and Wastewater Project

### **PROJECT DESCRIPTION**

Pettway Neighborhood CRA Water and Wastewater Project, (PNWWP) in cooperation with South Martin Regional Utility (SMRU) located in & owned by Town of Jupiter Island, includes providing public potable water distribution, fire suppression, and wastewater collection within Hobe Sound and its Community Redevelopment Area (HSCRA) that lacks basic urban infrastructure. HSCRA is the largest of County's six CRAs covering 1,024 acres. Resident benefactors are in the specific area known as Pettway Neighborhood (PN) & within is the HSCRA. PN includes small residential lots where individual wells provide potable water and septic tanks provide on-site sewage treatment/disposal. It is permissible to construct new residential units on these lots without regional utilities because they are platted lots of record, state and county law exempt them from public facilities. Martin County is seeking \$7,776,176.00 to improve and/or replace existing potable water lines, fire hydrants, gravity sewer lines, lift station upgrades, force main and gate valves, manholes and full road restoration, all located in PN and HSCRA. These improvements will allow for the LMI community to connect to water and sewer.

Need for this project established following Martin County BOCC adoption of resolution to encourage in-fill development & redevelopment in the County's six CRAs by strengthening goals, policies, and objectives in County's Comp. Plan. BOCC also adopted new element, Chapter 18, which includes two new future land use designations; CRA Center & CRA Neighborhood, which together will provide improved & strengthen infrastructure to PN after completion. Additionally, County conducted study for septic to sewer, with the effects on water quality. Many of existing septic fields are nearing the end of their effective life, and residents regularly express concerns about poor well water quality. Residents in the community have requested connection to sewer and water to improve their quality of life.

Risks to be mitigated:

- Health risks from failing septic fields releasing human toxins into environment
- Degradation of natural features due to release of nutrients into waterways
- Health risks related to septic impact to private wells

Project work to be completed through Project team of: County Administration, Public Works, SMRU staff, supplemented with selected Planning, Design, and Engineering firm(s).

Construction to be coordinated by Project team, related County departments, SMRU & CDBG compliant RFP procured contractors.

Project funding determinations developed by SMRU using similar projects.

Upon completion County anticipates outcomes that will facilitate revitalization/restoration of neighborhoods and decreased nutrient loading to our estuary.

Project to be maintained by SMRU responsible for ongoing maintenance/operation of water system & wastewater improvements funded through utility service fees.

## Pettway Neighborhood CRA Water and Wastewater Project

### **COMMUNITY VALUE**

While past and present investments in Hobe Sound and the CRA have progressed, these neighborhoods still lack basic infrastructure. Potable water with required fire flow delivery rates and wastewater collection will facilitate the revitalization/restoration of neighborhoods. There is not sufficient tax increment financing available to finance these infrastructure improvements. Public potable water distribution, fire suppression, and wastewater collection improvement within Hobe Sound Community Redevelopment Area (HSCRA) will mitigate impacts from water well & septic systems on the same parcel during high water table events (storms) and protects the environment from failing or flooded septic tanks.

Pettway Neighborhood Water and Wastewater Project (PNWWP) will fortify community lifelines of safety/security; food/water/shelter; communications, transportation, and hazardous waste by providing connections to safe clean drinking water required to ensure the safety and security of this community. The connection to sewer will ensure the community is safe from hazardous waste of failed water wells & septic systems. Companies that supply transportation elements of a community are also dependent on the supply of safe drinking water and proper wastewater collection and removal.

Martin County, SMRU & Town of Jupiter Island, will provide multi-jurisdictional community resilience through development of public water & sewer in low elevation areas with poor soils for water wells & septic systems.

Historical significance exists through a plat that the Gomez-Pettway neighborhood sits on, given to the Gomez family in the 1600's by King Ferdinand of Spain, & considered to be one of the oldest African American neighborhoods in the County.

## Pettway Neighborhood CRA Water and Wastewater Project

### **CAPACITY PLAN**

Goals of Pettway Neighborhood CRA Water & Wastewater Project (PNWWP) to provide basic urban infrastructure & connections through Potable water distribution, fire suppression, wastewater collection, facilitating revitalization/restoration of LMI neighborhoods, & protect the healthy and sanitary living conditions in the event disasters & power outages.

Stakeholders include County & Town Commissions, staff, families, & businesses in Pettway Neighborhood, Hobe Sound & Hobe Sound Community Redevelopment Area, South Martin Regional Utility (SMRU), Town of Jupiter Island along with future customers.

Martin County, SMRU & Town Jupiter Island are working in cooperation to benefit both the adjoining communities. Martin County BOCC will be the lead Applicant under an MOU with Town.

Major tasks:

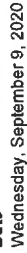
<b><u>TASK</u></b>	<b><u>DELIVERABLE</u></b>
➤ Final Design/Permitting	Construction plans/specifications obtain Permits
➤ Construction	Infrastructure for sanitary/water connections.

Project to be completed with \$7,776,176.00 of CDBG-MIT funds. There are currently no other Federal, State, or Local funds for this project.

