



**Florida Job Growth Grant Fund
Public Infrastructure Grant Proposal**

Proposal Instructions: The Florida Job Growth Grant Fund Proposal (this document) must be completed by the governmental entity applying for the grant and signed by either the chief elected official, the administrator for the governmental entity or their designee. Please read the proposal carefully as some questions may require a separate narrative to be completed.

Governmental Entity Information

Name of Governmental Entity: Manatee County Board of County Commissioners

Government Federal Employer Identification Number: 288.075, F.S.

Contact Information:

Primary Contact Name: Mr. Clarke Davis

Title: Transportation Planning Manager - Manatee County Public Works

Mailing Address: 1022 26th Avenue East
Bradenton, FL

Phone Number: 941-708-7450 ext 7272

Email: clarke.davis@mymanatee.org

Public Infrastructure Grant Eligibility

Pursuant to section 288.101, F.S., the Florida Job Growth Grant Fund was created to promote economic opportunity by improving public infrastructure and enhancing workforce training. Eligible governmental entities that wish to access this grant fund must submit public infrastructure proposals that:

- Promote economic recovery in specific regions of the state, economic diversification or economic enhancement in a targeted industry. (View Florida's [Targeted Industries here.](#))
- Are not for the exclusive benefit of any single company, corporation or business entity.
- Are for infrastructure that is owned by the public and is for public use or predominately benefits the public.



1. Program Requirements:

Each proposal must include the following information describing how the project satisfies eligibility requirements listed on page 1.

A. Provide the title and a detailed description of the public infrastructure improvements.

US 301 & Ellenton-Gillette Intersection Improvement - (see enclosed document for detailed description and supplemental information)

B. Is this infrastructure owned by the public?

Yes No

C. Is this infrastructure for public use or does it predominately benefit the public?

Yes No

D. Will the public infrastructure improvements be for the exclusive benefit of any single company, corporation or business entity?

Yes No

E. Provide a detailed explanation of how the public infrastructure improvements will connect to a broader economic development vision for the community and benefit additional current or future businesses.

Broader economic development can be gained by providing a combination of additional capacity and improved safety while preserving access. The current congestion creates delays and dangerous turning conflicts, thus limiting business access and productivity. Much business traffic currently avoids the intersection with the current configuration. This central intersection is located in the Ellenton neighborhood of Manatee County. Ellenton is an older neighborhood with a variety of automotive/marine manufacturing, food/beverage manufacturing, service, worship, education, and residential land-uses. Several factors have limited economic growth here. One significant factor has been the lack of capacity and access on the local roadways. There are many vacant properties in Ellenton in close proximity to this project. But, this intersection is a concurrency constraint for transportation; providing new capacity will allow economic growth. Through better access and a safer thoroughfare, this project will attract more sustainable infill development. Some corporate headquarters are located nearby, but others have expressed concerns, or hesitancy, to relocate here due to transportation.



F. Provide a detailed description of, and quantitative evidence demonstrating, how the proposed public infrastructure project will promote:

- Economic recovery in specific regions of the state;
- Economic diversification; or
- Economic enhancement of a Targeted Industry (View Florida's [Targeted Industries here.](#))
 - As part of this response, describe how the project will promote specific job growth. Include a description of the number of jobs that will be retained or created, the average wages of such jobs, and in which industry(ies) the jobs will be created using the North American Industry Classification System ([NAICS](#)) codes. Where applicable, you may list specific businesses that will retain or grow jobs or make capital investment.
 - Further, include the economic impact on the community, region, or state and the associated metrics used to measure the success of the proposed project.

This Ellenton neighborhood has yet to witness the same local economic growth occurring in other parts of the region. But, population within one mile of the intersection is expected to increase by 2.09% in the next five years. However, nearly two-thirds (2/3) of the nearby households fall below the MSA area median income of \$53,000. This project is to create 17 diverse new jobs with an average salary of \$44,794, which is an increase of \$3,254 from the median household income for people within one-mile of the project (6 with NAICS code #23, 3 with #48-49, 3 with #44-45, 3 with #81, and 2 with #42 for a total of 17 new jobs). 10 direct jobs and 7 spin-off jobs are estimated.

There are currently 4,615 people who live within one mile of the project with a current unemployment rate of 6.3%. Of those employed today nearby, 80% work within one of three industries: 53.5% work in the service industry, 15.6% in construction, and 11.1% in retail trade. This project will improve access and safety to the existing shopping center and planned service station/market located adjacent to this intersection, as well as the Feld Entertainment Studio Headquarters located less than one-mile to the west. Existing and future employee commutes to the Tropicana Products factory headquarters located in Bradenton across the Manatee River will also be significantly improved, as well as other food/beverage manufacturing and automotive/marine manufacturing companies located nearby. The economic impact generated from this project from new jobs alone is \$761,500. This is in addition to cost savings from reduced traffic congestion, reduced crashes, and improved property access. 86 crashes were reported since 2011. Infill development approval stipulations and capacity requirements may now be accommodated, advancing economic recovery in this region. The enclosed Impact Report and Community Profile are attached to further describe the above findings.



2. Additional Information:

A. Is this project an expansion of an existing infrastructure project?

Yes No

B. Provide the proposed commencement date and number of days required to complete construction of the public infrastructure project.

With funding project can commence in 2018 with estimated 6 months completion

C. What is the location of the public infrastructure? (Provide the road number, if applicable.)

Intersection of US 301 (SR 43) & Ellenton-Gillette Road (CR 683), Manatee County

D. Who is responsible for maintenance and upkeep? (Indicate if more than one are applicable.)

Federal State County City Other _____

E. What permits are necessary for the public infrastructure project?

The required permits have already been obtained (see next question for more detail).

F. Detail whether required permits have been secured, and if not, detail the timeline for securing these permits. Additionally, if any required permits are local permits, will these permits be prioritized?

The Florida DOT Right-of-Way permit has been granted. The Florida DEP permit has been granted for the water main improvement. A SWFWMD permit is not required since an exemption has already been granted. Of the nine properties needing purchase agreements, six already have signed agreements. The remaining three properties have pending agreements expecting execution within two months. No other permits, nor other local permits, are anticipated to be needed.

G. What is the future land use and zoning designation on the proposed site of the infrastructure improvements, and will the improvements conform to those uses?

The site is located on Florida DOT and Manatee County public right-of-way. Adjacent zoning is designated Planned Development-General Commercial. Light Manufacturing and Heavy Manufacturing are both currently zoned west of the intersection. Planned Mixed-Use and Residential Development is zoned south and east of the intersection. These land use designations remain consistent for the County's Future Land Use Map. Enclosed are copies of the County's existing zoning and future land use maps.



H. Will an amendment to the local comprehensive plan or a development order be required on the site of the proposed project or on adjacent property to accommodate the infrastructure and potential current or future job creation opportunities? If yes, please detail the timeline.

Yes No

If additional space is needed, attach a word document with your entire answer.

I. Is the project ready to commence upon grant fund approval and contract execution? If no, please explain.

Yes No

If additional space is needed, attach a word document with your entire answer.

J. Does this project have a local match amount?

Yes No

If yes, please describe the entity providing the match and the amount.

\$1,692,879 from Manatee County Board of County Commissioners.

K. Provide any additional information or attachments to be considered for this proposal.

Attached is a project description, together with the County's CIP, a sample of the construction design sheets, zoning/FLUM maps, Impact Report, and Community Profile.



3. Program Budget

Estimated Costs and Sources of Funding: Include all applicable public infrastructure costs and other funding sources available to support the proposal.

A. Public Infrastructure Project Costs:

Construction	<u>\$ 1,760,000</u>		
Reconstruction	<u>\$ 0</u>		
Design & Engineering	<u>\$ 365,167</u>		
Land Acquisition	<u>\$ 1,300,000</u>		
Land Improvement	<u>\$ 0</u>		
Other	<u>\$ 27,712</u>	Please Specify:	<u>Project Mgmt</u>
Total Project Costs	<u>\$ 3,452,879</u>		

B. Other Public Infrastructure Project Funding Sources:

City/County	<u>\$ 1,692,879</u>		
Private Sources	<u>\$ 0</u>		
Other (grants, etc.)	<u>\$ 0</u>	Please Specify:	<u></u>
Total Other Funding	<u>\$ 1,692,879</u>		

Total Amount Requested **\$ 1,760,000**

Note: The total amount requested must equal the difference between the public infrastructure project costs in 3.A. and the other public infrastructure project funding sources in 3.B.

