

CITY OF TRENTON COMMISSION MEETING AGENDA

The Trenton City Commissioners, serving also as the Planning & Zoning Board and the Community Redevelopment Authority, will meet in Regular Session Monday, August 24, 2026, at 6:00 pm, or as soon thereafter as possible, in the Gilchrist County Commission Meeting Facility, located at 210 South Main Street, Trenton, Florida. Items included on the agenda are as follows:

- A. Call to Order**
- B. Adoption of Agenda**
- C. Unscheduled Guests**
- D. Consent Items**
 - 1. Minutes – Regular Commission Meeting, August 10, 2026
- E. Discussion Items**
 - 1. Budget Workshop FY 2026-2027
 - 2. Fire Department Structure and Assessment
 - 3. Waste Pro Agreement Extension
- F. Community Redevelopment Authority**
 - 1. Community Center Parking Area
 - 2. Proposed Dedication of Depot Park to Mary Davis
- G. City Attorney Report**
- H. City Manager Report**
- I. Board Member Requests**
- J. Public Comments**
- K. Adjourn**

**City of Trenton
Minutes
Commission Meeting
August 10, 2026**

The Trenton City Commission, serving also as the Planning & Zoning Board and the Community Redevelopment Authority, met on Monday, August 10, 2026, at the Gilchrist County Commission Meeting Building. Those in attendance were as follows:

Robbi Coarsey Avery	Mayor
Randy Rutter	Vice-Mayor
Lucy Coleman	Commissioner
Russel Williams	Commissioner
Brittany Mills	City Manager
David "Duke" Lang, Jr.	City Attorney

A. CALL TO ORDER

Mayor Avery called the meeting to order at 6:02 pm.

B. ADOPTION OF AGENDA

Commissioner Rutter noted that the agenda has been amended, removing Fire Assessment as a discussion item, and made a motion to adopt the amended agenda. Commissioner Coleman seconded the motion. The motion carried unanimously.

C. UNSCHEDULED GUESTS

There were no unscheduled guests.

D. CONSENT ITEMS

1. Minutes – Regular Commission Meeting, July 27, 2026

Attorney Lang noted two typos in the minutes. Commissioner Coleman made a motion to accept the minutes, with the noted changes. Commissioner Rutter seconded the motion. The motion carried unanimously.

2. June Financial and Expenditure Reports

Commissioner Rutter made a motion to accept the financial reports. Commissioner Coleman seconded the motion. The motion carried unanimously.

E. DISCUSSION ITEMS

1. Budget Workshop

City Manager Mills explained the changes to the budget based on the set millage rate.

F. ACTION ITEMS

1. Resilient Florida Adaptation Plan

Trevor Noyes, with North Florida Professional Services, presented the Board with an adaptation plan based on the findings from the study previously performed, stating that it is the Board's decision to prioritize the options. After discussion it was the consensus of the Board that staff will prioritize and bring recommendations back to the Board.

2. Public Safety Director Salary Negotiation

City Manager Mills recommended a starting annual salary of \$63,000. Commissioner Rutter made a motion to set the starting annual salary at \$63,000 for Public Safety Director Gent. Commissioner Williams seconded the motion. The motion carried unanimously. Ms. Gent's starting date will be August 17th.

3. Resolution 2026-10 – Waiving/Reducing SRWMD Permit Fees

Attorney Lang read Resolution 2026-10 by title only:

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF TRENTON, FLORIDA REQUESTING THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION AND THE SUWANNEE RIVER WATER MANAGEMENT DISTRICT TO REDUCE PERMIT FEES FOR FISCAL YEAR 2026-2027.

Commissioner Williams made a motion to adopt Resolution 2026-10. Commissioner Coleman seconded the motion. The motion carried unanimously.

G. STAFF REPORTS

1. Public Safety

There were no questions for public safety.

2. Public Works

There were no questions for public works.

H. CITY ATTORNEY REPORT

Attorney Lang had nothing to report.

I. CITY MANAGER REPORT

City Manager Mills reported that an emergency repair was required for the fire pumper truck, stating that the cost was \$13,845.23 and over her spending threshold. Commissioner Coleman made a motion to approve the emergency purchase nunc pro tunc. Commissioner Rutter seconded the motion. The motion carried unanimously.

J. BOARD MEMBER REQUESTS

Commissioner Coleman asked that unpaved section of SW 5th Street be maintained better. Staff reported that Gilchrist County Road Department maintains that portion of the road on behalf of the City.

K. PUBLIC COMMENTS

There were no public comments.

L. ADJOURN

Mayor Avery adjourned the meeting at 7:10 pm.

