

**AGREEMENT FOR
ANNUAL PURCHASE OF SOD COUNTY-WIDE**

THIS AGREEMENT ("Agreement") is made and entered into as of the date of execution by both parties, by and between Lee County, a political subdivision of the State of Florida, hereinafter referred to as the "County" and Battista Farms, LLC, whose address is 19490 S. Tamiami Tr., Fort Myers, FL 33908, and whose Federal tax identification number is 38-1432114, hereinafter referred to as "Vendor."

WITNESSETH

WHEREAS, the County intends to purchase sod, hydroseeding, pallet deposit, watering of the sod and rolling of the sod from the Vendor; and,

WHEREAS, the County issued a solicitation, Invitation to Bid No. B170047KLC Annual Purchase of Sod County-Wide, on November 11, 2016; and,

WHEREAS, the County evaluated the responses received and found the Vendor qualified to provide the necessary products and services; and,

WHEREAS, the County posted a Notice of Intended Decision on December 6, 2016; and,

WHEREAS, the Vendor has reviewed the products and services to be supplied pursuant to this Agreement and is qualified, willing and able to provide all such products and services in accordance with its terms.

NOW, THEREFORE, the County and the Vendor, in consideration of the mutual covenants contained herein, do agree as follows:

I. PRODUCTS AND SERVICES

The Vendor agrees to diligently provide all products and services for the Purchase in accordance with the Project Scope of Services made part of this Agreement as Exhibit A, attached hereto and incorporated herein. Vendor shall comply strictly with all of the terms and conditions of B170047KLC, a copy of which is on file with the County's Department of Procurement Management and is deemed incorporated into this Agreement.

II. TERM AND DELIVERY

- A. This Agreement shall commence immediately upon execution by both the County and the Vendor, and shall continue for a period of one (1) year. The County reserves the right to renew this Agreement for up to three (3) additional one (1) year periods.

- B. A Purchase Order must be issued by the County before commencement of any work or purchase of any goods related to this Agreement.

III. COMPENSATION AND PAYMENT

- A. The County shall pay the Vendor in accordance with the terms and conditions of this Agreement for providing all products and services as set forth in Exhibit A, and further described in Exhibit B, Fee Schedule, attached hereto and incorporated herein. Said total amount to be all inclusive of costs necessary to provide all products and services as outlined in this Agreement, and as supported by the Vendor's submittal in response to B170047KLC, a copy of which is on file with the County's Department of Procurement Management and is deemed incorporated into this Agreement.
- B. Notwithstanding the preceding, Vendor shall not make any deliveries or perform any work under this Agreement until receipt of a purchase order from the County. Vendor acknowledges and agrees that no minimum order or amount of product or work is guaranteed under this Agreement and County may elect to issue no purchase orders. If a purchase order is issued, the County reserves the right to amend, reduce, or cancel the purchase order in its sole discretion.
- C. All funds for payment by the County under this Agreement are subject to the availability of an annual appropriation for this purpose by the County. In the event of nonappropriation of funds by the County for the services provided under this Agreement, the County will terminate the contract, without termination charge or other liability, on the last day of the then current fiscal year or when the appropriation made for the then-current year for the services covered by this Agreement is spent, whichever event occurs first. If at any time funds are not appropriated for the continuance of this Agreement, cancellation shall be accepted by the Vendor on thirty days' prior written notice, but failure to give such notice shall be of no effect and the County shall not be obligated under this Agreement beyond the date of termination.

IV. METHOD OF PAYMENT

- A. The County shall pay the Vendor in accordance with the Local Government Prompt Payment Act, §218.70, et seq. F.S., upon receipt of the Vendor's invoice and written approval of same by the County indicating that the products and services have been provided in conformity with this Agreement.

- B. The Vendor shall submit an invoice for payment to the address indicated on the purchase order on a monthly basis for those specific products and services as described in Exhibit A (and the corresponding fees as described in Exhibit B) that were provided during that invoicing period.
- C. For partial shipments or deliveries, progress payments shall be paid monthly in proportion to the percentage of products and services delivered on those specific line items as approved in writing by the County.

