

RESOLUTION NO. 2026 - _____

POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY (CRA) APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE AN AGREEMENT FOR PROFESSIONAL SERVICES BETWEEN THE CRA AND FPI SECURITY SERVICES, INC. FOR UNARMED ROVING SECURITY GUARD SERVICES IN THE NORTHWEST CRA DISTRICT; PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED BY THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY THAT:

SECTION 1. The Agreement for Professional Services between the Pompano Beach Community Redevelopment Agency (CRA) and FPI Security Services, Inc. for Unarmed Roving Security Guard Services for the Northwest CRA District, a copy of which Agreement is attached hereto and incorporated by reference as if set forth in full, is hereby approved.

SECTION 2. The proper officials are hereby authorized to execute said Agreement between the CRA and FPI Security Services, Inc.

SECTION 3. This Resolution shall become effective upon passage.

PASSED AND ADOPTED this 19th day of May, 2026.

REX HARDIN, CHAIRPERSON

ATTEST:

KERVIN ALFRED, SECRETARY

SERVICE CONTRACT

THIS AGREEMENT is made and entered into this _____ day of _____, 2026, by the Pompano Beach Community Redevelopment Agency (“CRA”) and Florida Patrol Investigators, Inc. d/b/a FPI Security Services, a Florida Corporation (“Contractor”).

WHEREAS, CRA requires services in the Northwest CRA District which Contractor is capable of providing under the terms and conditions described herein; and

WHEREAS, Contractor is able and prepared to provide such services to CRA under the terms and conditions set forth herein.

NOW, THEREFORE, in consideration of those mutual promises and the terms and conditions set forth hereafter, the parties agree as follows:

1. Contract Documents. This Agreement consists of the Scope of Work (Exhibit “A”), the Insurance Requirements (Exhibit “B”), RFP26-027 and the Contractor’s Response (Exhibit “C”) all of which are attached and made a part of this Agreement. It is further agreed that no modification, amendment or alteration in the terms or conditions shall be effective unless contained in a written document executed with the same formality and of equal dignity as this Agreement. None of the provisions, terms and conditions contained in this Agreement may be added to, modified, superseded or otherwise altered, except by written instrument executed by the parties in accordance with Paragraph 24, Waiver and Modification. In the event of any conflict or inconsistency between this Agreement and the provisions in the incorporated Exhibits, resolution shall be attained by giving precedence in the following order: (i) this Agreement, (ii) Exhibit “A”, and (iii) Exhibit “C”.

2. Purpose. CRA contracts with Contractor to provide unarmed roving security guard services within the Pompano Beach Northwest Community Redevelopment District (“NWCRA”) in furtherance of the CRA’s redevelopment objectives, including the reduction of conditions of slum and blight and the promotion of economic revitalization. Pursuant to Section 163.340(23), Florida Statutes, “community policing innovation” includes strategies designed to reduce crime by decreasing opportunities for criminal activity and increasing the perceived risk of engaging in such activity through visible presence in the community.

The Contractor shall support this statutory purpose by delivering community-oriented security services within the NWCRA. Such services shall include, but are not limited to, uniformed foot, bicycle, and/or mobile patrols; safety ambassador or hospitality-based services; proactive engagement with residents, business owners, and visitors; participation in business or neighborhood watch programs; monitoring and observation of designated areas; and timely reporting of suspicious or criminal activity to the appropriate law enforcement agency.

The Contractor shall maintain a visible and consistent presence within the NWCRA to enhance deterrence, improve perceptions of safety, and support increased pedestrian activity and economic vitality. All services shall be performed in a manner that aligns with the CRA's redevelopment goals and enhances the overall quality of life within the NWCRA.

The Contractor shall act solely within the scope of private security authority under applicable law and shall not exercise law enforcement powers. The Contractor shall coordinate, as appropriate, with local law enforcement agencies but shall not replace or supplant traditional policing functions, upon the terms and conditions set forth herein.

3. Scope of Work. Contractor will provide the services to be rendered as set forth in Exhibit "A" (the Work) and attached hereto and by reference incorporated herein and made a part hereof and

4. Term of Contract. This Contract shall be for an initial term of three (3) years, unless terminated earlier per Section 11 below, and shall commence upon date of contract execution by both parties.

5. Renewal. In the event CRA determines Contractor to be in full compliance with this Agreement and Contractor's performance to be satisfactory, then CRA shall have the option to renew this Agreement for two additional periods of one (1) year based on the same prices, terms and conditions upon the written consent of both the CRA and the Contractor. Written notice of intent to renew will be given to the Contractor by the CRA ninety (90) days before the before expiration date of contract. Renewal is subject to appropriation of funds by the CRA.

6. Maximum Obligation. CRA agrees to pay Contractor for providing the Work and insurance required hereunder. Both parties agree that unless otherwise directed by CRA in writing, Contractor shall continue to provide the Work for the term of this Agreement.

7. Price Formula, Payment and Invoices.

A. Price Formula. CRA agrees to pay Contractor for performance of the Work set forth in this Agreement as follows:

Payment for the work in year one shall not exceed Three Hundred Fifty Three Thousand Eight Hundred and Eight Dollars (\$353,808.00); however, in year two the hourly rates may be adjusted by the percentage in the Employment Cost Index ("ECI") for private industry workers, service occupations, wages and salaries (not seasonably adjusted) for the South Atlantic region as published by the U.S. Department Labor's bureau of Labor Statistics (BLS). The increase to go into effect will be the increase in the ECI series for the prior twelve-month period. The frequency of adjustment is annually commencing on year two of the contract and includes renewal periods.