Responsible team members of: Taryn Kryzda – County Administrator, MBA, CPM, 40 years' experience, George Stokus – Assistant County Administrator, MBA, Jennifer Manning – Office of Budget & Management Director, B.A, Certified Government Financial Officer (CGFO), Jim Gorton – Public Works Director, Civil Engineer, BA Engineering/Management, will work in conjunction with SMRU and grant consultant in monitoring and quality controls of this project.

Guardian Community Resource Management, Inc. procured under CDBG compliant RFP process (RFP# 2020-3230) for CDBG-MIT Program Management Services. No other project contractors have been identified.

**Martin County BOCC**  
**George Stokus, Assistant County Administrator**  
**Ph#- (772) 221-2352**  
**Date**  
**Wednesday, September 9, 2020**



## Tasks

## Milestones

## Notes

Record project notes below

Insert timeline notes here

## FL CDBG Mitigation

### General Infrastructure Program Project Budget

Project Name:	Pettway Neighborhood CRA Water and Wastewater Project	Primary Contact Name and Phone Number:	George Stokus Assistant County Administrator (772) 221-2352	Official Applicant Entity Name:	Martin County Board of County Commissioners
<b>Project</b>		<b>Budget</b>			<b>Notes</b>
Description	CDBG-MIT Amount	Other non CDBG-MIT Funds	Source of Funds*	Total Funds (CDBG-MIT and Other)	
<b>Design/Planning</b>					
Survey	\$105,000.00	0	0	\$105,000.00	
Design – Plans & Specifications	\$190,000.00	0	0	\$190,000.00	
Permitting	\$30,000.00	0	0	\$30,000.00	
Environmental Review	\$35,000.00	0	0	\$35,000.00	
<b>Construction</b>					
Mobilization	\$438,400.00	0	0	\$438,400.00	
Bonding & Insurance	\$82,200.00	0	0	\$82,200.00	

Maintenance of Traffic	\$109,600.00	0	0	0	\$109,600.00	
Survey Staking/As-Builts	\$55,000.00	0	0	0	\$55,000.00	
Erosion Control	\$45,000.00	0	0	0	\$45,000.00	
Clearing & Grubbing	\$45,000.00	0	0	0	\$45,000.00	5 Acres
Easements	\$45,000.00	0	0	0	\$45,000.00	3 Easements
WM 8" Pipe HDD	\$503,800.00	0	0	0	\$503,800.00	9,159 LF
Gate Valve 8"	\$64,000.00	0	0	0	\$64,000.00	32 total valves
HDD Under & Grubbing Fed. Highway 8" WM	\$18,000.00	0	0	0	\$18,000.00	150 LF
Fire Hydrant Assembly Including 6" Valve	\$112,000.00	0	0	0	\$112,000.00	16 total
12 x 8" Wet Tap	\$19,000.00	0	0	0	\$19,000.00	2 total
8 x 6" Wet Tap	\$5,500.00	0	0	0	\$5,500.00	1 total
Fittings	\$35,700.00	0	0	0	\$35,700.00	2.375 ton

HDD under FEC with casing	\$30,000.00	0	0	0	\$30,000.00	150 LF	
Insertion Valve 8"	\$14,000.00	0	0	0	\$14,000.00	1 total	
Water Services Single Short/Long	\$232,000.00	0	0	0	\$232,000.00	116 total	
Gravity Sewer 8" PVC SDR 26	\$291,100.00	0	0	0	\$291,100.00	9,703 LF	
Single Lateral 6" with Cleanout	\$346,500.00	0	0	0	\$346,500.00	126 total	
Lift Station 6' Diameter	\$750,000.00	0	0	0	\$750,000.00	3 total	
Lift Station Upgrade	\$285,000.00	0	0	0	\$285,000.00	3 total	
Force Main 4"	\$83,000.00	0	0	0	\$83,000.00	2,075 LF	
Gate Valves 4"	\$11,200.00	0	0	0	\$11,200.00	7 total	
12 x 4 Wet Tap	\$9,600.00	0	0	0	\$9,600.00	2 total	
6 x 4" Wet Tap	\$9,000.00	0	0	0	\$9,000.00	2 total	
Manhole	\$350,000.00	0	0	0	\$350,000.00	35 total	
Full Road Restoration	\$2,354,000.00	0	0	0	\$2,354,000.00	21,404 SY	

TOTAL COSTS	\$6,703,600.00	0	0	0	\$6,703,600.00	
Grant Administration	\$402,216.00	0		0	\$402,216.00	6%
Construction, Engineering & Inspection (CEI)	\$670,360.00	0		0	\$670,360.00	10%
TOTAL	\$7,776,176.00	0		0	\$7,776,176.00	



\* All funds identified for use on your project must be fully disclosed and detailed to ensure budget accuracy and no duplication of benefits. Show the sources and amounts of other funds needed to complete the project below, including local funds and grants from other agencies. Any anticipated or committed funds must also be included.

Source of Other Funds		Amount
1. N/A		
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		
11.		
12.		