C. Provide a detailed budget narrative, including the timing and steps necessary to obtain the funding and any other pertinent budget-related information.

This is an ongoing project of Manatee County's FY18-FY22 Capital Improvement Program. First programmed in 2010, design and right-of-way acquisition phases have been mainly active from 2015 to date. Design is complete, and right-of-way acquisition is substantially complete. The County seeks to initiate construction during calendar 2018.



4. Approvals and Authority

- A. If the governmental entity is awarded grant funds based on this proposal, what approvals must be obtained before it can execute a grant agreement with the Florida Department of Economic Opportunity (e.g., approval of a board, commission or council)?

No other preliminary action or agreement is required, but the County Commission will approve and authorize the chairperson to execute the grant fund agreement.

- B. If approval of a board, commission, council or other group is needed prior to execution of an agreement between the governmental entity and the Florida Department of Economic Opportunity:

- i. Provide the schedule of upcoming meetings for the group for a period of at least six months.

(Not applicable)

- ii. State whether that group can hold special meetings, and if so, upon how many days' notice.

(Not applicable)

- C. Attach evidence that the undersigned has all necessary authority to execute this proposal on behalf of the governmental entity. This evidence may take a variety of forms, including but not limited to: a delegation of authority, citation to relevant laws or codes, policy documents, etc.



I, the undersigned, do hereby certify that I have express authority to sign this proposal on behalf of the above-described governmental entity.

Name of Governmental Entity: Manatee County Board of County Commissioners

Name and Title of Authorized Representative: Betsy Benac, Chairman

Representative Signature: *[Handwritten Signature]*

Signature Date: 11/28/17

ATTEST: MANATEE COUNTY
CLERK OF CIRCUIT COURT AND
COUNTY COMPTROLLER
BY: *[Handwritten Signature]*
DEPUTY CLERK



**Grant for Job Growth with the Florida Department of Economic Opportunity
Public Infrastructure Grant Proposal
2017
Manatee County, Florida**

**U.S. 301 & Ellenton-Gillette Intersection Improvement
Project Description**

This project is to expand services and to upgrade the intersection that better accommodates future development approval stipulations and future capacity requirements. Intersection improvement consists of the following items:

- Expand turn lanes on the west and north legs of intersection:
 - Extended eastbound left turn lane on US 301 to northbound Ellenton-Gillette Road ~ 262 feet long.
 - Construct dual southbound left turn lanes on Ellenton-Gillette Road to eastbound US 301 ~ 236 feet long.
 - Construct dedicated southbound through lane on Ellenton-Gillette Road
 - Construct dedicated southbound right turn lane on Ellenton Gillette Road to westbound US 301 ~ 660 feet long.
- Milling and resurfacing of project area on US 301 and on Ellenton-Gillette Road from US 301 to 13th St East, followed by new thermoplastic striping.
- Install new mast arm and traffic signal poles together with pedestrian features at existing signalized intersection.
- Install 1,165 feet of 8" diameter ductile iron pipe water main to replace the existing 6" PVC water main under Ellenton-Gillette Road, along with hydrants and services due to the road widening and the utility located under the road.

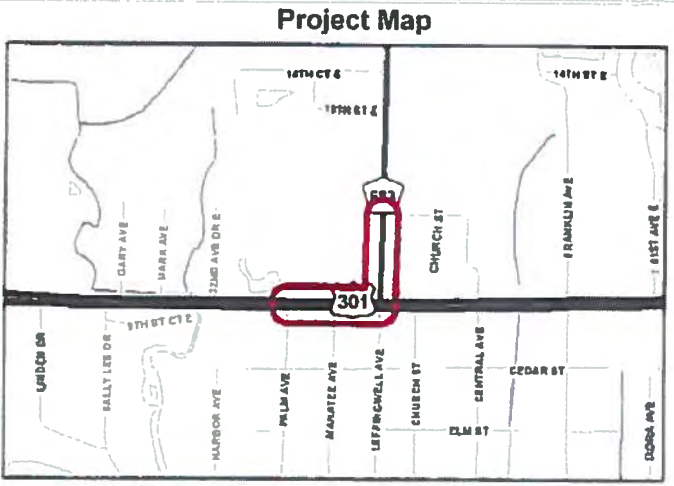
The following pages provide the following information:

- Manatee County Capital Improvement Project Item
- Sample sheets from the construction design plans already created
- Zoning Map
- Future Land Use Map
- Community Profile, Socioeconomic Data, and Community Profile

MANATEE COUNTY GOVERNMENT
Fiscal Year 2018 - 2022 Capital Improvement Program

Transportation	Project# 6035161	US 301 - Ellenton Gillette Road Intersection Improvements
Status: Existing Initial Year: 2014 District 2 Location: US 301 - Ellenton Gillette Road, Ellenton		
Comprehensive Plan Information		Project Mgr: Mike Sturm
CIE Project: Yes	LOS/Concurrency: Yes	Plan Reference: _____ Project Need: Growth

Scope
 Expand services to upgrade existing intersection to mast arm signalized intersection, and expand left turn lanes on the west and north legs. Replace existing 6" PVC water main under Ellenton Gillette Road with 8" ductile iron water main, along with hydrants and services due to the road widening and the utility being under the road.



Rationale
 To accommodate future development approval stipulations and anticipated future capacity requirements.

Funding Strategy
 Impact Fees

Activity	From	To	Expended to Date	Prior Year Approp.	Programmed Funding						Appropriated to Date
					FY2018	FY2019	FY2020	FY2021	FY2022	Future	
Design:	10/01/10	06/30/15	365,167	0	0	0	0	0	0	0	0
Land:	10/01/11	08/31/17	507,960	1,300,000	0	0	0	0	0	0	1,300,000
Construction:	09/01/17	03/30/19	4,569	1,760,000	0	0	0	0	0	0	1,760,000
Equipment:			0	0	0	0	0	0	0	0	0
Project Mgt.:	10/01/10	03/30/19	27,212	0	0	0	0	0	0	0	0
Totals:			904,908	3,060,000	0	0	0	0	0	0	3,060,000

Operating Budget Impacts

	FY2019	FY2020	FY2021	FY2022
Personal:				
Non-Personal:	500	500	500	500
Operating Capital:				
Operating Total:	500	500	500	500
No. of Positions:	0	0	0	0

Means of Financing

Funding Sources	Amount
All Prior Funding	3,060,000
Total Funding:	3,060,000



MANATEE COUNTY, FLORIDA CONSTRUCTION PLANS

FOR

US 301 AT ELLENTON GILLETTE ROAD, INTERSECTION IMPROVEMENTS

COUNTY PROJECT NO. 6035161

S.R. 43, SECTION 13020

MILE POST 2.638 TO 2.755

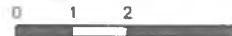
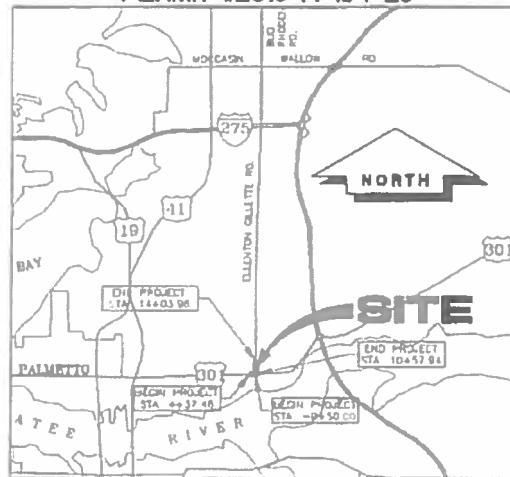
ROADWAY ID 13020

PERMIT #2015-A-194-28

GOVERNING STANDARDS AND SPECIFICATIONS,
FLORIDA DEPARTMENT OF TRANSPORTATION,
(DESIGN STANDARDS DATED JANUARY 2015 AND
STANDARD SPECIFICATIONS FOR ROAD AND
BRIDGE CONSTRUCTION DATED 2015, AS
AMENDED BY CONTRACT DOCUMENTS.

POSTED SPEED, 45 MPH ON U.S. 301
POSTED SPEED 30 MPH ON ELLENTON GILLETTE RD.