B. Payment. All payments by CRA shall be made after the Work has been verified and completed. Unless disputed by CRA as provided herein, upon CRA's receipt of a Proper Invoice as defined in §218.72, Florida Statutes, as amended, CRA shall forward Contractor

payment for (i) construction services defined as all labor, services, and materials provided in connection with the construction, alteration, repair, demolition, reconstruction, or any other improvement to real property that require a license under Parts I and II of Chapter 489, Florida Statutes, within twenty-five (25) business days and (ii) forty five (45) days for all goods and services provided other than construction services.

CRA may temporarily remove for review any disputed amount, by line item, from an invoice and shall timely provide Contractor written notification of any such disputed charge. Contractor shall provide clarification and a satisfactory explanation to CRA, along with revised copies of all such documents if inaccuracies or errors are discovered, within ten (10) days of receipt of CRA's notice of the disputed amount

In the event CRA has a claim against Contractor for Work performed hereunder which has not been timely remedied in accordance with the provisions of this Article 7, CRA may withhold payment for the contested amount, in whole or in part, to protect itself from loss on account of defective Work, claims filed or reasonable evidence indicating probable filing of claims by other parties against Contractor, and/or Contractor's failure to make proper payments to subcontractors or vendors for material or labor. When the reason(s) for withholding payment are removed or resolved in a manner satisfactory to CRA, payment shall be made.

C. Invoices. Contractor shall submit invoices to CRA on a monthly basis which contain an itemized statement of personnel, services performed and hours worked.

8. Disputes. Any factual disputes between CRA and the Contractor in regard to this Agreement shall be directed to the CRA Executive Director for the CRA, and such decision shall be final.

9. Contract Administrators, Notices and Demands.

A. Contract Administrators. During the term of this Agreement, the CRA's Contract Administrator shall be Kimberly Vazquez and the Contractor's Contract Administrator shall be Daniel Gonzalez (or their authorized written designee) as further identified below.

B. Notices and Demands. A notice, demand, or other communication hereunder by either party to the other shall be effective if it is in writing and sent via email, facsimile, registered or certified mail, postage prepaid to the representatives named below or is addressed and delivered to such other authorized representative at the address as that party, from time to time may designate in writing and forward to the other as provided herein.

If to Contractor: Daniel Gonzalez, Vice President
1771 N Flamingo Road
Pembroke Pines, FL 33028
Office: (954)370-5300
Email: Dgonzalez@fpisecurity.com

If to CRA: Kimberly Vazquez, Contract Administrator

501 Dr. Martin Luther King Jr. Boulevard
Suite 1
Pompano Beach, FL 33060
Office: (954) 786-4655
Email: kimberly.vazquez@copbfl.com

10. Ownership of Documents and Information. All information, data, reports, plans, procedures or other proprietary rights in all Work items, developed, prepared, assembled or compiled by Contractor as required for the Work hereunder, whether complete or unfinished, shall be owned by the CRA without restriction, reservation or limitation of their use and made available at any time and at no cost to CRA upon reasonable written request for its use and/or distribution as CRA deems appropriate provided CRA has compensated Contractor for said Work product. CRA's re-use of Contractor's Work product shall be at its sole discretion and risk if done without Contractor's written permission. Upon completion of all Work contemplated hereunder or termination of this Agreement, copies of all of the above data shall be promptly delivered to the CRA's Contract Administrator upon written request. The Contractor may not disclose, use, license or sell any work developed, created, or otherwise originated hereunder to any third party whatsoever. The rights and obligations created under this Article shall survive the termination or expiration of this Agreement.

To the extent it exists and is necessary to perform the Work hereunder, CRA shall provide any information, data and reports in its possession to Contractor free of charge.

11. Termination. CRA or Contractor shall have the right to terminate this Agreement, in whole or in part, for convenience, cause, default or negligence, upon thirty (30) days advance written notice to other party.

If there is any material breach or default in Contractor's performance of any covenant or obligation hereunder which has not been remedied within thirty (30) business days after CRA's written Notice of Termination, CRA, in its sole discretion, may terminate this Agreement immediately and Contractor shall not be entitled to receive further payment for services rendered from the effective date of the Notice of Termination.

In the event of termination, CRA shall compensate Contractor for all authorized Work satisfactorily performed through the termination date under the payment terms set forth in Article 7 above and all Work product documents and materials shall be delivered to CRA within ten (10) business days from the Notice of Termination. If any Work hereunder is in progress but not completed as of the date of the termination, then upon CRA's written approval, this Agreement may be extended until said Work is completed and accepted by CRA.

12. Force Majeure. Neither party shall be obligated to perform any duty, requirement or obligation hereunder if such performance is prevented by fire, hurricane, earthquake, explosion, war, civil disorder, sabotage, accident, flood, acts of God or by any reason of any other matter or condition beyond the control of either party which cannot be overcome by reasonable diligence and without unusual expense ("Force Majeure"). In no event shall economic hardship or lack of funds be considered an event of Force Majeure. If either party is unable to perform or delayed in their performance of any obligations hereunder by reason of any event of Force Majeure, such

inability or delay shall be excused at any time during which compliance therewith is prevented by such event and during such period thereafter as may be reasonably necessary for either party to correct the adverse effect of such event of Force Majeure.

In order to be entitled to the benefit of this provision, within five (5) days after the beginning of any such delay, a party claiming an event of Force Majeure shall have given the other party written notice of the cause(s) thereof, requested an extension for the period and also diligently proceeded to correct the adverse effect of any Force Majeure. The parties agree that, as to this provision, time is of the essence.

13. Insurance. Contractor shall maintain insurance in accordance with Exhibit "B" throughout the term of this Agreement.

14. Indemnification. Except as expressly provided herein, no liability shall attach to the CRA or the City of Pompano Beach (City) by reason of entering into this Agreement.

