

Risk Review

Risk #

Contract/ Agreement Title:	Second Amendment to Maintenance and Management Agreement with Palm Harbor Community Services Agency, Inc. for Pop Stansell Park, located at 797 Florida Avenue, Palm Harbor.		
Granicus#:	19-1727A	PID #:	Amount: \$
Project/Contract Mgr:		Purchasing Contact:	
Department:	REM	Type of Contract:	Amendment
Method of Review:	Granicus	If PE to PE, \$768.28?	

JPA:	Choose One	Name of JPA:	
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Required Coverages	Add'l Language / Exclusions	Limits	Justification
WC/EL		500K Person 500K Disease 500K Disease limit	
CGL		1M Occurrence 2M Aggregate	
Choose an item.			
Choose an item.			
Choose an item.			
Choose an item.			
Choose an item.			
Choose an item.			

Date/Time/Comments: 1/02/20 - Approval of the Second Amendment to Maintenance and Management Agreement (Second Amendment) with Palm Harbor Community Services Agency, Inc. (PHCSA) for Pop Stansell Park, located at 797 Florida Avenue, Palm Harbor. Based on direction from the Board of County Commissioners. Assigns responsibility for future capital improvement replacements to the County. Funding availability will be determined as individual projects are identified. Reviewed Second Amendment, Previous Amendment and Original Agreement. **The Second Amendment amends the Maintenance and Management Agreement to define responsibility for future capital improvements. Insurance requirements set forth in Exhibit A that were previously contained in the original agreement in paragraph 5 have been deleted and replaced with the insurance requirements set forth in Exhibit A. All other terms and provisions of the MMA shall remain in full force and effect. Removed auto from coverage requirements for Palm Harbor Community Services Agency.**

Notes: Based on direction from the Board of County Commissioners, this Second Amendment assigns responsibility for future capital improvement replacements to the County, beginning 01/01/20. PHCSA will continue to be responsible for general and routine maintenance and repair of the improvements. Maintenance and Management Agreement (MMA) is silent regarding capital improvements. The MSTU does not provide sufficient revenue to support capital improvement. County funding is necessary to maintain the integrity of the assets for the future.

The County signed a memorandum dated December 20, 1988 for the use and maintenance of 4.5 acres of County-owned land at the most western end of Florida Avenue in Palm Harbor, establishing what is now referred to as Pop Stansell Park. The property includes an entertainment shelter/stage with restrooms, several picnic shelters, playground equipment, and a boat ramp/fishing pier. The memorandum established an MMA between PHCSA, the Greater Palm Harbor Area Chamber of Commerce and the County. Projected cost is dependent on the identified project. As individual capital improvement projects are identified, funding will be determined using the County's Capital Improvement Program project portfolio management process.

Please note: The Insurance & Contractual Risk Division reviews requests to assess risk, assign insurance requirements and provide compliance reviews for insurance certificates. However, this review does not imply approval for any event, purchase, service or project. It is the requestor's responsibility to obtain all necessary approvals.

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On September 10, 2012, through an amendment to the MMA, the Greater Palm Harbor Chamber of Commerce relinquished any further responsibilities under the MMA and was removed from the MMA, by approval of all Parties.

Reviewer:

Valerie Edmons

Date

1/2/2020

Manager:

Rick Kahler

Date

1/2/2020

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