AT LEAST 72 HOURS IN ADVANCE OF BEGINNING
CONSTRUCTION OF THE PROJECT, THE CONTRACTOR
SHALL CONTACT THE LOCAL MAINTENANCE DISTRICT
ENGINEER'S OFFICE TO SECURE GENERAL USE PERMITS
AND/OR OTHER PERMITS AS REQUIRED FOR WORKING
WITHIN THE DEPARTMENT'S RIGHT-OF-WAY.



SCALE IN MILES

LOCATION MAP

Sections 17, Twp. 34 S., Rge. 18 E.

DATE: APRIL, 2015

100% PLANS

INDEX

COVER SHEET	1
GENERAL NOTES	2-3
SUMMARY OF PAY ITEMS	4
KEY MAP	5
PROJECT CONTROL & STRIPING PLAN	6-10
GRADING & DRAINAGE PLAN	11-16
GRADING & DRAINAGE DETAILS	16-18
TYPICAL SECTION	19-20
CROSS SECTIONS	21-31
BEST MANAGEMENT PRACTICES DETAILS	32
GUIDE SIGN WORK SHEET	33
SIGNING CROSS SECTION	34
UTILITY ACCOMMODATION PLAN	35-38
UTILITY ACCOMMODATION DETAILS	40-44

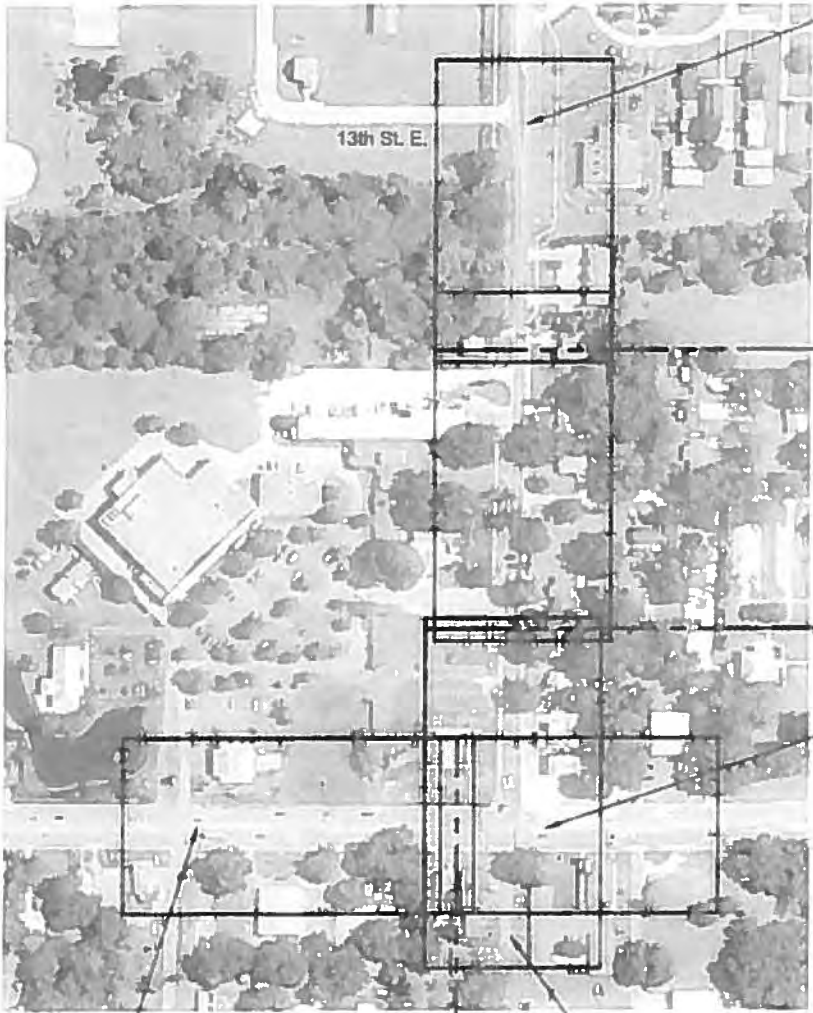
CLIENT: MANATEE COUNTY PUBLIC WORKS DEPT

LOMBARDO, FOLEY & KOLARIK, INC.

Consulting Engineers, Surveyors and Planners

P.O. Box 99 • 633 4th Street West • Palmetto, Florida 34221 • 813 722-4881





STA: 14+03.96
END CONSTRUCTION

13th St. E.

MATCH LINE
STA 10+00

ELLENTON
GILLETTE ROAD

MATCH LINE
STA. 5+00

STA: 10+57.94
END CONSTRUCTION

U.S. 301

U.S. 301

STA: 4+37.46, US 301
BEGIN CONSTRUCTION

Palm Ave

Manatee
Ave

MATCH LINE
STA 8+00

Leffingwell
Ave

STA: -0+50.00,
LEFFINGWELL AVE.
BEGIN CONSTRUCTION



KEY MAP
US 301 AT ELLENTON GILLETTE ROAD,
INTERSECTION IMPROVEMENTS

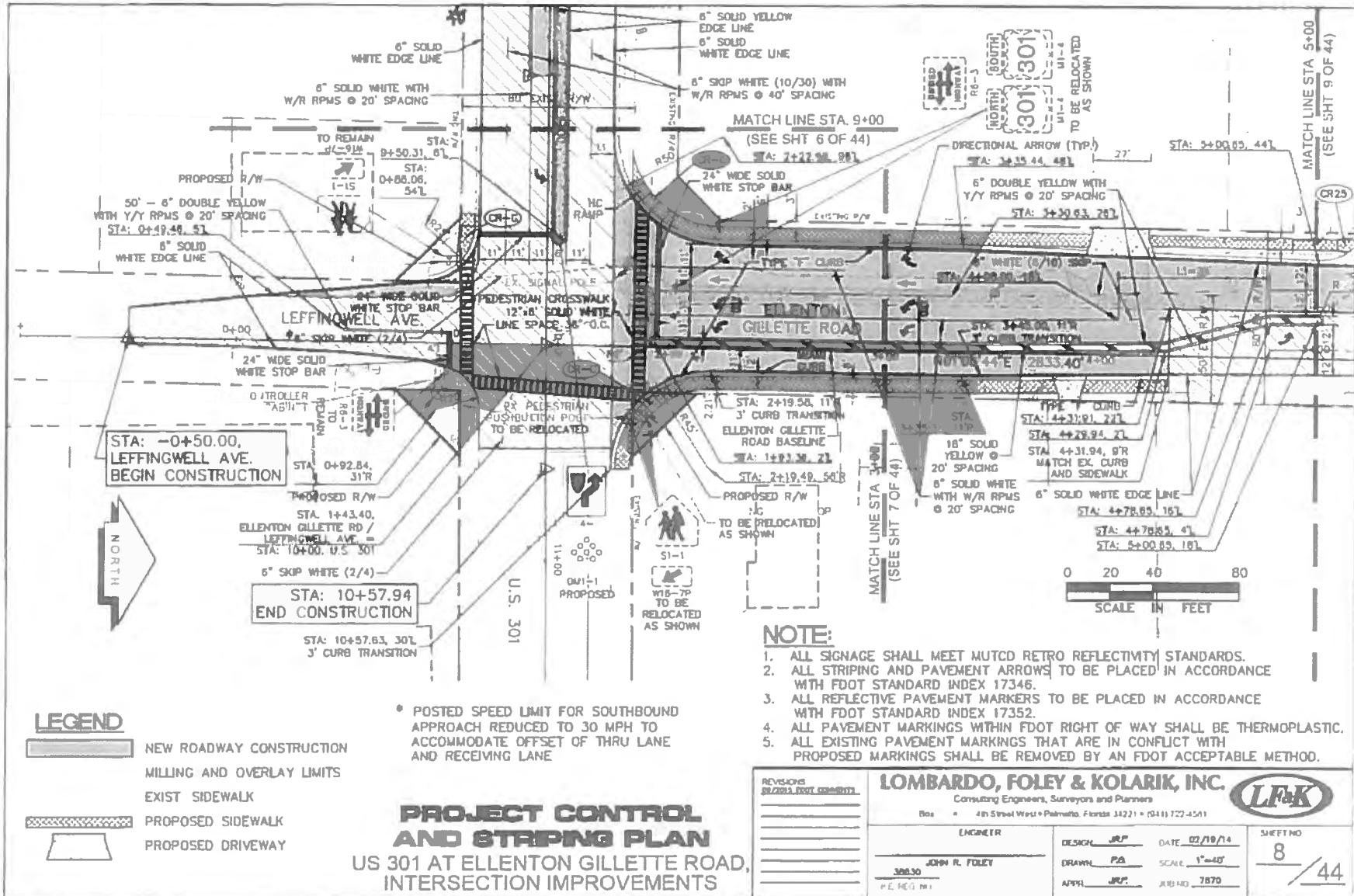
REVISIONS

LOMBARDO, FOLEY & KOLARIK, INC.
Consulting Engineers, Surveyors and Planners
P.O. Box 188 • 825 4th Street West • Palm Bay, Florida 32909 • (888) 722-4561