Attest:

Brittany Mills, City Manager

Robbi Coarsey Avery, Mayor

General Fund

Department: GENERAL

	Proposed 2026-					
	Current Year		2027		Change	Primary reason
<i>REVENUE</i>						
Ad Valorem	\$	437,920	\$	450,916	\$ 12,996	Roll back Rate for TRIM
State/local Share Revenue/Taxes	\$	930,944	\$	977,746	\$ 46,802	3 year avg estimated
Interest/Misc Reve	\$	29,905	\$	20,605	\$ (9,300)	Bank Interest Reduction
TOTAL REVENUE	\$	1,398,769	\$	1,449,267	\$ 50,498	
<i>EXPENDITURES</i>						
Personnel Services	\$	-	\$	-	\$ -	
Operational	\$	242,096	\$	219,545	\$ (22,551)	Reclass of Workers Comp
TOTAL EXPENDITURES	\$	242,096	\$	219,545	\$ (22,551)	

Department: COMMISSION

		Proposed 2026-					
		Current Year	2027	Change		Primary reason	
<i>REVENUE</i>							
Qualifying Fees	\$	600	\$	600	\$	-	No Change
TOTAL REVENUE	\$	600	\$	600	\$	-	
<i>EXPENDITURES</i>							
Personnel Services	\$	76,615	\$	76,772	\$	157	
Operational	\$	3,560	\$	3,560	\$	-	
TOTAL EXPENDITURES	\$	80,175	\$	80,332	\$	157	

Department: ADMINISTRATION

	Current Year		Proposed 2026-2027		Change	Primary reason
REVENUE						
						Based on personnel costs and other expenditures incurred by this department in support of the Enterprise Fund
Administration Fee Transfer	\$	161,765	\$	167,380	\$ 5,615	
Transfer from Reserves			\$	30,000	\$ 30,000	
TOTAL REVENUE	\$	161,765	\$	197,380	\$ 5,615	
EXPENDITURES						
						Compensation contingency of up to 3% (INCLUDING CM). Based on CPI
Personnel Services	\$	376,650	\$	390,331	\$ 13,681	
Operational	\$	59,640	\$	59,640	\$ -	
Capital	\$	-	\$	59,241	\$ 59,241	City Hall Repairs
TOTAL EXPENDITURES	\$	436,290	\$	509,212	\$ 72,922	

General Fund

Department PSD

		Current Year	Proposed 2026- 2027	Change	Primary reason
<i>REVENUE</i>					
	\$	4,440	TBD	TBD	MUST USE PY ACTUAL FOR REVENUE
TOTAL REVENUE	\$	4,440	\$ -	\$ (4,440)	
<i>EXPENDITURES</i>					
Personnel Services	\$	439,430	\$ 176,980	\$ (262,450)	Reduction of 4 officers- 80% of pay (other 20% paid by fire)
Operational	\$	93,140	\$ 65,992	\$ (27,148)	Reduction of officer expenditures
TOTAL EXPENDITURES	\$	532,570	\$ 242,972	\$ (289,598)	

Department FIRE

		Current Year	Proposed 2026- 2027	Change	Primary reason
<i>REVENUE</i>					
Fire Service Charge: County	\$	31,974	\$ 10,000	\$ (21,974)	County expressed concerns regarding prior-year response levels and the potential impact of restructuring. City staff will review actual call data with the Fire Chief before meeting with the County BOCC to determine the City's final funding amount.
Fire Assessment	\$	212,600	\$ 212,600	\$ -	
Interest	\$	2,700	\$ -		Reduced int rate
Transfer from Reserves			\$ 1,697		Transfer to Balance Budget
TOTAL REVENUE	\$	247,274	\$ 224,297	\$ (22,977)	
<i>EXPENDITURES</i>					
Personnel Services	\$	141,950	\$ 142,952	\$ 1,002	Less 4 officer (20% of pay) & increase volunteers
Operational	\$	105,324	\$ 81,345	\$ (23,979)	
TOTAL EXPENDITURES	\$	247,274	\$ 224,297	\$ (22,977)	

Department Health Services

		Current Year	Proposed 2026- 2027	Change	Primary reason
<i>REVENUE</i>					
Cemetery Lot Sales	\$	5,000	\$ 5,000	\$ -	
TOTAL REVENUE	\$	5,000	\$ 5,000	\$ -	
<i>EXPENDITURES</i>					
Personnel Services	\$	-	\$ -	\$ -	
Operational	\$	400	\$ 400	\$ -	
Contracted Services	\$	20,000	\$ 20,000	\$ -	Animal Control Contract
TOTAL EXPENDITURES	\$	20,400.00	\$ 20,400.00	\$ -	

General Fund

Department		PUBLIC WORKS			
		Proposed 2026-			
		Current Year	2027	Change	Primary reason
REVENUE					
Local Option Fuel Tax	\$	52,000	\$ 48,000	\$ 4,000	based on 3 year average
DOT Lighting Repayment	\$	31,000	\$ 31,000		
					Based on personnel costs and other expenditures incurred by this department in support of the Enterprise Fund
Administration Fee Transfer	\$	88,120	\$ 19,928	\$ (68,192)	
TOTAL REVENUE	\$	171,120	\$ 98,928	\$ 4,000	
EXPENDITURES					
					Comp contingency of up to 3% . Based on CPI & High paid employee retired
Personnel Services	\$	331,050	\$ 312,014	\$ (19,036)	
Operational	\$	99,563	\$ 112,700	\$ 13,137	Increased fuel and repair/maint averages
Capital			\$ 34,000	\$ 34,000	lawn mower and Equipment Reserves
Debt-Service	\$	-	\$ 220,000	\$ 220,000	City Roads
TOTAL EXPENDITURES	\$	430,613.00	\$ 678,714.00	\$ 248,101	