A. Contractor shall at all times indemnify, hold harmless and defend the CRA, the City and their officials, employees, volunteers and other authorized agents from and against any and all claims, demands, suit, damages, attorneys' fees, fines, losses, penalties, defense costs or liabilities suffered by the CRA or the City caused by directly or indirectly from any negligent act, breach, omission, negligence, recklessness or misconduct of Contractor and/or any of its agents, officers, or employees hereunder, including any inaccuracy in or breach of any of the representations, warranties or covenants made by the Contractor, its agents, officers and/or employees, in the performance of services of this contract. Contractor agrees to investigate, handle, respond to, provide defense for, and defend any such claims at its sole expense and to bear all other costs and expenses related thereto, even if the claim(s) is/are groundless, false or fraudulent. To the extent considered necessary by CRA, any sums due Contractor hereunder may be retained by CRA until all of CRA or City's claims for indemnification hereunder have been settled or otherwise resolved, and any amount withheld shall not be subject to payment or interest by CRA.

B. Contractor acknowledges and agrees that CRA would not enter into this Agreement without this indemnification of the CRA and the City by Contractor. The parties agree that one percent (1%) of the total compensation paid to Contractor hereunder shall constitute specific consideration to Contractor for the indemnification provided under this Article and these provisions shall survive expiration or early termination of this Agreement.

15. Sovereign Immunity. Nothing in this Agreement shall be construed to affect in any way the rights, privileges and immunities of the CRA and the City and their agencies, as set forth in Article 768.28, Florida Statutes.

16. Non-Assignability and Subcontracting.

A. Non-Assignability. This Agreement is not assignable and Contractor agrees it shall not assign or otherwise transfer any of its interests, rights or obligations hereunder, in whole or in part, to any other person or entity without CRA's prior written consent which must be sought in writing not less than fifteen (15) days prior to the date of any proposed

assignment. Any attempt by Contractor to assign or transfer any of its rights or obligations hereunder without first obtaining CRA's written approval shall not be binding on CRA and, at CRA's sole discretion, may result in CRA's immediate termination of this Agreement whereby CRA shall be released of any of its obligations hereunder. In addition, this Agreement and the rights and obligations herein shall not be assignable or transferable by any process or proceeding in court, or by judgment, execution, proceedings in insolvency, bankruptcy or receivership. In the event of Contractor's insolvency or bankruptcy, CRA may, at its option, terminate and cancel this Agreement without any notice of any kind whatsoever, in which event all rights of Contractor hereunder shall immediately cease and terminate.

B. Subcontracting. Prior to subcontracting for Work to be performed hereunder, Contractor shall be required to obtain the written approval of the CRA's Contract Administrator. If the CRA's Contract Administrator, in his/her sole discretion, objects to the proposed subcontractor, Contractor shall be prohibited from allowing that subcontractor to provide any Work hereunder. Although Contractor may subcontract Work in accordance with this Article, Contractor remains responsible for any and all contractual obligations hereunder and shall also be responsible to ensure that none of its proposed subcontractors are listed on the *Convicted Vendors List* referenced in accordance with the provisions of Article 28 below.

17. Performance Under Law. The Contractor, in the performance of duties under the Agreement, agrees to comply with all applicable local, state and/or federal laws and ordinances including, but not limited to, standards of licensing, conduct of business and those relating to criminal activity.

18. Audit and Inspection Records. The Contractor shall permit the authorized representatives of the CRA to inspect and audit all data and records of the Contractor, if any, relating to performance under the contract until the expiration of three years after final payment under this contract.

The Contractor further agrees to include in all his subcontracts hereunder a provision to the effect that the subcontractor agrees that CRA or any of their duly authorized representatives shall, until the expiration of three years after final payment under the subcontractor, have access to and the right to examine any directly pertinent books, documents, papers and records of such subcontractor, involving transactions related to the subcontractor.

19. Adherence to Law. Both parties shall adhere to all applicable laws governing their relationship with their employees including, but not limited to, laws, rules, regulations and policies concerning worker's compensation, unemployment compensation and minimum wage requirements.

20. Independent Contractor. The Contractor shall be deemed an independent Contractor for all purposes, and the employees of the Contractor or any of its contractors, subcontractors and the employees thereof, shall not in any manner be deemed to be employees of CRA. As such, the employees of the Contractor, its Contractors or subcontractors, shall not be subject to any withholding for tax, social security or other purposes by CRA, nor shall such

Contractor, subcontractor or employee be entitled to sick leave, pension benefits, vacation, medical benefits, life insurance, workers or unemployment compensation or the like from CRA.

21. Mutual cooperation. The Contractor recognizes that the performance of this contract is essential to the provision of vital public services and the accomplishment of the stated goals and mission of CRA. Therefore, the Contractor shall be responsible to maintain a cooperative and good faith attitude in all relations with CRA and shall actively foster a public image of mutual benefit to both parties. The Contractor shall not make any statements or take any actions detrimental to this effort.

22. Public Records.

A. The CRA of Pompano Beach is a public agency subject to Chapter 119, Florida Statutes. The Contractor shall comply with Florida's Public Records Law, as amended. Specifically, the Contractor shall:

1. Keep and maintain public records required by the CRA in order to perform the service.

2. Upon request from the CRA's custodian of public records, provide the CRA with a copy of 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 for the duration of the contract term and following completion of the contract if the Contractor does not transfer the records to the CRA.

4. Upon completion of the contract, transfer, at no cost to the CRA, all public records in possession of the Contractor, or keep and maintain public records required by the CRA to perform the service. If the Contractor transfers all public records to the CRA upon completion of the contract, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the Contractor keeps and maintains public records upon completion of the contract, the Contractor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the CRA, upon request from the CRA's custodian of public records in a format that is compatible with the information technology systems of the CRA.