PROJECT ENGINEER	DESIGN <u>JRP</u>	DATE <u>03/13/14</u>
<u>38830</u>	DRAWN <u>FS</u>	SCALE <u>1"=200'</u>
P.E. REG NO	APPR <u>JRP</u>	JOB NO <u>7870</u>

SHEET NO
5
/ 44



LEGEND

-  NEW ROADWAY CONSTRUCTION
-  MILLING AND OVERLAY LIMITS
-  EXIST SIDEWALK
-  PROPOSED SIDEWALK
-  PROPOSED DRIVEWAY

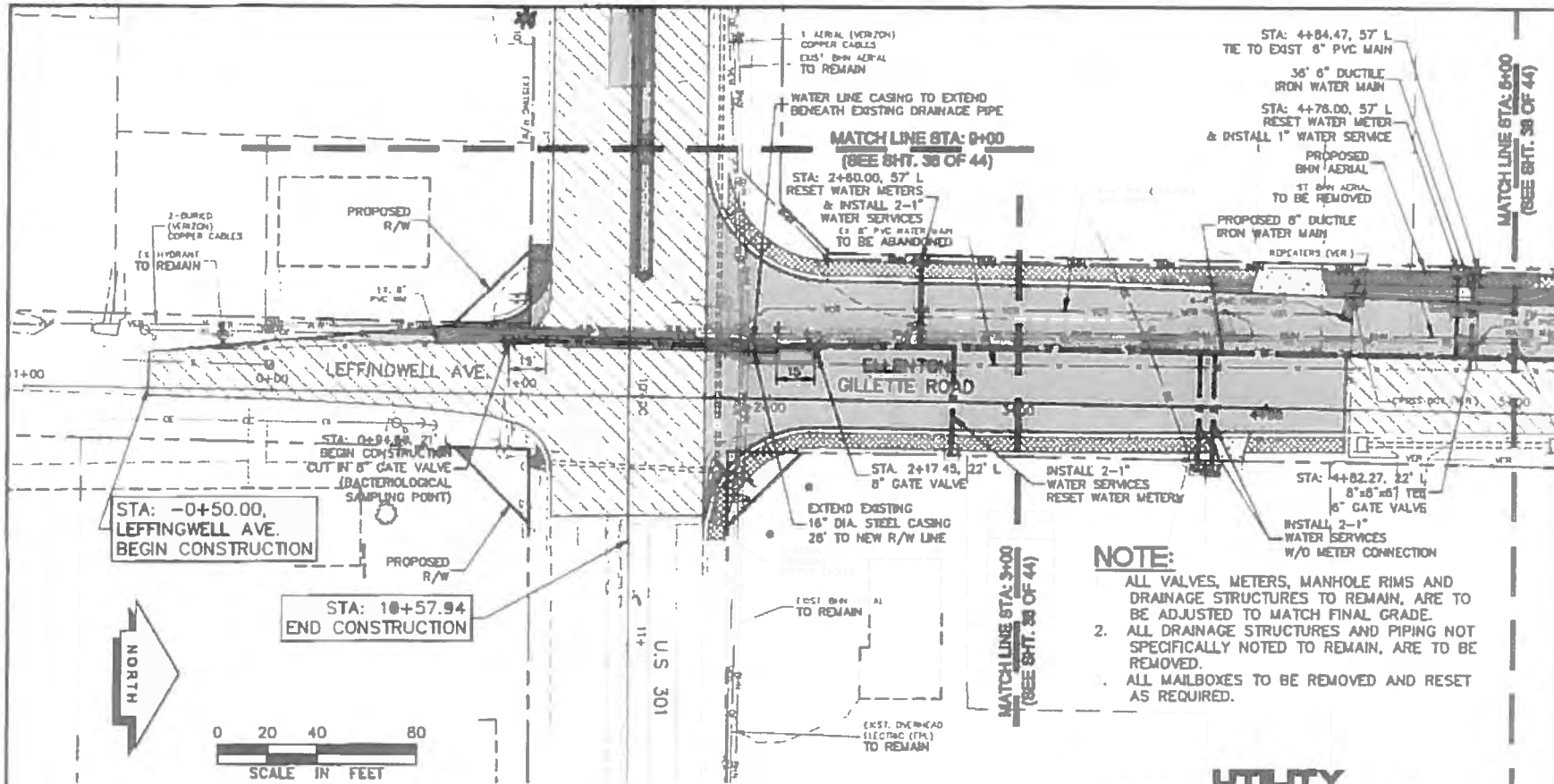
• POSTED SPEED LIMIT FOR SOUTHBOUND APPROACH REDUCED TO 30 MPH TO ACCOMMODATE OFFSET OF THRU LANE AND RECEIVING LANE

PROJECT CONTROL AND STRIPING PLAN
US 301 AT ELLEMENTON GILLETTE ROAD,
INTERSECTION IMPROVEMENTS

NOTE:

1. ALL SIGNAGE SHALL MEET MUTCD RETRO REFLECTIVITY STANDARDS.
2. ALL STRIPING AND PAVEMENT ARROWS TO BE PLACED IN ACCORDANCE WITH FDOT STANDARD INDEX 17346.
3. ALL REFLECTIVE PAVEMENT MARKERS TO BE PLACED IN ACCORDANCE WITH FDOT STANDARD INDEX 17352.
4. ALL PAVEMENT MARKINGS WITHIN FDOT RIGHT OF WAY SHALL BE THERMOPLASTIC.
5. ALL EXISTING PAVEMENT MARKINGS THAT ARE IN CONFLICT WITH PROPOSED MARKINGS SHALL BE REMOVED BY AN FDOT ACCEPTABLE METHOD.

REVISIONS 02/2013 (DOT COMMENT)		LOMBARDO, FOLEY & KOLARIK, INC. Consulting Engineers, Surveyors and Planners Box 48 Street West Palm Beach, Florida 33221 • (561) 727-4561	
ENGINEER JOHN R. FOLEY 306.30 P.E. REG. NO.	DESIGN: JRF DRAWN: PA APPR: JRF	DATE: 02/18/14 SCALE: 1"=40' A1040 7870	SHEET NO. 8 / 44



NOTE:
 1. ALL VALVES, METERS, MANHOLE RIMS AND DRAINAGE STRUCTURES TO REMAIN, ARE TO BE ADJUSTED TO MATCH FINAL GRADE.
 2. ALL DRAINAGE STRUCTURES AND PIPING NOT SPECIFICALLY NOTED TO REMAIN, ARE TO BE REMOVED.
 ALL MAILBOXES TO BE REMOVED AND RESET AS REQUIRED.

**UTILITY
 ACCOMMODATION PLAN
 US 301 AT ELLENTON GILLETTE ROAD,
 INTERSECTION IMPROVEMENTS**

LEGEND

- | | | | |
|--|--------------------------------|--|--------------------------------|
| | NEW ROADWAY CONSTRUCTION | | EXIST. BURIED ELECTRIC (FPL) |
| | MILLING AND OVERLAY LIMITS | | EXIST. OVERHEAD ELECTRIC (FPL) |
| | EXISTING SIDEWALK | | EXISTING BURIED VERIZON |
| | PROPOSED SIDEWALK, CONC. DRIVE | | EXIST. PRECO |
| | PROPOSED BHN AERIAL | | |
| | EXIST. BRIGHOUSE NETWORK | | |

REVISIONS 	LOMBARDO, FOLEY & KOLARIK, INC. Consulting Engineers, Surveyors and Planners P.O. Box 100 • 620 4th Street West • Phoenix, Florida 34521 • (910) 775-6991		 SHEET NO. 37 / 44
	PROJECT ENGINEER JOHN R. FOLEY	DESIGN: J.R.F. DATE: 08/19/16	
	388.30 P.E. REG. NO.	CHECKED: P.R. SCALE: 1"=40' APPROVED: J.R.F. JOB NO.: 7870	
	PROJECT NUMBER		