Department		PARKS AND RECS			
		Proposed 2026-			
		Current Year	2027	Change	Primary reason
REVENUE					
Rentals	\$	6,000	\$ 6,000	\$ -	
TOTAL REVENUE	\$	6,000	\$ 6,000	\$ -	
EXPENDITURES					
Personnel Services	\$	-	\$ -	\$ -	
Operational	\$	5,550	\$ 6,000	\$ 450	Increased fuel and repair/maint averages
Capital			\$ -	\$ -	
Debt-Service	\$	-	\$ -	\$ -	
TOTAL EXPENDITURES	\$	5,550.00	\$ 6,000.00	\$ 450	

ALL GENERAL FUND					
REVENUE	\$	1,994,968	\$ 1,981,472		
EXPENDITURES	\$	1,994,968	\$ 1,981,472		
			\$ -	Available Funds	

ENTERPRISE FUND

EF- NON Departmental					
Department		Current Year	Proposed 2026-2027	Change	Primary reason
<i>REVENUE</i>					
Service Fees	\$	606,000.00	\$ 624,000.00	\$ 18,000.00	Increase contingency based Waste Pro 3% Increase
TOTAL REVENUE	\$	606,000.00	\$ 624,000.00	\$ 18,000.00	
<i>EXPENDITURES</i>					
Personal Services	\$	24,769.00	\$ 13,705.00	\$ (11,064.00)	Billing Clerk: Reduced from 33% to 25% of cost for Payroll
Operational	\$	98,584.00	\$ 104,407.00	\$ 5,823.00	
Capital			\$ 12,390.00	\$ 12,390.00	City Hall Repair (portion)
Contracted Services	\$	482,647.00	\$ 493,498.00	\$ 10,851.00	Increase contingency based Waste Pro 3% Increase
TOTAL EXPENDITURES	\$	606,000.00	\$ 624,000.00	\$ 7,149.00	
		\$	-	Available Funds	

ENTERPRISE FUND

Department	SEWER					
	Current Year		Proposed 2026-2027		Change	Primary reason
REVENUE						
Service Fees	\$	556,000.00	\$	572,000.00	\$ 16,000.00	3-year average, adjusted below prior-year projections, plus 3% CPI
Additional Fees and Interest	\$	43,000.00	\$	35,860.00	\$ (7,140.00)	Proposed decrease in additional fees/interest
TOTAL REVENUE	\$	599,000.00	\$	607,860.00	\$ 8,860.00	
EXPENDITURES						
Personal Services	\$	197,662.00	\$	206,566.00	\$ 8,904.00	Comp contingency of up to 3% . Based on CPI & Reduction of OT Treating Sludge In House/State order increase chemicals needed
Operational	\$	371,285.00	\$	292,423.00	\$ (78,862.00)	to try to meet
Debt-Service	\$	30,053.00	\$	-	\$ (30,053.00)	WWTP SRF Grant/Loan Paid in Full
Capital			\$	108,871.00	\$ 108,871.00	Reserve: Mandated State Administrative Order
TOTAL EXPENDITURES	\$	599,000.00	\$	607,860.00	\$ 8,860.00	
	\$		\$	-	\$ Available Funds	

ENTERPRISE FUND

Department		Water			
		Current Year	Proposed 2026-2027	Change	Primary reason
REVENUE					
Service Fees	\$	566,000.00	\$ 583,000.00	\$ 17,000.00	3-year average, plus 3% CPI
Additional Fees and Interest	\$	43,000.00	\$ 35,860.00	\$ (7,140.00)	Proposed decrease in additional fees/interest
TOTAL REVENUE	\$	609,000.00	\$ 618,860.00	\$ 9,860.00	
EXPENDITURES					
Personal Services	\$	184,600.00	\$ 202,497.00	\$ 17,897.00	Comp contingency of up to 3% . Based on CPI and License Pay Increase
Operational	\$	318,800.00	\$ 269,923.00	\$ (48,877.00)	
Debt-Service	\$	105,600.00	\$ 105,600.00	\$ -	
Capital	\$		\$ 40,840.00	\$ 40,840.00	
TOTAL EXPENDITURES	\$	609,000.00	\$ 618,860.00	\$ 9,860.00	
	\$		\$ -	\$ Available Funds	

	Current Year	Proposed 2026-2027	Change	Primary reason
REVENUE				
Gilchrist County Contribution	\$ 190,278.00	\$ 193,113.00	\$ 2,835.00	Based on Assessed Value
City of Trenton Contribution	\$ 82,016.00	\$ 83,382.00	\$ 1,366.00	
<i>Fund Balance</i>	\$ 167,477.00	\$ 129,900.00	\$ (37,577.00)	
TOTAL REVENUE	\$ 439,771.00	\$ 406,395.00	\$ (33,376.00)	
EXPENDITURES				
Personal Services	\$ -	\$ -	\$ -	
Operational	\$ 36,800.00	\$ 27,500.00	\$ (9,300.00)	
Capital	\$ 342,971.00	\$ 348,895.00	\$ 5,924.00	Available for Capital Projects
Façade Grant Improvements	\$ 60,000.00	\$ 30,000.00	\$ (30,000.00)	
TOTAL EXPENDITURES	\$ 439,771.00	\$ 406,395.00	\$ (33,376.00)	
	\$	\$ -	Available Funds	