B. Failure of the Contractor to provide the above described public records to the CRA within a reasonable time may subject Contractor to penalties under 119.10, Florida Statutes, as amended.

PUBLIC RECORDS CUSTODIAN

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA

STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT:

**CRA Department Head Secretary
501 Dr. Martin Luther King Jr. Boulevard
Suite 1
Pompano Beach, Florida 33060
(954) 786-7823
Gabriela.Gencyigit@copbfl.com**

23. Governing Law. This Agreement has been and shall be construed as having been made and delivered within the State of Florida, and it is agreed by each party hereto that this Agreement shall be governed by the laws of the State of Florida, both as to interpretation and performance. Any action at law, or in equity, shall be instituted and maintained only in courts of competent jurisdiction in Broward County, Florida.

24. Waiver and Modification.

A. No waiver made by either party with respect to performance, manner, time, or any obligation of either party or any condition hereunder shall be considered a waiver of that party's rights with respect to the particular obligation or condition beyond those expressly waived in writing or a waiver of any other rights of the party making the waiver or any other obligations of the other party.

B. No Waiver by Delay. The CRA shall have the right to institute such actions or proceedings as it may deem desirable for effectuating the purposes of this Agreement provided that any delay by CRA in asserting its rights hereunder shall not operate as a waiver of such rights or limit them in any way. The intent of this provision is that CRA shall not be constrained to exercise such remedy at a time when it may still hope to otherwise resolve the problems created by the default or risk nor shall any waiver made by CRA with respect to any specific default by Contractor be considered a waiver of CRA's rights with respect to that default or any other default by Contractor.

C. Either party may request changes to modify certain provisions of this Agreement; however, unless otherwise provided for herein, any such changes must be contained in a written amendment executed by both parties with the same formality of this Agreement.

25. No Contingent Fee. Contractor warrants that other than a bona fide employee working solely for Contractor, Contractor has not employed or retained any person or entity, or paid or agreed to pay any person or entity, any fee, commission, gift or any other consideration to solicit or secure this Agreement or contingent upon or resulting from the award or making of this Agreement. In the event of Contractor's breach or violation of this provision, CRA shall have the right to terminate this Agreement without liability and, at CRA's sole discretion, to deduct from

the Price Formula set forth in Article 7 or otherwise recover the full amount of such fee, commission, gift or other consideration.

26. Attorneys' Fees and Costs. In the event of any litigation involving the provisions of this Agreement, both parties agree that the prevailing party in such litigation shall be entitled to recover from the non-prevailing party reasonable attorney and paraprofessional fees as well as all out-of-pocket costs and expenses incurred thereby by the prevailing party in such litigation through all appellate levels.

27. No Third Party Beneficiaries. Contractor and CRA agree that this Agreement and other agreements pertaining to Contractor's performance hereunder shall not create any obligation on Contractor or CRA's part to third parties. No person not a party to this Agreement shall be a third-party beneficiary or acquire any rights hereunder.

28. Public Entity Crimes Act. As of the full execution of this Agreement, Contractor certifies that in accordance with §287.133, Florida Statutes, it is not on the *Convicted Vendors List* maintained by the State of Florida, Department of General Services. If Contractor is subsequently listed on the *Convicted Vendors List* during the term of this Agreement, Contractor agrees it shall immediately provide CRA written notice of such designation in accordance with Article 9 above.

29. Entire Agreement. This document incorporates and includes all prior negotiations, correspondence, conversations, agreements or understandings applicable to the matters contained herein, and the parties agree that there are no commitments, agreements or understandings concerning the subject matter of this Agreement that are not contained in this document. Accordingly, it is agreed that no deviation from the terms hereof shall be predicated upon any prior representations or agreements, whether oral or written.

30. Headings. The headings or titles to Articles of this Agreement are not part of the Agreement and shall have no effect upon the construction or interpretation of any part of this Agreement.

31. Counterparts. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument. A photocopy, email or facsimile copy of this Agreement and any signatory hereon shall be considered for all purposes as original.

32. Approvals. Whenever CRA approval(s) shall be required for any action under this Agreement, said approval(s) shall not be unreasonably withheld.

33. Absence of Conflicts of Interest. Both parties represent they presently have no interest and shall acquire no interest, either direct or indirect, which would conflict in any manner with their performance under this Agreement and that no person having any conflicting interest shall be employed or engaged by either party in their performance hereunder.

34. Binding Effect. The benefits and obligations imposed pursuant to this Agreement shall be binding and enforceable by and against the parties hereto.

35. Severability. Should any provision of this Agreement or the applications of such provisions be rendered or declared invalid by a court action or by reason of any existing or subsequently enacted legislation, the remaining parts of provisions of this Agreement shall remain in full force and effect.

THE REMAINDER OF THE PAGE IS INTENTIONALLY LEFT BLANK

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the date and year first above written.

Signed, Sealed and Witnessed
In the Presence of:

**POMPANO BEACH COMMUNITY
REDEVELOPMENT AGENCY**

Print Name: _____

By: _____
Rex Hardin, Chairman

Print Name: _____

By: _____
Gregory P. Harrison, Executive Director

ATTEST:

Print Name: _____

By: _____
Kervin Alfred, Secretary

"CONTRACTOR"

FPI Security Services, Inc.

Witnesses:

Jennifer Arnold
Jennifer Arnold
(Print or Type Name)

By: *[Signature]*
Daniel Gonzalez, Vice President

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me, by means of physical presence or online notarization, this 4th day of May, 2026, by Daniel Gonzalez, Vice President of FPI Security Services, Inc., a Florida corporation. He/she is personally known to me or who has produced _____ (type of identification) as identification.