V. ADDITIONAL PURCHASES

- A. No changes to this Agreement or the performance contemplated hereunder shall be made unless the same are in writing and signed by both the Vendor and the County.
- B. If the County requires the Vendor to perform additional services or provide additional product(s) related to this Agreement, then the Vendor shall be entitled to additional compensation based on the Fee Schedule as amended to the extent necessary to accommodate such additional work or product(s). The additional compensation shall be agreed upon before commencement of any additional services or provision of additional product(s) and shall be incorporated into this Agreement by written amendment. The County shall not pay for any additional service, work performed or product provided before a written amendment to this Agreement.

Notwithstanding the preceding, in the event additional services are required as a result of error, omission or negligence of the Vendor, the Vendor shall not be entitled to additional compensation.

VI. LIABILITY OF VENDOR

- A. The Vendor shall save, defend, indemnify and hold harmless the County from and against any and all claims, actions, damages, fees, fines, penalties, defense costs, suits or liabilities which may arise out of any act, neglect, error, omission or default of the Vendor arising out of or in any way connected with the Vendor or subcontractor's performance or failure to perform under the terms of this Agreement.
- B. This section shall survive the termination or expiration of this Agreement.

VII. VENDOR'S INSURANCE

- A. Vendor shall procure and maintain insurance as specified in Exhibit C, Insurance Requirements, attached hereto and made a part of this Agreement.

- B. Vendor shall, on a primary basis and at its sole expense, maintain in full force and effect, at all times during the life of this Agreement, insurance coverage (including endorsements) and limits as described in Exhibit C. These requirements, as well as the County's review or acceptance of insurance maintained by Vendor, are not intended to and shall not in any manner limit or qualify the liabilities or obligations assumed by Vendor under this Agreement. Insurance carriers providing coverage required herein must be licensed to conduct business in the State of Florida and must possess a current A.M. Best's Financial Strength Rating of B+ Class VII or better. No changes are to be made to these specifications without prior written specific approval by County Risk Management.

VIII. RESPONSIBILITIES OF THE VENDOR

- A. The Vendor shall be responsible for the quality and functionality of all products supplied and services performed by or at the behest of the Vendor under this Agreement. The Vendor shall, without additional compensation, correct any errors or deficiencies in its products, or if directed by County, supply a comparable replacement product or service.
- B. The Vendor warrants that it has not employed or retained any company or person (other than a bona fide employee working solely for the Vendor), to solicit or secure this Agreement and that it has not paid or agreed to pay any person, company, corporation, individual, or firm other than a bona fide employee working solely for the Vendor, any fee, commission, percentage, gift, or any other consideration, contingent upon or resulting from the award of this Agreement.
- C. The Vendor shall comply with all federal, state, and local laws, regulations and ordinances applicable to the work or payment for work thereof, and shall not discriminate on the grounds of race, color, religion, sex, or national origin in the performance of work under this Agreement.
- D. Vendor specifically acknowledges its obligations to comply with §119.0701, F.S., with regard to public records, and shall:
 - 1) keep and maintain public records that ordinarily and necessarily would be required by the County in order to perform the services required under this Agreement;
 - 2) upon request from the County's custodian of public records, provide the County with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119 Florida Statutes or as otherwise provided by law;

- 3) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed, except as authorized by law; and
- 4) meet all requirements for retaining public records and transfer, at no cost to the County, all public records in possession of Vendor upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the County in a format that is compatible with the information technology system of the County.

IF THE VENDOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE VENDOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THE CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT 239-533-2221, 2115 SECOND STREET, FORT MYERS, FL 33901, <http://www.leegov.com/publicrecords>.

- E. The Vendor is, and shall be, in the performance of all work, services and activities under this Agreement, an independent contractor. Vendor is not an employee, agent or servant of the County and shall not represent itself as such. All persons engaged in any work or services performed pursuant to this Agreement shall at all times, and in all places, be subject to the Vendor's sole direction, supervision and control. The Vendor shall exercise control over the means and manner in which it and its employees perform the work, and in all respects the Vendor's relationship and the relationship of its employees to the County shall be that of an independent contractor and not as employees of the County. The Vendor shall be solely responsible for providing benefits and insurance to its employees.