Current Volunteer Fire Department Structure

- **Total budget:** \$222,000
- **Operations:** \$42,900
- **Equipment reserves:** \$35,000
- **Available for personnel/volunteers:** \$144,100

Volunteer Fire Chief

- Firefighter I certified
- \$800 monthly stipend (**\$9,600 annually**)

12-Hour Shift Stipends

- Firefighter II: **\$180 per shift**
- Firefighter I: **\$100 per shift**

High-Call-Volume Pay

- **\$20 per call after the fifth call** during a shift
- Limited to officially dispatched calls and qualifying station walk-ups
- Jumped or self-generated calls do not qualify

Expense	Annual cost
Chief stipend: $\$800 \times 12$	\$9,600.00
Employer FICA: 7.65%	\$734.40
Total chief cost	\$10,334.40
Remaining for shifts and other personnel costs	\$133,665.60

Volunteer Fire Department Structure Discussion:

- **Total budget:** \$222,000
- **Operations:** \$42,900
- **Equipment reserves:** \$35,000
- **Available for personnel/volunteers:** \$144,100

Option 1: Volunteer Chief with Volunteers

Option 2: Salary Chief with Volunteers

Chief Pay for Consideration:

Possible salary	Position Status	Salary + FICA only	Remaining for Volunteers	Salary with FRS + health	Remaining for Volunteers
\$9,600 — Current	Volunteer	\$10,334.40	\$133,665.60	0.00	No change
\$15,000	Volunteer	\$16,147.50	\$127,852.50	0.00	No change
\$20,000	Salary	\$21,530.00	\$122,470.00	\$37,358.00	\$106,642.00
\$25,000	Salary	\$26,912.50	\$117,087.50	\$44,627.50	\$99,372.50
\$50,000	Salary	\$53,825.00	\$90,175.00	\$80,975.00	\$63,025.00
\$60,000	Salary	\$64,590.00	\$79,410.00	\$95,514.00	\$48,486.00

** Recommend changing Chief Requirement to a FF2 Certification and Fire Officer 1 (or higher) preferred.*

Volunteer Shifts Available:

1 Person Shifts: Full 24/7 coverage requires **730 twelve-hour shifts annually:**

The coverage calculations do **not** include the chief's stipend, high-call-volume pay, training, physicals, uniforms, or other personnel expenses. This does include FICA & Workers Comp Estimation.

Coverage level	Annual shift cost
All shifts covered by FF1-FF2	\$84,000 - \$152,000

Additional Items to Consider:

One person on duty is valuable response coverage, but it is not a complete structural-fire response crew

One firefighter on duty can:

- Respond with an apparatus
- Assess the scene and establish command
- Request mutual aid and additional volunteers
- Begin exterior defensive operations when safe
- Establish a water supply
- Perform limited actions within their training and department policy
- Provide support on medical, vehicle, brush, and other non-structural calls

But **one firefighter cannot independently conduct an interior structural fire attack.**

Ordinarily, interior entry must wait until enough qualified responders arrive to meet two-in/two-out.

City of Trenton
 Fire Assessment Discussion
 Commission Meeting 08/24/2026

Current Rates of Maximum: 61%

2025 Call Response Average: 84%

2026 Call Response Average: Estimated Average 69%

Rate Scenarios



GOVERNMENT SERVICES GROUP, INC.

Rate Category	Current Rates	Maximum Rates	61% Rates	53.25%	40%	33.25%	28.75%
Residential	\$80.00	\$375.00	\$229.00	\$200.00	\$150.00	\$125.00	\$108.00
Non-Residential	\$100 - \$539.36	\$0.09	\$0.05	\$0.05	\$0.04	\$0.03	\$0.03
Estimated Gross Revenue		\$363,338	\$221,636	\$193,477	\$145,335	\$120,810	\$104,460
Estimated Buy-down		\$53,702	\$29,917	\$29,801	\$23,801	\$17,901	\$17,833
Government Buy-down		\$46,434	\$25,879	\$25,763	\$20,571	\$15,478	\$15,410
Institutional Tax-Exempt Buy-down		\$7,268	\$4,038	\$4,038	\$3,230	\$2,423	\$2,423
Estimated Net Revenue		\$309,636	\$191,719	\$163,676	\$121,534	\$102,909	\$86,627
Estimated Realized	\$80,000	\$291,058	\$180,216	\$153,856	\$114,242	\$96,734	\$81,429
Estimated Average Non-Residential Bldgs.							
Commercial – 3,816 sq. ft.	\$100.00	\$434.44	\$190.80	\$190.80	\$152.64	\$114.48	\$114.48
Industrial/Warehouse – 6,790 sq. ft.	\$169.75	\$611.10	\$339.50	\$339.50	\$271.60	\$203.70	\$203.70
Non-Exempt Institutional – 8,932 sq.ft.	\$223.30	\$803.88	\$446.60	\$446.60	\$357.28	\$267.96	\$267.96