[Signature]

NOTARY'S SEAL:



NOTARY PUBLIC, STATE OF Florida
Karina Cartagena
(Name of Acknowledger Typed, Printed or Stamped)
HH 528487
Commission Number

Exhibit A

Scope of Services

All personnel provided under the agreement shall have site-specific training by a qualified representative of the Contractor who is familiar with the required duties of the site. Unarmed roving security officers will be responsible to render security services in a diligent, careful, thorough, and professional manner consistent with providing excellent service. Security officers assigned will report for duty on time, ready to work, in proper uniform, with necessary equipment.

The unarmed, roving security guard(s) will be required to, at a minimum:

- a. To act as “Ambassadors” for the district, including dissemination of information of policies, programs and CRA initiatives in the area.
- b. Make direct contact and become familiar with the businesses on the patrol routes and provide information including name and phone number. This should occur for every rotation cycle of the guards assigned to the area.
- c. Patrol and complete routine inspection(s) of all vacant lots, occupied and vacant buildings, public alleyways, streets and sidewalks on a continual basis. Inspection of buildings shall include interior (when occupied) and surrounding exterior.
- d. Possess a means of transportation (bicycle/vehicle) to ensure the guard’s ability to patrol all areas on a continual basis, do routine foot patrols in specific areas and respond to incidents in a timely manner.
- e. Possess a communication device(s) to enable contact with CRA personnel, police, fire or emergency vehicles, as necessary. Verbal communications, in person, by radio or by phone, must be in clear, concise, understandable English.
- f. Remain alert, observant, record and report any unusual or suspicious behavior.
- g. Detect and prevent theft and vandalism.
- h. Detect, prevent and report ongoing vagrancy, loitering violations and problem areas to the CRA staff.
- i. React and take appropriate measures by contacting the appropriate authorities (Fire, Sheriff’s Dept or designated CRA staff member) in the event of fire, theft, vandalism, illegal dumping or any other unusual situation.
- j. Report any abandoned, unserviceable or illegally parked vehicles to the designated CRA staff member.
- k. Maintain accurate records utilizing a real time incident software tracking system, capable of generating reports of all incidents in the Patrol Areas.

- l. Prepare and submit incident report(s) to the CRA staff. Incident report must include an explanation describing the nature of the incident, time and location of incident and actions taken to resolve the incident. A monthly incident summary report of all activities should be submitted to CRA staff by the 5th of the following month.
- m. Escort area patrons, business owners or employees to their car, upon request.
- n. Maintain sign-in sheets and/or time cards for each shift as required.
- o. Report for duty at the designated starting time, and remain until relieved by the relief guard or at the designated end of the shift if no relief guard is assigned.
- p. Ensure all articles found or turned in are submitted to the appropriate CRA staff.
- q. Be sufficiently familiar with the properties in the Northwest District surrounding the Dr. Martin Luther King Jr. Blvd. corridor and Old Pompano, businesses, buildings and events to be able to give accurate directions and information to residents and visitors.
- r. Perform other duties as assigned by designated CRA staff.



EXHIBIT B

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

5/5/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Arthur J. Gallagher Risk Management Services, LLC 10900 NE 8th St. Ste 750 Bellevue WA 98004	CONTACT NAME: Jenn Moore PHONE (A/C, No, Ext): 425-586-1023 FAX (A/C, No): 425-451-3716 E-MAIL ADDRESS: HOACERTREQ.BEL@AJG.com
	INSURER(S) AFFORDING COVERAGE INSURER A: Hamilton Select Insurance Inc. NAIC # 17178 INSURER B: Indian Harbor Insurance Company 36940 INSURER C: Lexington Insurance Company 19437 INSURER D: Berkley Regional Insurance Company 29580 INSURER E: INSURER F:
INSURED FPI Security Services, Inc. 1771 N Flamingo Road Pembroke Pines FL 33028	License#: 0D69293 FPISECU-01

COVERAGES **CERTIFICATE NUMBER:** 1796942935 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:	Y	Y	GCS00224836	2/1/2026	2/1/2027	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 0 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 E&O / Prof Lia \$ \$1m/\$2m
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A B C	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$	Y	Y	ECHS00232086 SXS0071420 029316059	2/1/2026 2/1/2026 2/1/2026	2/1/2027 2/1/2027 2/1/2027	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 2,000,000 Total with Excess: \$ \$5,000,000 PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				
D	EPL/Crime/Fidelity EPL \$1m			BMP-1121128-00	2/1/2026	2/1/2027	\$3,000,000 limit per occurrence/loss Third Parties' limit \$25,000 deductible \$3,000,000

APPROVED
Brittney Dixon
 By Brittney Dixon at 7:19 am, May 06, 2026

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
 PRIVATE SECURITY AGENCY & GUARD SERVICES (BOTH ARMED & UNARMED) ANY & ALL LOCATIONS WITHIN THE U.S., IT'S TERRITORIES & POSSESSIONS.

WHERE REQUIRED BY WRITTEN CONTRACT, THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED ON A PRIMARY & NON-CONTRIBUTORY BASIS INCLUDING COMPLETED & ONGOING OPERATIONS WITH RESPECT TO COVERAGE REFLECTED. WAIVER OF SUBROGATION APPLIES IN FAVOR OF THE CERTIFICATE HOLDER. / COMMERCIAL GENERAL LIABILITY COVERAGE EXTENDS TO MOBILE EQUIPMENT OPERATION E.G. GOLF CART, SEGWAY, CHERRY PICKER (EYE IN SKY) & SUCH (AS APPLICABLE).

See Attached...