SIGNALIZATION PLANS
U.S. 301 (SR 43)
AT
ELLENTON GILLETTE ROAD
MANATEE COUNTY



LOCATION MAP

SECTION 18, TOWNSHIP 35S, RANGE 19E

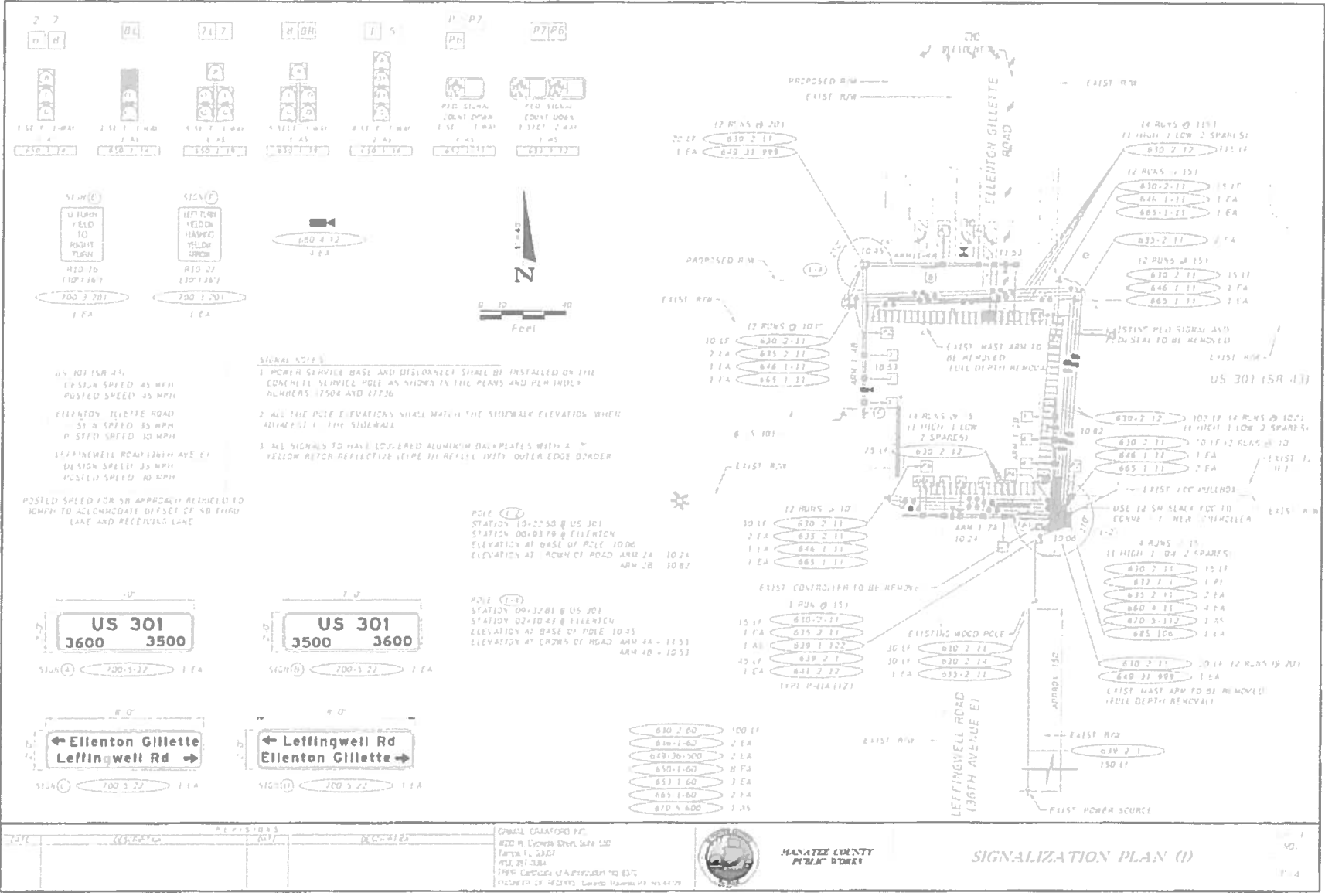


SUITE 530
TAMPA, FLORIDA 33607
1831387-0004

PLANS PREPARED BY:
CRIMMEL CRAWFORD, INC
4600 W. CHANCESS THEE
SUITE 530
TAMPA, FL 33625
31387-0004
FAX 941-9209 T 813-621-2126

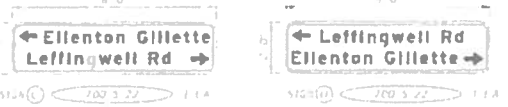
FORM R A 804 AUTHORIZATION NO. 8273

BE THE SCALE OF THESE PLANS IS



- SIGNAL NOTES**
- 1. POWER SERVICE BASE AND DISCONNECT SHALL BE INSTALLED ON THE CONCRETE SERVICE POLE AS SHOWN IN THE PLANS AND PER MUTUAL NUMBERS 17504 AND 17736.
 - 2. ALL THE POLE ELEVATIONS SHALL MATCH THE SIDEWALK ELEVATION WHEN AVAILABLE AT THE SIDEWALK.
 - 3. ALL SIGNALS TO HAVE LOW-LEAD ALUMINUM BACK PLATES WITH A YELLOW BENCH REFLECTIVE TAPE (1) REFLECTIVITY OUTER EDGE BORDER.

US 301 (SR 43)
 DESIGN SPEED 45 MPH
 POSTED SPEED 45 MPH
 ELLENTON GILLETTE ROAD
 DESIGN SPEED 35 MPH
 POSTED SPEED 30 MPH
 LEFFINGWELL ROAD (NORTH AVE. E)
 DESIGN SPEED 35 MPH
 POSTED SPEED 30 MPH
 POSTED SPEED FOR SB APPROACH ADJUSTED TO 30MPH TO ACCOMMODATE OFFSET OF SB THRU LANE AND RECEIVING LANE



POLE (L-1)
 STATION 19+22.8 @ US 301
 STATION 00+03.7 @ ELLENTON
 ELEVATION AT BASE OF POLE 10.06
 ELEVATION AT CROWN OF ROAD ARM 2A 10.24
 ARM 2B 10.82

POLE (L-2)
 STATION 00+32.8 @ US 301
 STATION 02+10.4 @ ELLENTON
 ELEVATION AT BASE OF POLE 10.45
 ELEVATION AT CROWN OF ROAD ARM 4A - 11.53
 ARM 4B - 10.53

- 100 LF 830-2-60 2 FA
- 2 FA 830-1-60 2 FA
- 2 FA 849-36-500 2 FA
- 8 FA 850-1-60 8 FA
- 3 FA 851-1-60 3 FA
- 2 FA 865-1-60 2 FA
- 1 FA 870-4-600 1 FA