IX. OWNERSHIP OF PRODUCTS

It is understood and agreed that all products provided under this Agreement shall become the property of the County upon acceptance by the County.

X. TIMELY DELIVERY OF PRODUCTS AND PERFORMANCE OF SERVICES

- A. The Vendor shall ensure that all of its staff, contractors and suppliers involved in the production or delivery of the products are fully qualified and capable to perform their assigned tasks.
- B. The personnel assigned by the Vendor to perform the services pursuant to this Agreement shall comply with the terms set forth in this Agreement.

- C. The Vendor specifically agrees that all products shall be delivered within the time limits as set forth in this Agreement, subject only to delays caused by force majeure, or as otherwise defined herein. "Force majeure" shall be deemed to be any cause affecting the performance of this Agreement arising from or attributable to acts, events, omissions or accidents beyond the reasonable control of the parties.

XI. COMPLIANCE WITH APPLICABLE LAW

This Agreement shall be governed by the laws of the State of Florida. Vendor shall promptly comply with all applicable federal, state, county and municipal laws, ordinances, regulations, and rules relating to the services to be performed hereunder and in effect at the time of performance. Vendor shall conduct no activity or provide any service that is unlawful or offensive.

XII. TERMINATION

- A. The County shall have the right at any time upon fifteen (15) days' written notice to the Vendor to terminate this Agreement in whole or in part for any reason whatsoever. In the event of such termination, the County shall be responsible to Vendor only for fees and compensation earned by the Vendor, in accordance with Section III, prior to the effective date of said termination. In no event shall the County be responsible for lost profits of Vendor or any other elements of breach of contract.
- B. After receipt of a notice of termination, except as otherwise directed, the Vendor shall stop work on the date of receipt of the notice of termination or other date specified in the notice; place no further orders or subcontracts for materials, services, or facilities except as necessary for completion of such portion of the work not terminated; terminate all vendors and subcontracts; and settle all outstanding liabilities and claims.
- C. The County's rights under this Agreement shall survive the termination or expiration of this Agreement and are not waived by final payment or acceptance and are in addition to the Vendor's obligations under this Agreement.

XIII. DISPUTE RESOLUTION

- A. In the event of a dispute or claim arising out of this Agreement, the parties agree first to try in good faith to settle the dispute by direct discussion. If this is unsuccessful, the parties may enter into mediation in Lee County, Florida, with the parties sharing equally in the cost of such mediation.

- B. In the event mediation, if attempted, is unsuccessful in resolving a dispute, the parties may proceed to litigation as set forth below.
- C. Any dispute, action or proceeding arising out of or related to this Agreement will be exclusively commenced in the state courts of Lee County, Florida, or where proper subject matter jurisdiction exists in the United States District Court for the Middle District of Florida. Each party irrevocably submits and waives any objections to the exclusive personal jurisdiction and venue of such courts, including any objection based on forum non conveniens.
- D. This Agreement and the rights and obligations of the parties shall be governed by the laws of the State of Florida without regard to its conflict of laws principles.
- E. Unless otherwise agreed in writing, the Vendor shall be required to continue all obligations under this Agreement during the pendency of claim or dispute including, but not limited to, actual period of mediation or judicial proceedings.

XIV. VENDOR WARRANTY

- A. All products provided under this Agreement shall be new (unless specifically identified otherwise in Exhibit B and of the most suitable grade for the purpose intended).
- B. If any product delivered does not meet performance representations or other quality assurance representations as published by manufacturers, producers or distributors of the products or the specifications listed in this Agreement, the Vendor shall pick up the product from the County at no expense to the County. The County reserves the right to reject any or all materials if, in its judgment, the item reflects unsatisfactory workmanship or manufacturing or shipping damage. In such case, the Vendor shall refund to the County any money which has been paid for same.