CERTIFICATE HOLDER**CANCELLATION 30 Days / 10 for Non-Payment**

City of Pompano Beach
 Pompano Beach CRA
 100 WEST ATLANTIC BLVD
 POMPANO BEACH, FL 33060

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ACORD 25 (2016/03)

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THIS CERTIFICATE SUPERSEDES PREVIOUSLY ISSUED CERTIFICATE



ADDITIONAL REMARKS SCHEDULE

AGENCY Arthur J. Gallagher Risk Management Services, LLC		NAMED INSURED FPI Security Services, Inc. 1771 N Flamingo Road Pembroke Pines FL 33028	
POLICY NUMBER		EFFECTIVE DATE:	
CARRIER	NAIC CODE		

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
FORM NUMBER: 25 **FORM TITLE:** CERTIFICATE OF LIABILITY INSURANCE

UMBRELLA FOLLOWS FORM OF GENERAL LIABILITY
 3rd Layer of Excess Umbrella: Lexington Insurance Company \$2m - total of \$5m in Excess Liability
 City of Pompano Beach/Pompano Beach CRA are additional insured with respect to General Liability and Umbrella liability policy; Coverage is primary and non-contributory. Waiver of Subrogation is granted as respects to General Liability policy.

EXHIBIT C



Issued by the Pompano Beach Community Redevelopment Agency



REQUEST FOR PROPOSALS (RFP)

RFP26-027 – Unarmed Roving Security Guard Services

(Addendum 1 changes Marked in Red)

**Non-Mandatory Pre-Proposal Meeting:
February 19, 2026, at 2:00 PM**

**RFP OPENING: March 16, 2026, at 2:00 PM
Virtual Zoom Meeting
For access, go to:
<https://www.pompanobeachfl.gov/meetings>**



February 11, 2026

Dear Prospective Proposers,

SUBJECT: REQUEST FOR PROPOSALS (RFP) RFP26-027 - Unarmed Roving Security Guard Services

The Pompano Beach Community Redevelopment Agency ("CRA") is seeking sealed Proposals from qualified companies/firms to provide Unarmed Roving Security Guard Services to the CRA for the Northwest and East CRA Districts in the City of Pompano Beach, FL.

Proposers must be registered on the City's eBid System to view the solicitation documents and respond to this solicitation. The complete solicitation document can be downloaded for free from the eBid System at <https://pompanobeachfl.ionwave.net/>. Proposals must bear the electronic signature of an authorized officer of the Proposer who is legally authorized to enter into a contractual relationship in the Proposer's name. THE CITY will consider the submittal of a proposal as constituting an offer by the Proposer to perform the required services at the prices stated herein. The City is not responsible for the accuracy or completeness of any documentation the Proposer receives from any source other than the eBid System. The proposer is solely responsible for downloading all required documents. Responses will be electronically unsealed in a public forum and read aloud.

Proposals must be submitted electronically at (<https://pompanobeachfl.ionwave.net>), referred to hereinafter as the eBid System, on or before the date and time stated in **Section 2 —Schedule of Events. Proposals received after 2:00:00 p.m. ET on the due date will not be considered, and late bids will not be accepted.**

Cone of Silence shall take effect once this solicitation is released to the General Public and shall remain in effect until the City Commission has taken final action to approve or reject an award, or otherwise terminate the solicitation. During the Cone of Silence period, Respondents to this solicitation, or persons acting on their behalf, including lobbyists, shall not communicate, directly or indirectly, regarding any aspect of this solicitation with any member of the City Commission, the City Clerk, the City Manager's Office, any Evaluation Committee member, or any other City of Pompano Beach employee, except in writing to the Procurement and Contracts Department staff as expressly permitted in this solicitation. Violation of the Cone of Silence may be grounds for rejection of a Proposal or other appropriate action as permitted by City ordinance.

All communications must go through the eBid System (IonWave) or the Purchasing Agent assigned to this solicitation, Eric Seifer, at (954)786-4166, or eric.seifer@copbfl.com. Any information that amends any portion of this solicitation received by any method other than an Addendum issued through IonWave is not binding on the City of Pompano Beach.

Carefully read all portions of the RFP document to ensure the Proposer's bid fully complies with all requirements.

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1. DEFINITIONS

The following words, when used in this RFP, shall have the meanings ascribed to them, except where the context indicates a different meaning:

- **“Bid”** means an offer or Proposal submitted by a Proposer in response to any formal bid or solicitation. The terms **“Bid” and “Proposal”** may be used interchangeably throughout this RFP.
- **“Contract”** means any agreement resulting from this RFP. **“Contract” and “Agreement”** may be used interchangeably throughout this RFP.
- **“Project”** means furnishing all labor, materials, equipment, and services necessary to perform Unarmed Roving Security Guard Services and related services in accordance with this RFP and any resulting Agreement.
- **“Proposer”** means the company/firm, corporation, joint venture, partnership, individual, or other legal entity submitting a Proposal to this RFP. The terms Proposer and Contractor may be used interchangeably throughout this RFP.
- **“Proposal”** means the complete response of the Proposer to the RFP, including adequately completed forms and supporting documentation. The terms "Proposal" and "Solicitation" may be used interchangeably throughout this RFP. The insurance requirements described herein reflect those deemed necessary by the City for the agreement/contract.
- **“CRA”** means the Pompano Beach Community Redevelopment Agency.
- **“City”** means the City of Pompano Beach, Florida, which is acting as the procurement agent on behalf of the CRA for purposes of this solicitation.

Unless otherwise stated, references to the **“City”** or the **“CRA”** in this RFP may be used interchangeably where the context so requires.