City of Trenton
 Fire Assessment Discussion
 Commission Meeting 08/24/2026

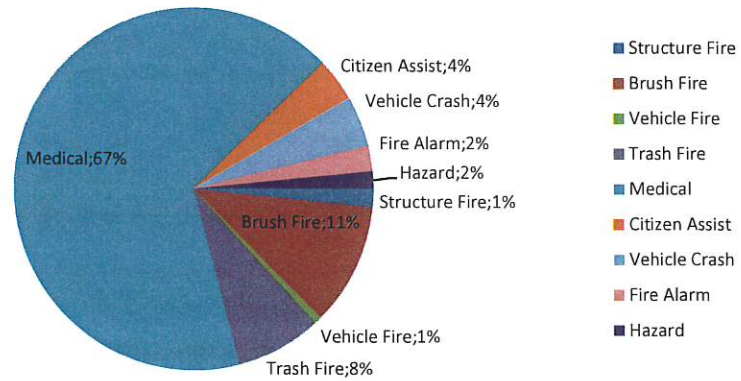
City of Trenton Fire Department Disbatch and Reponse December 2024 through July 2026			
	Disbatched	Responded	Percentage of Disbatched Calls
Dec-24	59	56	95%
Jan-25	64	50	78%
Feb-25	69	56	81%
Mar-25	68	66	97%
Apr-25	81	40	49%
May-25	66	56	85%
Jun-25	51	49	96%
Jul-25	64	61	95%
Aug-25	55	54	98%
Sep-25	60	54	90%
Oct-25	72	57	79%
Nov-25	58	45	78%
Dec-25	65	49	75%
Jan-26	64	83	130%
Feb-26	64	37	58%
Mar-26	64	41	64%
Apr-26	64	52	81%
May-26	64	46	72%
Jun-26	64	21	33%
Jul-26	64	31	48%

Actual Disbatch
 Unknown: Using
 Average of Last
 year

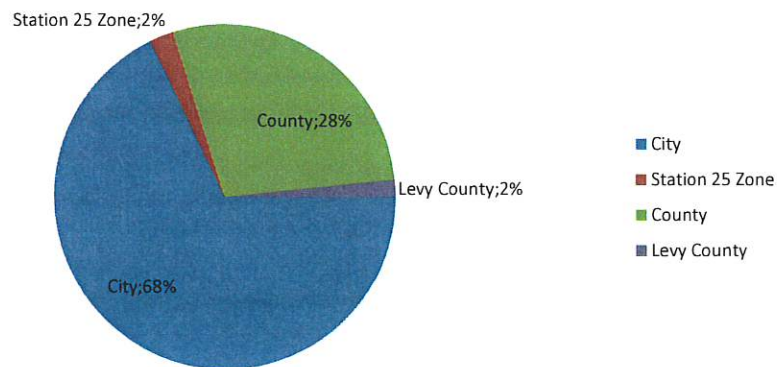
Trenton Fire Department Run Report 2026

	City	Station 25 Zone	County	Levy County	Total
Structure Fire	1	0	3	1	5
Brush Fire	8	2	20	4	34
Vehicle Fire	1	0	1	0	2
Trash Fire	13	0	11	0	24
Medical	163	4	41	0	208
Citizen Assist	12	0	0	0	12
Vehicle Crash	5	0	9	0	14
Fire Alarm	7	0	0	0	7
Hazard	1	1	3	0	5
Total	211	7	88	5	311

Call Type



Location



FIFTH CONTRACT EXTENSION

THIS FIFTH CONTRACT EXTENSION, made and entered into as dated and set forth below, by and between the City of Trenton, Florida a municipal corporation organized and existing under the laws of the State of Florida, whose mailing address is 500 North Main Street, Trenton, Florida 32693, (hereinafter called the "City"), and Waste Pro of Florida, Inc., a Florida Corporation, whose principal address is 2101 W. SR 434, Suite 315, Longwood, Florida 32779 and whose mailing address is 2101 W. SR 434, Suite 315, Longwood, Florida 32779, successor in interest to the Contract of Wesley Sanitation, Inc., a Florida Corporation (hereinafter called the "Contractor").

W I T N E S S E T H:

WHEREAS, the "Contractor" and the "City" did on the 13th day of September, 2001, enter into a Contract to provide refuse collection and disposal services within the "City" and to perform such work as may be incidental thereto, subject to Modification of Rates as set forth therein; and

WHEREAS, said Contract was modified by Modification of Contract between the parties on May 14, 2002 and by a Second Modification of Contract entered into between the parties on December 8, 2002; and,

WHEREAS, the Contract was extended by a Contract Extension dated September 27, 2004 entered into between the City of Trenton and Wesley Sanitation, Inc. extending the term of said original Contract from October 1, 2004 to September 30, 2009.