XV. MISCELLANEOUS

- A. This Agreement constitutes the sole and complete understanding between the parties and supersedes all other contracts between them, whether oral or written, with respect to the subject matter. No amendment, change or addendum to this Agreement is enforceable unless agreed to in writing by both parties and incorporated into this Agreement.
- B. The Vendor shall not assign any interest in this Agreement and shall not transfer any interest in same (whether by assignment or novation) without the prior written consent of the County, except that claims for the money due or to become due to the Vendor from the County under this

Agreement may be assigned to a financial institution or to a trustee in bankruptcy without such approval from the County. Notice of any such transfer or assignment due to bankruptcy shall be promptly given to the County.

- C. The exercise by either party of any rights or remedies provided herein shall not constitute a waiver of any other rights or remedies available under this Agreement or any applicable law.
- D. The parties covenant and agree that each is duly authorized to enter into and perform this Agreement and those executing this Agreement have all requisite power and authority to bind the parties.
- E. Neither the County's review, approval or acceptance of, nor payment for, the products and services required under this Agreement shall be construed to operate as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.
- F. If the Vendor is comprised of more than one legal entity, each entity shall be jointly and severally liable hereunder.
- G. Any notices of default or termination shall be sufficient if sent by the parties via United States certified mail, postage paid, or via a nationally recognized delivery service, to the addresses listed below:

Vendor's Representative:		County's Representatives:	
Name:	<u>LORETA VALONE</u>	Names:	<u>Roger Desjarlais</u> <u>Mary Tucker</u>
Title:	<u>manager</u>	Titles:	<u>County Manager</u> <u>Director of Procurement Management</u>
Address:	<u>19490 S Tamiami Tr</u> <u>FT Myers</u>	Address:	<u>P.O. Box 398</u> <u>Fort Myers, FL 33902</u>
Telephone:	<u>267-1133</u>	Telephone:	<u>239-533-2221</u> <u>239-533-8881</u>
Facsimile:	<u>267-8022</u>	Facsimile:	<u>239-485-2262</u> <u>239-485-8383</u>
E-mail:	<u>info@BATTISTA Farm</u> <u>.net</u>	E-Mail:	<u>rdesjarlais@leegov.com</u> <u>mtucker@leegov.com</u>

- H. Any change in the County's or the Vendor's Representative will be promptly communicated by the party making the change.
- I. Paragraph headings are for the convenience of the parties and for reference purposes only and shall be given no legal effect.

J. In the event of conflicts or inconsistencies, the documents shall be given precedence in the following order:

1. Agreement
2. County's Purchase Order
3. B170047KLC
4. Vendor's Submittal in Response to B170047KLC

[The remainder of this page intentionally left blank.]

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date last below written.

WITNESS:

Battista Farms, LLC

Signed By: Kathy Haeker

Signed By: Loreta Valone

Print Name: Kathy Haeker

Print Name: LORETA VALONE

Title: manager

Date: 1-11-17

LEE COUNTY

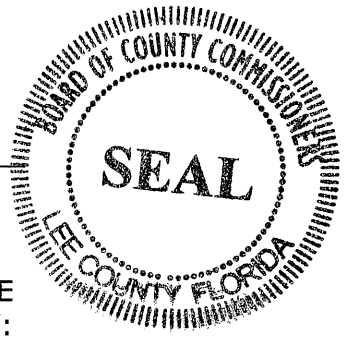
BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

BY: John Manning
CHAIR

DATE: 2/3/17

ATTEST:
CLERK OF THE CIRCUIT COURT
Linda Doggett, Clerk

BY: Joyce Townsend
DEPUTY CLERK



APPROVED AS TO FORM FOR THE
RELIANCE OF LEE COUNTY ONLY:

BY: [Signature]
OFFICE OF THE COUNTY ATTORNEY

EXHIBIT A SCOPE OF SERVICES

The Vendor shall provide sod as ordered by the County in accordance with the Scope of Work and Specifications set forth in Invitation to Bid No. B170047KLC. Purchases may be made either by the piece or by the pallet, picked up by the County, delivered or installed.