2. SCHEDULE OF EVENTS

RFP Number:	RFP26-027
RFP Title:	Unarmed Roving Security Guard Services
Release Date:	February 11, 2026
Date Published In Sun-Sentinel	February 14, 2026
Non-Mandatory Pre-Proposal Meeting:	February 19, 2026, at 2:00 PM
Written Questions And Inquiries Are Due On Or Before:	March 6, 2026, at 5:00 PM
RFP Responses Due Date/Time:	March 16, 2026, at 2:00 PM
Evaluation Committee Meetings	March 25, 2026 (Tentative)
Recommendation For Award:	TBD
Direct All Inquiries To:	https://pompanobeachfl.ionwave.net
E-Proposal Submittals Only:	https://pompanobeachfl.ionwave.net
Proposal Virtual Opening:	https://www.pompanobeachfl.gov/meetings

3. INTRODUCTION AND GENERAL INFORMATION

3.1. Introduction

The Pompano Beach Community Redevelopment Agency (“CRA”) is soliciting Proposals from experienced security companies to establish firm pricing for unarmed, roving security guard services. A security consultant/security company will be selected based on previous experience working in an urban setting and experience in handling resident and business owner concerns within transitional neighborhoods.

It will be up to the security consultants/security company to estimate the required amount of staffing to achieve the desired results in the Northwest and East CRA Districts. The cost with hours must be separated by the Northwest District and the East District. Services shall be provided from 8:00 a.m. to 11:00 p.m. seven (7) days a week. At minimum, 112 hours per week should be dedicated to the East CRA District; and at minimum, 255 hours per week should be dedicated to the Northwest CRA District. Extra staffing may be required during nationally recognized holidays for the City, CRA, and private special events in the service areas.

Services will be required in both of the CRA (Northwest/East) Districts, outlined as follows:

1. Northwest District - Dr. Martin Luther King Jr. Boulevard / Old Pompano Boundary Map (Map #1)

Services will be required along the Dr. Martin Luther King Jr. corridor to the north and Atlantic Boulevard to the south, crossing Dixie Highway/FEC RR and within an area known as Old Town. The western boundary is at the intersection of I-95 overpass/MLK Blvd, and the eastern boundary is the intersection of N.E. 1st Avenue/Atlantic Blvd. Please refer to the attached aerial boundary map below as a reference. The CRA reserves the right to add, delete, and/or change locations and hours of service throughout the term of the agreement/contract, at the established firm pricing, by advanced written notice to the Proposer as depicted in the map.



2. East District - East Atlantic Boulevard/McNab Park (Map #2)

Services will be required along the East Atlantic Boulevard commercial corridor, from Federal Highway to the Intracoastal Waterway, and on S.E. 2nd Street, from Federal Highway to S.E. 25th Avenue, with an emphasis on McNab Park and Harbor Village. The CRA reserves the right to add, delete, and/or change locations and hours of service throughout the term of the agreement/contract, at the established firm pricing, by advanced written notice to the Proposer as depicted in the map.



3.2. Budget Considerations

The CRA has a limited amount of funding allocated for the services described in this RFP. Any award resulting from this solicitation is subject to the availability of funding and CRA approval. The CRA reserves the right to negotiate the final scope of services, service frequency, work schedule, and pricing with the highest-ranked Proposer as part of final contract negotiations to align services with operational needs and available funding.

3.3. Term of Agreement/Contract

The agreement/contract resulting from this RFP shall commence upon the date of agreement/contract execution by both parties and shall be for an initial three (3) year term with two (2) one (1) year option renewal terms, not to exceed five (5) years in total based on the same prices, terms and conditions, by mutual agreement of the Contractor and the CRA.

Any renewal will be subject to appropriation of funds by the CRA. The CRA will give the Contractor written notice of intent to renew, typically 90 days prior to the expiration date of the current agreement/contract.

In the event the CRA does not opt to renew the agreement/contract as stated above, or the CRA and Contractor are unable to reconfirm or renegotiate hourly wage rates for another year, the CRA shall have the option of extending this agreement/contract at the current rates, one month at a time, not to exceed six months total.

The hourly wage will remain fixed for the initial twelve-month (12 month) period. Beginning in year two, as of the date of agreement/contract execution, the basic hourly wage rate can be adjusted by the percentage change in the Employment Cost Index for private industry workers, service occupations, wages and salaries (not seasonally adjusted), for the South Atlantic region as published by the U.S. Department of Labor's Bureau of Labor Statistics (BLS). The increase to go into effect will be the increase in the ECI series for the prior twelve-month (12 month) period. The frequency of adjustment is annual, commencing in the second year of the agreement/contract, and includes renewal periods. It is the sole responsibility of the Contractor to request in writing wage adjustments under the agreement/contract. Requests must be received by the CRA at a minimum of ninety (90) days in advance of the renewal date.

3.4. Non-Mandatory Pre-Proposal Meeting

The Non-Mandatory Pre-Proposal Meeting will be held via Zoom on **February 19, 2026, at 2:00 PM**. For the Zoom meeting details, please visit: <https://www.pompanobeachfl.gov/meetings>

3.5. Proposal Submittal Due Date

The City will receive sealed proposals by **March 16, 2026, at 2:00 PM**. Proposals must be submitted electronically through the eBid System on or before the due date/time stated above. Any proposal received after the due date will not be considered.

3.6. Questions and Communication

<http://www.pompanobeachfl.ionwave.net> is the official method used by the Procurement and Contracts Department, which has approved the distribution and communication of all competitive solicitations. All questions regarding this RFP must be submitted using the Questions feature in the eBid System on or before **March 6, 2026, at 5:00 PM** via <http://www.pompanobeachfl.ionwave.net/>. Questions received after this date and time will not be answered. Questions submitted by Proposers will be answered through the IonWave Questions feature or via Addenda, if necessary. Any verbal or written information obtained from sources other than the information included in this RFP document or by an Addendum shall not be binding on the City.