WHEREAS, the said Contract was further amended by a Third Modification of Contract on August 21, 2007 between the City of Trenton and Waste Pro of Florida, Inc., successor in interest to Wesley Sanitation, Inc.; and,

WHEREAS, the Contract was again extended by a Second Contract Extension dated July 29, 2009 entered into between the City of Trenton and Waste Pro of Florida, Inc., extending the term of the Contract from October 1, 2009 to September 30, 2014; and,

WHEREAS, the Contract was again extended by a Third Contract Extension dated September 9, 2014, extending the term of the Contract from October 1, 2014 to September 30, 2016; and,

WHEREAS, the Contract was again extended by a Fourth Contract Extension dated September 27, 2016, extending the term of the Contract from October 1, 2016 to September 30,

2021; and,

WHEREAS, the parties have entered into negotiations to again extend the Contract for an additional five (5) year term as more specifically set forth below;

NOW, THEREFORE, and for valuable consideration given and received by each party, and in consideration of the following mutual agreements and covenants, it is understood and agreed by and between the "City" and "Contractor" as follows:

1. The "Contractor" is hereby granted the sole and exclusive franchise, license, and privilege within the territorial jurisdiction of the City of Trenton, Florida and "Contractor" shall furnish all personnel, labor, equipment, trucks, and all other items necessary to provide Refuse Collection, both Residential and Commercial as defined in the Contract Documents, and removal and disposal services as specified herein and in the original Contract entered into on September 13, 2001, as subsequently modified, and to perform all of the work called for and described herein and in the original Contract and Contract Documents in accordance with the original Contract entered into on September 13, 2001, and as subsequently modified. This Fifth Contract Extension shall be for a period of five (5) years, from October 1, 2021 to September 30, 2026 at 12:00 midnight, and all charges for services made by "Contractor" to the "City" shall be in accordance with the attached Commercial Rate Schedule submitted by the "Contractor" to "City" for the "City" fiscal year 2021-2022, and in accordance with the residential rates provided by the Contractor. The parties agree that the regular residential pickup rates for curbside, twice per week, refuse and rubbish collection for year 1 of this extension for October 1, 2021 through September 30, 2022 shall be \$21.08 per month. For years 2, 3, 4, and 5 of this extension, the Contractor shall be entitled at its discretion on the anniversary date of each succeeding year to increase the regular residential rates charged for the upcoming year from the previous year based upon an increase in the Federal Consumer Price Index from the previous year subject, however, that any such increase shall not exceed a maximum of a three percent (3%) increase for each succeeding year. Notice of any proposed increase in rates for any upcoming year shall be provided by the "Contractor" to the "City" in writing at least thirty (30) days prior to the anniversary date in order to become effective for the next succeeding year.

The "City", beginning on October 1, 2021 also agrees to implement bulk furniture pickup/yard waste pickup 1 time per month for residential customers for an additional charge of

\$2.00 per month in addition to the Regular Residential Rate, which will increase the Regular Residential Rate from \$21.08 to \$23.08 per month. The initial term for the additional service and additional fee for bulk furniture pickup/yard waste pickup shall be one (1) year, which term shall automatically continue for successive one (1) year terms following the initial one (1) year term upon the mutual agreement of the parties. Should the "City" in its sole discretion determine that such service is no longer necessary upon expiration of the initial term, upon prior 30 days written notice provided by the "City" to "Contractor" the rate shall return to the regular residential rate then in effect at that time, and the additional service shall be discontinued.

2. In times of emergency consisting of, but not limited to, hurricanes, tornadoes and other natural disasters, the "City" and the "Contractor" hereby agree that the "Contractor" shall assist the "City" with storm debris removal upon request of the "City" from all property owned by, or under the jurisdiction or control of the "City", subject to negotiation of the price or rates to be charged to the "City" for such removal between the City Manager and the "Contractor", whenever such fees would be over and above the normal refuse collection charges normally billable to the "City", and where such requested services are not otherwise provided to the "City" by Gilchrist County Emergency Management Services.

In the event that the City Manager finds the price proposed to be charged by "Contractor" to be unreasonable or cost prohibitive, then the manager shall be free to engage any other contractor at the City's sole discretion to perform such debris removal to ensure that such debris removal occurs in an expeditious manner. In all cases the City Manager shall secure at the first reasonable opportunity approval from the Board of Commissioners of the "City" of the price charged by the "Contractor", and the Board of Commissioners retains the right to cancel or obtain the debris removal service from any other contractor at its sole discretion should the Board not approve the price or rates negotiated between the City Manager and the "Contractor".

3. The Contract Documents shall include by reference copies of the following documents, and this Fifth Contract Extension does hereby expressly incorporate same herein as fully as if set forth verbatim in this Fifth Contract Extension:

- a. The original Contract entered into dated September 13, 2001, consisting of pages 1-27 together with all attachments thereto.

b. Modification of Contract dated May 14, 2002, together with that certain Cash Performance Bond executed by the "Contractor" in favor of the "City" also dated May 14, 2002. (Note: The cash performance bond of Contractor was waived during the 2020-2021 budget year and excused by previous action of the "City" at a regular session of the Board.)

c. Second Modification of Contract dated December 8, 2002.

d. First Contract Extension dated September 27, 2004.

e. Resolution Number: 2004-09 of the City of Trenton, Florida approving a Contract Extension for Refuse Collection and Disposal Services as more particularly set forth in the original Contract dated September 13, 2001 and all exhibits thereto, together with all modifications to said Contract and in accordance with all terms of said Contract Extension with the City; Ordering and authorizing the work and services contemplated in said Contract Documents, and authorizing and approving new rates to be charged by Wesley Sanitation, Inc. to the City of Trenton, Florida in accordance with that certain Memorandum attached thereto as Exhibit "A" thereof.