GENERAL REQUIREMENTS

Purchases under this Agreement shall comply with the requirements as listed in the following Sections:

Section A: This Section shall consist of provision, delivery and installation of various types of sod. Individual orders placed under this Section of the bid, shall consist of less than 2,400 square feet.

Section B: This Section shall consist of provision, delivery and installation of various types of sod. Individual orders placed under this Section shall consist of at least 2,400 square feet, but less than a truckload of sod.

Section C: This Section shall consist of provision, delivery and installation of various types of sod. Individual orders placed under this Section shall consist of a minimum of a truckload of sod.

Section D: This section is for the pickup of all the various types of sod by County personnel by individual pieces.

Section E: This section is for the pickup of all the various types of sod by County personnel by pallet.

Section F: This section is for hydroseeding certain areas by the square foot.

Section G: This section lists the cost of the pallet deposit which is refundable when the pallets are returned.

The County reserves the right to restrict the miles for sod to be picked up. It must be within a 30 mile radius.

OPTION A (WATER)

If it is necessary to water the sod that has been laid, then this option may be used to pay the Vendor for this service. The County must be informed and agree to the necessity for watering before it is actually done; this will be at the County's discretion.

OPTION B (ROLLING)

The County may ask the Vendor to roll the sod that has been laid. This option will be used to pay the Vendor for this service.

EXHIBIT A
SCOPE OF SERVICES

DELIVERY AND ORDER REQUIREMENTS

- A. After the Vendor receives an order for products or services under an approved County Purchase Order, all sod delivered and installed shall be provided to the County within a maximum of seven (7) calendar days, unless the County approves, in writing, a longer delivery time. The Vendor understands and agrees that repeated failure to provide sod within the seven (7) calendar day period may be considered grounds for termination of this Agreement. If the Vendor has not provided sod after seven (7) calendar days, the County may notify the Vendor that the order is terminated and the County will proceed to the next vendor to provide sod for the order.
- B. The Vendor shall notify the County a minimum of four (4) hours prior to delivery.
- C. The Vendor is responsible for all costs involved in the delivery of the sod, special permits, etc.
- D. Pallets, on which sod is picked up, delivered, and off-loaded, are to be on a turnaround basis. County departments shall return all pallets upon picking up new pallets of sod.

**EXHIBIT B
FEE SCHEDULE**

The County shall pay the Vendor for products and services rendered according to the following price schedules:

SECTION A: SOD DELIVERED AND INSTALLED LESS THAN 2400 SQUARE FEET	
ARGENTINE BAHIA COST PER SQ. FT.	\$0.36
419 BERMUDA COST PER SQ. FT.	\$0.51
FLORATAM COST PER SQ. FT.	\$0.47
EMPIRE' ZOYSIA COST PER SQ. FT.	\$0.55
<i>TOTAL SECTION A</i>	<i>\$1.89</i>
SECTION B: SOD DELIVERED AND INSTALLED 2400 SQUARE FEET BUT LESS THAN A TRUCKLOAD	
ARGENTINE BAHIA COST PER SQ. FT.	\$0.29
419 BERMUDA COST PER SQ. FT.	\$0.44
FLORATAM COST PER SQ. FT.	\$0.40
EMPIRE' ZOYSIA COST PER SQ. FT.	\$0.48
<i>TOTAL SECTION B</i>	<i>\$1.61</i>
SECTION C SOD DELIVERED AND INSTALLED TRUCKLOAD (7200 SQ. FT)	
ARGENTINE BAHIA COST PER TRUCKLOAD)	\$0.23
419 BERMUDA COST PER TRUCKLOAD	\$0.39
FLORATAM COST PER TRUCKLOAD	\$0.35
EMPIRE' ZOYSIA COST PER TRUCKLOAD	\$0.44
<i>TOTAL SECTION C</i>	<i>\$1.41</i>