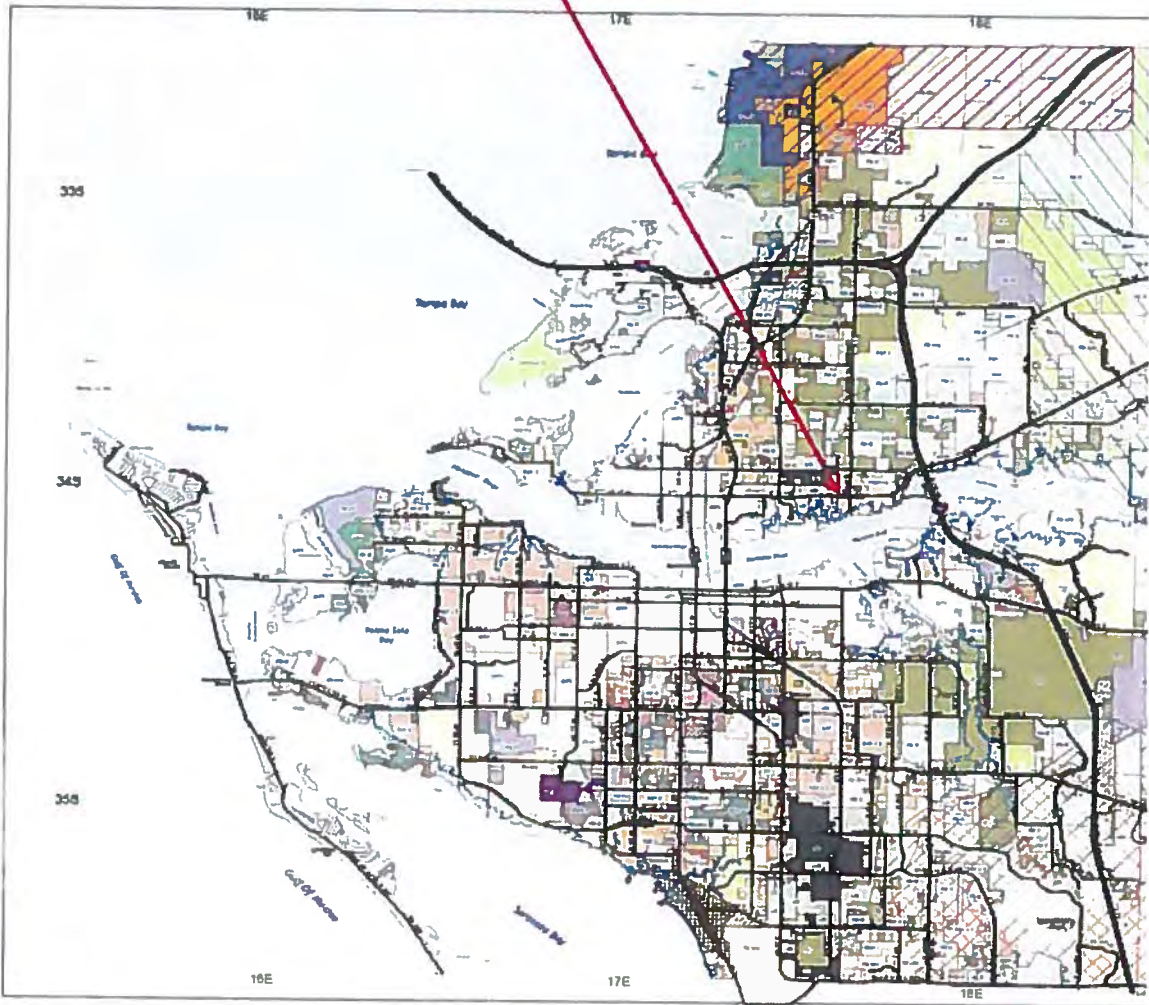
OWNER: GAITHER CO.
 602 W. Cypress Street, Suite 130
 Tampa, FL 33607
 TEL: 813-284-1998
 1998: Certificate of Authorization No. 037
 REGISTRAR: CE. 121875. License: 121875-95-8479

MANATEE COUNTY
PUBLIC WORKS

SIGNALIZATION PLAN (I)

ZONING MAP

PROJECT LOCATION



Zoning Districts

A	NC-M	PD-PM	RMF-9
A-1	NC-S	PD-R	RSF-1
CON	PD-A	PD-RV	RSF-2
CRV	PD-C	PD-UI	RSF-3
EX	PD-EZ	PD-W	RSF-4 5
GC	PD-GC	PR-M	RSF-6
HC	PD-I	PR-S	RSMH-4 5
HM	PD-MH	RDD-3	RSMH-6
LM	PD-MU	RDD-4 5	VIL
MP-I	PD-O	RDD-6	CITY
	PD-PI	RMF-6	ICR

SEE ORDINANCE FOR MORE INFO

MAP UPDATED MARCH 2017



This map was developed by the Manatee County Geographic Information Systems Division. It is provided for general information and is not a contract or warranty. Errors from non-surveyed areas of Manatee County are shown as they exist. The Manatee County Board of Commissioners has reviewed this map and approved its use for information.



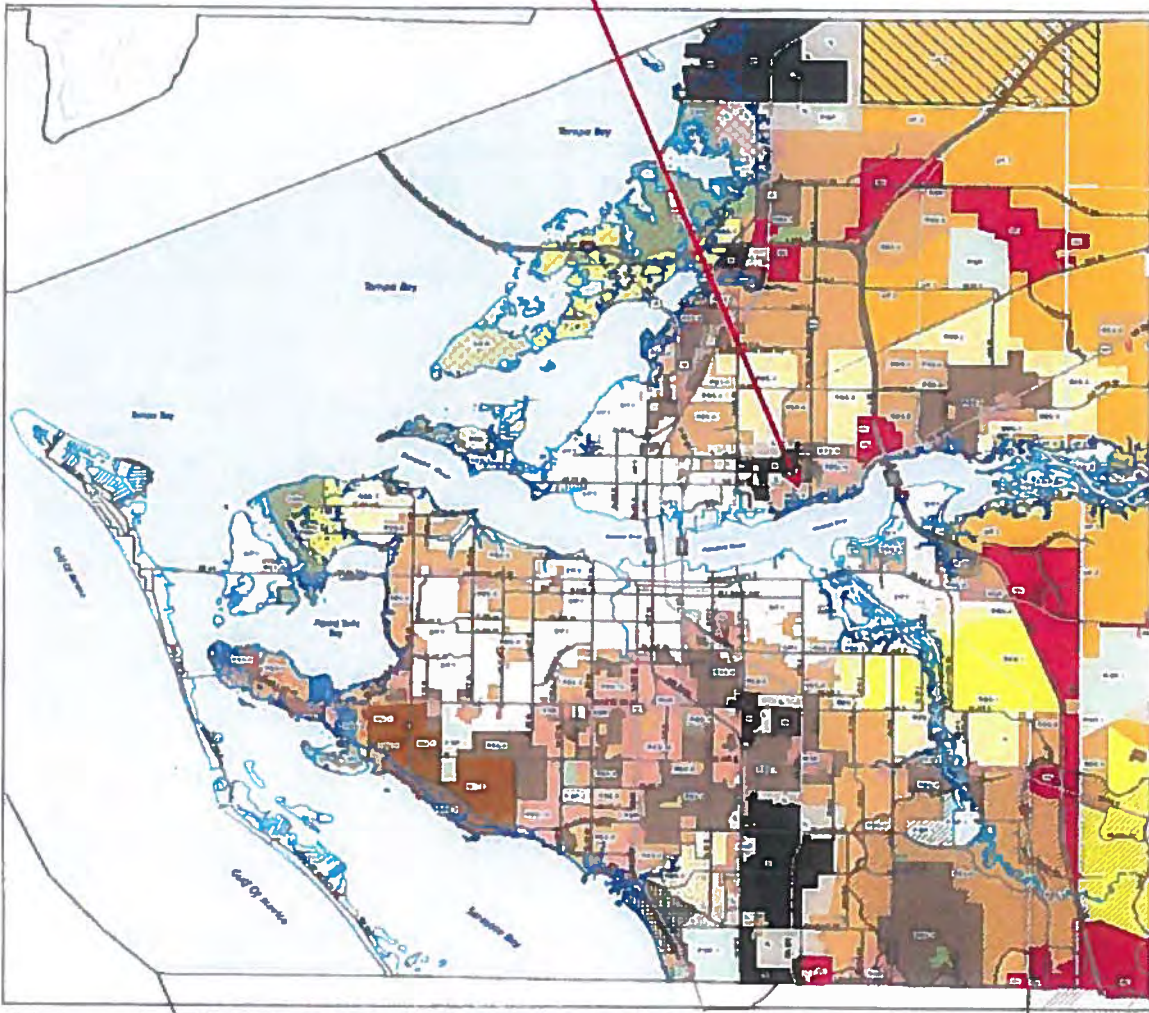
Manatee County FL

Overlay Districts

CHHA Line
Parrish Commercial Village NorthCentral
Historical/Archaeological
Peace River Watershed
Manatee Watershed
Evers Watershed
Special Treatment
Whitfield Residential
Recreational Vehicle
Airport Impact
Manufacturing Development

FUTURE LAND USE MAP

PROJECT LOCATION



Manatee County, FL

Future Land Use Districts

	AG-R		MU		RES- 1
	ER		MU-C		RES- 3
	CITY		OL		RES- 6
	CON		OM		RES- 9
	IH		P/SP-1		RES- 16
	IL		P/SP-2		ROR
	IU		R-OS		UF- 3
					ICR

Overlay Districts

	Historical/Archaeological
	Peace River Watershed
	Manatee Watershed
	Evers Watershed
	Whitfield Residential
	Airport Impact
	Coastal Evacuation Area (Hurricane Evac Zone A)
	CHHA (Coastal High Hazard Area)
	FL Intl. Gateway

MAP UPDATED MAR. 2017



This map was developed by the Manatee County Geographic Information Systems Division. It is provided for general reference and is not warranted in any way. Errors from non-coincidence of features from different sources may exist. The Manatee County Board of County Commissioners shall be held harmless for inappropriate or unintended uses of the information.