f. Third Modification of Contract dated August 31, 2007.

g. Fourth Modification of Contract dated September 27, 2016.

h. Resolution Number 2009-06, of the City of Trenton, Florida approving a Second Contract Extension for Waste Pro of Florida, Inc. in accordance with proposed residential and commercial rates for City fiscal years 2009-2010 and extending said contract through 2014 in accordance with a new schedule of rates as attached thereto as Exhibit "A-1".

i. Resolution Number 2014-06 of the City of Trenton approving a Third Contract Extension for Waste Pro of Florida, Inc. in accordance with proposed residential and commercial rates for City fiscal years 2014-2015 and 2015-2016, in accordance with the schedule of rates in effect as of fiscal year 2013-2014, together with an annual adjustment to those rates based upon an annual Federal Consumer Price Index adjustment.

j. Resolution Number 2016-09 of the City of Trenton approving a Fourth Contract Extension for Waste Pro of Florida, Inc. in accordance with proposed residential and commercial rates for City fiscal years 2016-2017, 2017-2018, 2018-2019, 2019-2020, and 2020-2021.

k. Resolution Number 2021-05 of the City of Trenton approving a Fifth Contract

Extension for Waste Pro of Florida, Inc. in accordance with proposed residential and commercial rates for City fiscal years 2021-2022, 2022-2023, 2023-2024, 2024-2025, and 2025-2026.

4. All provisions of the original Contract entered into on September 13, 2001, including all attachments and exhibits thereto, all modifications of said Contract, all Contract Extensions, and all Resolutions pertaining to the services provided by the "Contractor", shall continue in full force and effect according to their terms, except to the extent that there is any conflict between the terms of this Fifth Contract Extension and the terms of the original Contract and all modifications thereto, any attachments, resolutions, and any exhibits thereto as set forth. All provisions of the Contract Documents shall be strictly complied with and conformed to by the "Contractor", and no amendment to the original Contract, any Contract Documents, or this Fifth Contract Extension, shall be made except upon the written consent of the parties hereto or as otherwise set forth in the original Contract which is being extended by this Fifth Contract Extension Agreement.

No amendment to the original Contract pursuant to this Fifth Contract Extension shall be construed to release either party from any obligation under any of the Contract Documents described herein except as specifically provided for in this Fifth Contract Extension or any future amendments to the Contract Documents mutually agreed to by the parties.

5. This Fifth Contract Extension is entered into subject to the following conditions:

a. The "Contractor" shall continue to keep in full force and effect through the term of this Fifth Contract Extension all of the insurance policies specified in, and required by the original Contract and Contract Documents.

b. The "Contractor" shall not be liable for the failure to wholly perform its duties as such failure is caused by catastrophe, riot, war, governmental order or regulation, strike, fire, accident, act of God or other similar or different contingency beyond the reasonable control of the "Contractor".

c. In the event any provision or portion of the original Contract which is being extended hereby, all exhibits attached thereto, any modifications thereto, any Resolutions by the "City" relative thereto, or pursuant to this Fifth Contract Extension, shall be found to be invalid or unenforceable, then such provision or portion thereof shall be reformed in accordance with applicable laws. The invalidity or unenforceability of any provisions or portion of any Contract

Document shall not effect the validity or enforceability of any of the other provisions of this Fifth Contract Extension or the Contract Documents.

d. The "Contractor" and the "City" agree that the "City" shall handle all billing for Residential and Commercial accounts, except as specifically excepted in the original Contract or Contract Documents with the "Contractor", and the "Contractor" shall pay to the "City" for providing billing services on behalf of the "Contractor" a fee of eight-percent (8%) of the gross amount of "Contractor's" monthly billing statement provided to the "City" each month. The "Contractor's" billing to "City" for services and the "Contractor's" payment to "City" for such billing service shall be governed by and in accordance with the parties written original Contract and Contract Documents as more specifically set forth therein.

e. The parties agree that at the conclusion of the term or this Contract Extension, the "Contractor" shall be give the opportunity to extend the contract for an additional five (5) year term based upon the mutual agreement of both the "City" and the "Contractor".

IN WITNESS WHEREOF, we, the contracting parties, by our duly authorized agents and representatives, hereto affix our signatures and seals this 11 day of October, 2021, A.D..