**EXHIBIT B
FEE SCHEDULE**

SECTION D: SOD PICKED UP: COST PER EACH PIECE	
ARGENTINE BAHIA COST PER EACH PIECE	\$1.00
419 BERMUDA COST PER EACH PIECE	\$1.50
FLORATAM COST PER EACH PIECE	\$1.25
EMPIRE' ZOYSIA COST PER EACH PIECE	\$1.65
<i>TOTAL SECTION D</i>	<i>\$5.40</i>
SECTION E: SOD PICKED UP COST PER PALLET	
ARGENTINE BAHIA COST PER PALLET	\$80.00
419 BERMUDA COST PER PALLET	\$155.00
FLORATAM COST PER PALLET	\$120.00
EMPIRE' ZOYSIA COST PER PALLET	\$165.00
<i>TOTAL SECTION E</i>	<i>\$520.00</i>
SECTION F: HYDROSEEDING	
HYDROSEEDING COST PER SQ FT	NA
<i>TOTAL SECTION F</i>	<i>NA</i>
SECTION G PALLET DEPOSIT	
PALLET DEPOSIT	\$7.00
<i>TOTAL SECTION G</i>	<i>\$7.00</i>
OPTION A	

**EXHIBIT B
FEE SCHEDULE**

WATER COST PER 1,000 GALLONS/ONE LOCATION/ONE DAY	NA
WATER COST PER 1,000 GALLONS/MULTIPLE LOCATIONS/ONE DAY	NA
WATER COST PER 1,000 GALLONS/MULTIPLE LOCATIONS/MULTIPLE DAYS	NA
<i>TOTAL OPTION A</i>	<i>NA</i>
OPTION B: ROLLING OF SOD	
ROLLING OF SOD PER SQ FT	NA
<i>TOTAL OPTION B</i>	<i>NA</i>
TOTAL SECTIONS A + B + C + D + E + F + G =	\$537.31
TOTAL: OPTIONS A + B =	NA
GRAND TOTAL: SECTIONS + OPTIONS =	\$537.31

**EXHIBIT C
INSURANCE REQUIREMENTS**

Standard Insurance Requirements

Minimum Insurance Requirements: *Risk Management in no way represents that the insurance required is sufficient or adequate to protect the vendors' interest or liabilities. The following are the required minimums the vendor must maintain throughout the duration of this contract. The County reserves the right to request additional documentation regarding insurance provided*

- a. **Commercial General Liability** - Coverage shall apply to premises and/or operations, products and completed operations, independent contractors, contractual liability exposures with minimum limits of:

\$500,000 per occurrence
\$1,000,000 general aggregate
\$500,000 products and completed operations
\$500,000 personal and advertising injury

- b. **Business Auto Liability** - The following Automobile Liability will be required and coverage shall apply to all owned, hired and non-owned vehicles use with minimum limits of:

\$500,000 combined single limit (CSL)
\$300,000 bodily injury per person
\$500,000 bodily injury per accident
\$300,000 property damage per accident

- c. **Workers' Compensation** - Statutory benefits as defined by FS 440 encompassing all operations contemplated by this contract or agreement to apply to all owners, officers, and employees regardless of the number of employees. Workers Compensation exemptions may be accepted with written proof of the State of Florida's approval of such exemption. Employers' liability will have minimum limits of:

\$100,000 per accident
\$100,000 disease limit
\$500,000 disease – policy limit

*The required minimum limit of liability shown in a; b; c; may be provided in the form of "Excess Insurance" or "Commercial Umbrella Policies." In which case, a "Following Form Endorsement" will be required on the "Excess Insurance Policy" or "Commercial Umbrella Policy."

EXHIBIT C INSURANCE REQUIREMENTS

Verification of Coverage:

1. Coverage shall be in place prior to the commencement of any work and throughout the duration of the contract. A certificate of insurance will be provided to the Risk Manager for review and approval. The certificate shall provide for the following:

a. The certificate holder shall read as follows:

Lee County Board of County Commissioners
P.O. Box 398
Fort Myers, Florida 33902

b. *“Lee County, a political subdivision and Charter County of the State of Florida, its agents, employees, and public officials”* will be named as an **“Additional Insured”** on the General Liability policy, including Products and Completed Operations coverage.

Special Requirements:

1. An appropriate **“Indemnification”** clause shall be made a provision of the contract.
2. It is the responsibility of the general contractor to insure that all subcontractors comply with all insurance requirements.