Manatee County
 (941) 749-3029
 1112 Manatee Avenue West
 Suite 510
 Bradenton, Florida, 34205



Job Creation

16.9 Total
 10.0 Direct
 6.9 Spin-off



Salaries

\$44,794 Average
 \$50,000 Direct
 \$37,284 Spin-off



Capital Invest.

\$1,730,000
 Buildings + FF&E



Residential Dev.

0.2 Homes
 1.7 Relocations

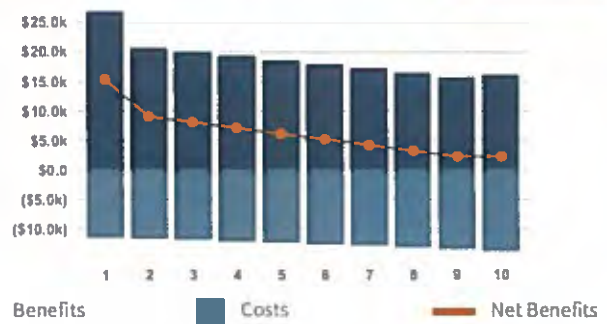
10 Years Net Benefits

County	\$62,354
School District	\$74,852
WMD	\$3,330
Total	\$155,339

Ellenton Gillette - Impact Report

10 Years Net Benefit for Manatee County

Net Benefits	\$62,354
Present Value	\$51,933
Sales Tax	\$5,279
Real Property Taxes	\$0
FF&E Property Taxes	\$54,352
New Residential Property Taxes	\$2,065
Utility Revenue	\$56,898
Miscellaneous Taxes and User Fees	\$62,463
Communications Services Taxes	\$1,308
Utility Service Taxes	\$590
State Shared Revenue	\$4,877
Benefits Subtotal	\$187,831
Cost of Utility Services	(\$52,660)
Cost of Government Services	(\$72,818)
Costs Subtotal	(\$125,478)







Community Profile

EllentonGillette
 1000-1014 36th Ave E, Ellenton, Florida, 34222
 Ring Bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
 Latitude 27.52179
 Longitude -82.52827

	0 - 1 mile	1 - 3 mile	3 - 5 mile
Population Summary			
2000 Total Population	3,099	34,806	63,871
2010 Total Population	4,072	39,404	76,038
2017 Total Population	4,615	45,898	86,515
2017 Group Quarters	6	796	863
2022 Total Population	5,117	51,357	95,972
2017-2022 Annual Rate	2.09%	2.27%	2.10%
2017 Total Daytime Population	4,225	45,786	84,098
Workers	1,242	17,570	32,781
Residents	2,983	28,216	51,317
Household Summary			
2000 Households	1,375	13,377	26,157
2000 Average Household Size	2.24	2.47	2.39
2010 Households	1,620	15,238	30,890
2010 Average Household Size	2.51	2.53	2.43
2017 Households	1,802	17,671	35,078
2017 Average Household Size	2.56	2.55	2.44
2022 Households	1,986	19,780	38,903
2022 Average Household Size	2.57	2.56	2.44
2017-2022 Annual Rate	1.96%	2.28%	2.09%
2010 Families	1,086	9,868	20,193
2010 Average Family Size	2.98	3.11	2.96
2017 Families	1,187	11,206	22,639
2017 Average Family Size	3.05	3.16	2.98
2022 Families	1,300	12,429	24,954
2022 Average Family Size	3.07	3.18	2.98
2017-2022 Annual Rate	1.84%	2.09%	1.97%
Housing Unit Summary			
2000 Housing Units	1,655	16,507	31,012
Owner Occupied Housing Units	63.6%	52.7%	61.9%
Renter Occupied Housing Units	19.5%	28.4%	22.4%
Vacant Housing Units	16.9%	19.0%	15.7%
2010 Housing Units	1,969	19,145	37,827
Owner Occupied Housing Units	51.5%	49.2%	58.2%
Renter Occupied Housing Units	30.7%	30.4%	23.5%
Vacant Housing Units	17.7%	20.4%	18.3%
2017 Housing Units	2,168	22,024	42,560
Owner Occupied Housing Units	47.2%	45.2%	54.8%
Renter Occupied Housing Units	35.9%	35.0%	27.6%
Vacant Housing Units	16.9%	19.8%	17.6%
2022 Housing Units	2,360	24,533	46,977
Owner Occupied Housing Units	47.5%	45.1%	54.8%
Renter Occupied Housing Units	36.7%	35.6%	28.1%
Vacant Housing Units	15.8%	19.4%	17.2%
Median Household Income			
2017	\$41,540	\$37,676	\$46,681
2022	\$46,867	\$41,901	\$52,286
Median Home Value			
2017	\$111,494	\$139,560	\$157,523
2022	\$139,236	\$183,824	\$217,429
Per Capita Income			
2017	\$21,314	\$22,123	\$25,893
2022	\$24,697	\$25,432	\$29,501
Median Age			
2010	40.9	39.9	42.7
2017	41.6	41.6	44.2
2022	41.7	41.9	44.8

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.

September 25, 2017



Community Profile

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2017 Population 25+ by Educational Attainment			
Total	3,248	31,582	61,983
Less than 9th Grade	5.0%	9.8%	6.2%
9th - 12th Grade, No Diploma	2.6%	8.1%	7.7%
High School Graduate	32.4%	31.7%	28.5%
GED/Alternative Credential	3.1%	5.2%	5.6%
Some College, No Degree	18.5%	18.2%	20.5%
Associate Degree	12.0%	6.8%	9.0%
Bachelor's Degree	18.5%	13.3%	14.7%
Graduate/Professional Degree	7.9%	6.9%	7.9%
2017 Population 15+ by Marital Status			
Total	3,706	36,784	71,298
Never Married	18.8%	31.2%	29.1%
Married	63.2%	47.7%	49.1%
Widowed	9.0%	9.0%	8.4%
Divorced	8.9%	12.1%	13.4%
2017 Civilian Population 16+ in Labor Force			
Civilian Employed	93.7%	93.7%	93.3%
Civilian Unemployed (Unemployment Rate)	6.3%	6.3%	6.7%
2017 Employed Population 16+ by Industry			
Total	1,664	17,976	35,867
Agriculture/Mining	0.5%	2.7%	0.9%
Construction	15.6%	7.6%	7.6%
Manufacturing	4.4%	8.1%	7.6%
Wholesale Trade	4.9%	2.6%	2.3%
Retail Trade	11.1%	12.3%	13.1%
Transportation/Utilities	4.0%	4.5%	3.8%
Information	0.2%	0.8%	1.1%
Finance/Insurance/Real Estate	4.1%	5.6%	5.9%
Services	53.5%	51.5%	53.3%
Public Administration	1.6%	4.5%	4.4%
2017 Employed Population 16+ by Occupation			
Total	1,662	17,976	35,868
White Collar	41.8%	51.4%	55.0%
Management/Business/Financial	8.6%	10.3%	12.4%
Professional	17.3%	15.5%	17.9%
Sales	9.4%	11.3%	10.8%
Administrative Support	6.5%	14.3%	13.9%
Services	31.7%	24.2%	25.0%
Blue Collar	26.4%	24.4%	20.0%
Farming/Forestry/Fishing	0.5%	2.7%	0.6%
Construction/Extraction	12.2%	5.7%	5.7%
Installation/Maintenance/Repair	4.9%	2.6%	3.1%
Production	1.7%	5.6%	4.9%
Transportation/Material Moving	7.1%	7.7%	5.7%
2010 Population By Urban/ Rural Status			
Total Population	4,072	39,404	76,038
Population Inside Urbanized Area	98.1%	98.8%	97.4%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	1.9%	1.2%	2.6%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.