CITY OF TRENTON, FLORIDA
a Municipal Corporation of Gilchrist
County, Florida

By: Wesley "Lee" Deen
Wesley "Lee" Deen
Mayor-Commissioner
"City"

Pat Watson
Witness

Pat Watson
Printed Name of Witness

Trisha Taylor
Witness

Trisha Taylor
Printed Name of Witness

ATTEST:
By: Lyle Wilkerson
Lyle Wilkerson
City Clerk/City Manager

Dagmar L Miller
Witness

Dagmar L Miller
Printed Name of Witness

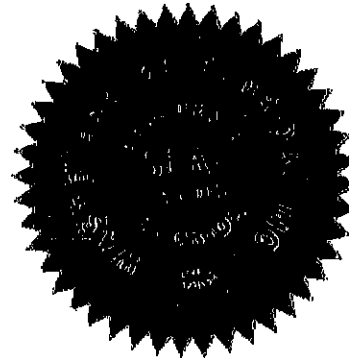
Carla Carroll
Witness

Carla Carroll
Printed Name of Witness

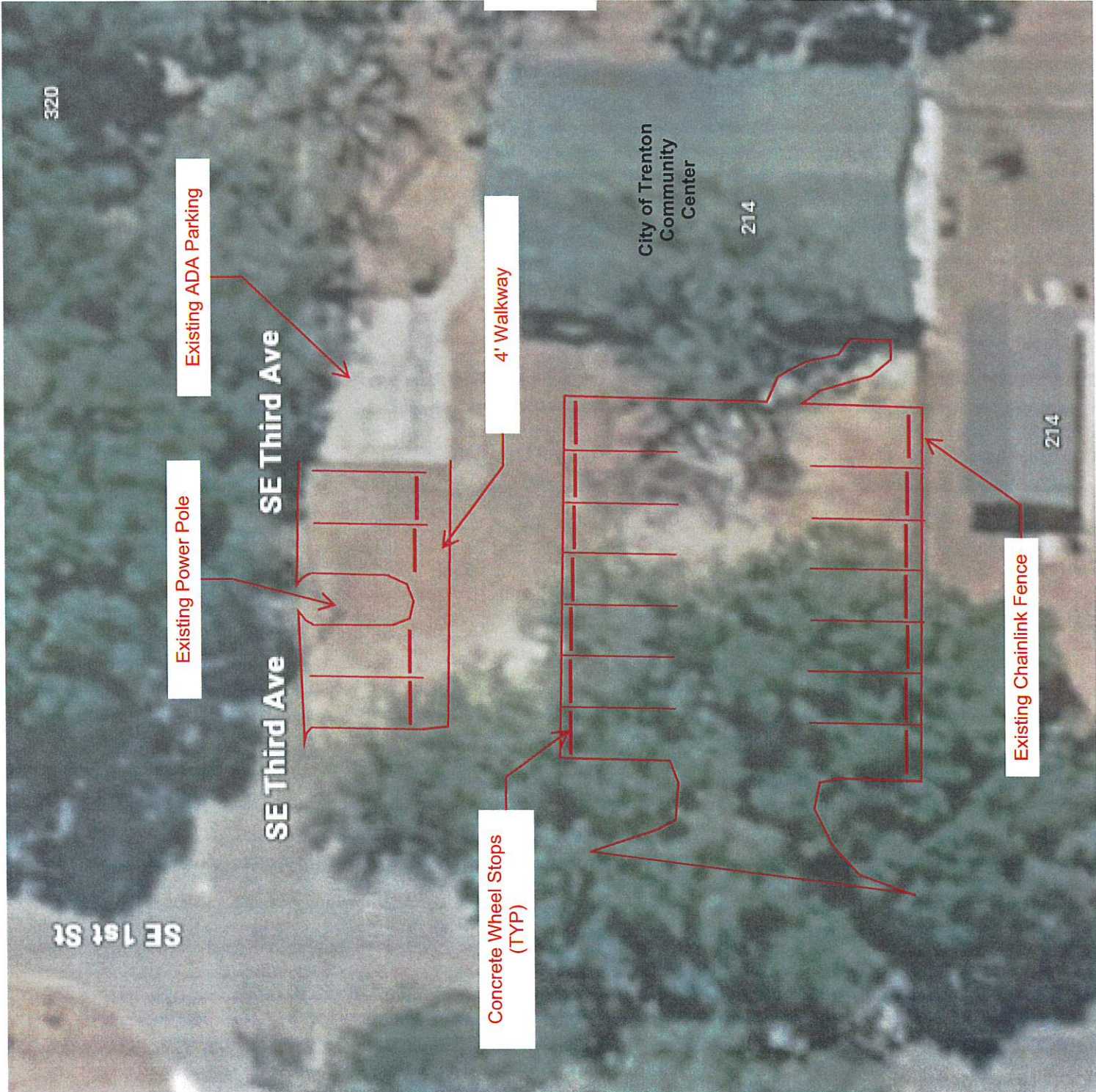
WASTE PRO OF FLORIDA, INC.,
a Florida Corporation

By: *[Signature]*
Its President, Vice-President or Chief
Executive Officer
"Contractor"

-CORPORATE SEAL-



[illegible]



Scope Includes:

18 Concrete Wheel Stops

15 White Parking Lines

+/-6,075 SF of Millings Parking Area

All Existing Trees to Remain

Follow existing Grades on site, adjust only to prevent any ponding in newly installed Milling Parking Lot

Concrete Wheel Stops
(TYP)

4' Walkway

Existing Power Pole

Existing ADA Parking

SE Third Ave

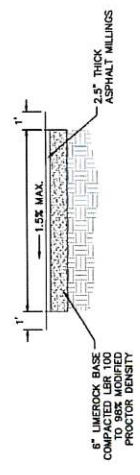
SE Third Ave

City of Trenton
Community
Center

214

214

Existing Chainlink Fence



**Millings Parking
Lot Detail**