September 25, 2017



Community Profile

Ellenton/Gillette
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Top 3 Tapestry Segments			
	1. Senior Escapes (9D)	Senior Escapes (9D)	Senior Escapes (9D)
	2. Front Porches (8E)	The Elders (9C)	Retirement Communities
	3. Southwestern Families (7F)	Bright Young Professionals	In Style (5B)
2017 Consumer Spending			
Apparel & Services: Total \$	\$2,530,931	\$26,326,584	\$58,671,672
Average Spent	\$1,404.51	\$1,489.82	\$1,672.61
Spending Potential Index	65	69	77
Education: Total \$	\$1,500,029	\$15,947,144	\$36,884,513
Average Spent	\$832.42	\$902.45	\$1,051.50
Spending Potential Index	57	62	72
Entertainment/Recreation: Total \$	\$3,788,142	\$38,615,828	\$86,505,334
Average Spent	\$2,102.19	\$2,185.27	\$2,466.09
Spending Potential Index	67	70	79
Food at Home: Total \$	\$6,210,173	\$63,871,312	\$140,680,318
Average Spent	\$3,446.27	\$3,614.47	\$4,010.50
Spending Potential Index	68	72	80
Food Away from Home: Total \$	\$3,978,204	\$41,413,538	\$92,019,273
Average Spent	\$2,207.66	\$2,343.59	\$2,623.28
Spending Potential Index	66	70	79
Health Care: Total \$	\$7,116,803	\$71,917,869	\$160,527,693
Average Spent	\$3,949.39	\$4,069.82	\$4,576.31
Spending Potential Index	71	73	82
HH Furnishings & Equipment: Total \$	\$2,344,734	\$24,220,476	\$54,248,038
Average Spent	\$1,301.18	\$1,370.63	\$1,546.50
Spending Potential Index	67	70	80
Personal Care Products & Services: Total \$	\$977,933	\$9,998,189	\$22,358,630
Average Spent	\$542.69	\$565.80	\$637.40
Spending Potential Index	68	71	80
Shelter: Total \$	\$19,605,968	\$202,340,717	\$448,721,330
Average Spent	\$10,880.12	\$11,450.44	\$12,792.10
Spending Potential Index	67	71	79
Support Payments/Cash Contributions/Gifts In Kind: Total \$	\$2,918,427	\$30,047,750	\$67,327,734
Average Spent	\$1,619.55	\$1,700.40	\$1,919.37
Spending Potential Index	69	73	82
Travel: Total \$	\$2,450,483	\$24,908,938	\$56,820,674
Average Spent	\$1,359.87	\$1,409.59	\$1,619.84
Spending Potential Index	66	68	78
Vehicle Maintenance & Repairs: Total \$	\$1,326,485	\$13,519,238	\$30,092,864
Average Spent	\$736.12	\$765.05	\$857.88
Spending Potential Index	69	71	80

Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2013 and 2014 Consumer Expenditure Surveys, Bureau of Labor Statistics, Esri

Source: U.S. Census Bureau, Census 2010 Summary File 1, Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



Business Summary

EllentonGillette
 1000-1014 36th Ave E, Ellenton, Florida, 34222
 Ring Bands: 0-1, 1-3, 3-5 mile radii

Prepared by Esri
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by NAICS Codes	Businesses		Employees		Businesses		Employees		Businesses		Employees	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Agriculture, Forestry, Fishing & Hunting	0	0.0%	2	0.2%	6	0.4%	68	0.4%	5	0.2%	174	0.6%
Mining	0	0.0%	0	0.0%	0	0.0%	0	0.0%	1	0.0%	1	0.0%
Utilities	0	0.0%	0	0.0%	1	0.1%	3	0.0%	3	0.1%	44	0.1%
Construction	20	12.1%	161	13.1%	114	7.5%	950	5.1%	211	8.5%	1,579	5.4%
Manufacturing	6	3.6%	79	6.4%	44	2.9%	650	3.5%	80	3.2%	1,547	5.3%
Wholesale Trade	7	4.2%	45	3.7%	37	2.4%	2,380	12.7%	61	2.4%	1,550	5.3%
Retail Trade	26	15.8%	119	9.7%	314	20.5%	4,092	21.8%	393	15.8%	4,495	15.3%
Motor Vehicle & Parts Dealers	6	3.6%	17	1.4%	35	2.3%	272	1.4%	78	3.1%	887	3.0%
Furniture & Home Furnishings Stores	3	1.8%	18	1.5%	10	0.7%	56	0.3%	15	0.6%	82	0.3%
Electronics & Appliance Stores	1	0.6%	8	0.7%	8	0.5%	38	0.2%	18	0.7%	136	0.5%
Bldg Material & Garden Equipment & Supplies Dealers	3	1.8%	18	1.5%	15	1.0%	127	0.7%	32	1.3%	322	1.1%
Food & Beverage Stores	2	1.2%	7	0.6%	30	2.0%	863	4.6%	44	1.8%	707	2.4%
Health & Personal Care Stores	0	0.0%	0	0.0%	35	2.3%	549	2.9%	38	1.5%	288	1.0%
Gasoline Stations	1	0.6%	16	1.3%	13	0.9%	50	0.3%	16	0.6%	66	0.2%
Clothing & Clothing Accessories Stores	1	0.6%	8	0.7%	66	4.3%	667	3.6%	52	2.1%	224	0.8%
Sport Goods, Hobby, Book, & Music Stores	1	0.6%	2	0.2%	8	0.5%	30	0.2%	20	0.8%	167	0.6%
General Merchandise Stores	2	1.2%	8	0.7%	16	1.0%	593	3.2%	27	1.1%	1,215	4.1%
Miscellaneous Store Retailers	6	3.6%	13	1.1%	74	4.8%	844	4.5%	45	1.8%	381	1.3%
Nonstore Retailers	1	0.6%	2	0.2%	5	0.3%	3	0.0%	8	0.3%	21	0.1%
Transportation & Warehousing	4	2.4%	50	4.1%	26	1.7%	492	2.6%	49	2.0%	453	1.5%
Information	1	0.6%	3	0.2%	25	1.6%	256	1.4%	39	1.6%	645	2.2%
Finance & Insurance	6	3.6%	26	2.1%	65	4.3%	403	2.1%	115	4.6%	716	2.4%
Central Bank/Credit Intermediation & Related Activities	3	1.8%	12	1.0%	22	1.4%	149	0.8%	35	1.4%	274	0.9%
Securities, Commodity Contracts & Other Financial	1	0.6%	4	0.3%	13	0.9%	41	0.2%	30	1.2%	193	0.7%
Insurance Carriers & Related Activities; Funds, Trusts &	3	1.8%	10	0.8%	30	2.0%	213	1.1%	50	2.0%	250	0.9%
Real Estate, Rental & Leasing	12	7.3%	65	5.3%	99	6.5%	627	3.3%	165	6.6%	945	3.2%
Professional, Scientific & Tech Services	6	3.6%	75	6.1%	88	5.8%	532	2.8%	219	8.8%	1,601	5.5%
Legal Services	1	0.6%	1	0.1%	20	1.3%	94	0.5%	90	3.6%	550	1.9%
Management of Companies & Enterprises	0	0.0%	0	0.0%	0	0.0%	0	0.0%	2	0.1%	32	0.1%
Administrative & Support & Waste Management & Remediation	5	3.0%	52	4.2%	46	3.0%	267	1.4%	127	5.1%	763	2.6%
Educational Services	3	1.8%	50	4.1%	33	2.2%	817	4.4%	44	1.8%	2,053	7.0%
Health Care & Social Assistance	11	6.7%	93	7.6%	185	12.1%	3,406	18.1%	209	8.4%	4,718	16.1%
Arts, Entertainment & Recreation	8	4.8%	19	1.5%	28	1.8%	357	1.9%	45	1.8%	487	1.7%
Accommodation & Food Services	11	6.7%	195	15.9%	106	6.9%	1,737	9.3%	145	5.8%	2,170	7.4%
Accommodation	3	1.8%	45	3.7%	7	0.5%	201	1.1%	24	1.0%	291	1.0%
Food Services & Drinking Places	8	4.8%	150	12.2%	99	6.5%	1,535	8.2%	122	4.9%	1,879	6.4%
Other Services (except Public Administration)	29	17.6%	105	8.6%	202	13.2%	740	3.9%	358	14.4%	1,510	5.1%
Automotive Repair & Maintenance	6	3.6%	30	2.4%	27	1.8%	138	0.7%	80	3.2%	362	1.2%
Public Administration	2	1.2%	88	7.2%	48	3.1%	986	5.3%	129	5.2%	3,849	13.1%
Unclassified Establishments	8	4.8%	0	0.0%	62	4.1%	6	0.0%	93	3.7%	12	0.0%
Total	165	100.0%	1,227	100.0%	1,529	100.0%	18,769	100.0%	2,492	100.0%	29,343	100.0%

Source: Copyright 2017 Infogroup, Inc. All rights reserved. Esri Total Residential Population forecasts for 2017.

Date Note: Data on the Business Summary report is calculated using Esri's Data allocation method which uses census block groups to allocate business summary data to custom areas.

September 25, 2017