4. SCOPE OF SERVICES

4.1. Scope of Services:

All personnel provided under the agreement/contract will be responsible for rendering security services in a diligent, careful, thorough, and professional manner consistent with providing excellent service. Security officers assigned will report for duty on time, ready to work, in proper uniform, and equipped with the necessary items. Security guards shall be of the highest moral character.

4.2. Tasks and Deliverables

The unarmed, roving security guard(s) will be required to, at a minimum:

1. To act as “Ambassadors” for the districts, including the dissemination of CRA-provided information on policies, programs, and initiatives in the area.
2. Make direct contact and become familiar with the businesses on the patrol routes, and provide information, including name and phone number. This should occur for every rotation cycle of the guards assigned to the area.
3. Patrol and complete routine inspection(s) of all vacant lots, occupied and vacant buildings, public alleyways, streets, and sidewalks on a continual basis. Inspection of buildings shall include interior (when occupied) and the surrounding exterior of the premises for loitering, illegal, and illicit activities.
4. Possess a means of transportation (bicycle/vehicle) to ensure the guard’s ability to patrol all areas on a continual basis, as well as to respond to incidents in a timely manner.
5. ~~Possess and wear body cameras.~~
6. Possess a communication device to enable contact with CRA personnel, police, fire, or emergency vehicles, as necessary. Verbal communications, whether in person, by radio, or by phone, must be in clear, concise, and understandable English.
7. Remain alert, observe, record, and report to the supervisor, CRA staff, or Broward Sheriff’s Officer any unusual, criminal, or suspicious behavior.
8. Detect and prevent theft and vandalism.
9. Detect, prevent, and report ongoing vagrancy, loitering violations, and problem areas to the CRA staff.
10. React and take appropriate measures by contacting the appropriate authorities (Fire, Sheriff’s Dept, or designated CRA staff member) in the event of fire, medical, theft, vandalism, illegal dumping, or any other unusual situation.
11. Report any abandoned, unserviceable, or illegally parked vehicles to the designated CRA staff member.
12. Maintain accurate records utilizing a real-time incident software tracking system, capable of generating reports of all incidents in the Patrol Areas.
13. Prepare and submit monthly incident reports by district to the CRA staff. An incident report must include an explanation describing the nature of the incident, the time and location of the incident, and actions taken to resolve the incident.
14. Escort area patrons, business owners, or employees to their car, upon request.
15. Maintain sign-in sheets and/or time cards for each shift as required.
16. Report for duty at the designated starting time, and remain until relieved by the relief guard or at the designated end of the shift if no relief guard is assigned.
17. Ensure all articles found or turned in are submitted to the appropriate CRA staff.
18. Be sufficiently familiar with the properties in the Northwest District surrounding the Dr. Martin Luther King Jr. Blvd. corridor and Old Pompano, businesses, buildings, and events to be able to give accurate directions and information to residents and visitors.
19. Be sufficiently familiar with the properties in the East District on East Atlantic Boulevard, Pompano Beach Boulevard, and SR A1A to be able to give accurate directions and information to residents, merchants, and visitors.
20. Perform other duties as assigned by designated CRA staff.

Security guards are prohibited from sleeping or napping on duty. Security guards who are observed sleeping or napping on duty will be terminated immediately and must leave in a quiet and orderly manner. The CRA will notify the Contractor, and the Contractor will be responsible for providing immediate replacement of the security guard. The terminated security guard will no longer be assigned to the CRA.

Security guards are prohibited from having unauthorized visitors. Unauthorized visitor(s) will be asked to leave immediately in a quiet, orderly fashion. Repeated visits by unauthorized visitor(s) will result in the termination of the security guard. Security guards shall not solicit or accept gratuities from employees, tenants, citizens, or other persons using the premises for any reason whatsoever. Security guards shall not carry any type of firearm, whether concealed, exposed, or encased. Doing so is grounds for termination.

5. SUBMITTAL INSTRUCTIONS AND REQUIREMENTS

5.1. Submission Format Requirements

Proposals must be submitted electronically through the eBid System (<https://pompanobeachfl.ionwave.net>) on or before the date and time stated in Section 2-Schedule of Events. Please follow all the steps and requirements to submit proposals at <http://www.pompanobeachfl.ionwave.net/>. Submissions must include all documents, requirements, and attachments advertised on the website, as listed in the Attributes tab and the Response Attachments tab of the eBid System.

The City will not be responsible for delays caused by technical or other issues. It is the sole responsibility of the Proposer to ensure that their Proposal is successfully submitted to the eBid System before the established deadline for Proposal submission.

The City reserves the right to reject and not consider any proposals that are not submitted according to the requirements established herein.

5.2. Proposer's Responsibilities

Before submitting a response, the Proposer shall be solely responsible for conducting any necessary investigations, evaluations, and examinations to ascertain all conditions and requirements affecting the full performance of the Contract. Ignorance of such conditions and requirements, and/or failure to make such evaluations, investigations, and examinations, will not relieve the Proposer from any obligation to comply with every detail and with all provisions and requirements of the Contract and will not be accepted as a basis for any subsequent claim whatsoever for any monetary consideration on the part of the Proposer.

5.3. Costs Incurred by the Proposer in Preparation of the Proposal

Proposers are responsible for any and all costs associated with responding to this RFP. The City will not reimburse any Proposer for preparation, submittal, travel, or per diem costs. All expenses involved with the preparation and submission of Proposals, or any work performed in connection with this solicitation, shall be the sole responsibility (and shall be at the sole cost and expense) of the Proposer and shall not be reimbursed by the City.

5.4. Composition Of Project Team

The principals and personnel named in the proposal must perform the services throughout the contractual term, unless otherwise provided for by a negotiated contract or a written amendment to the same, executed by both parties. No diversion or substitution of principals or personnel will be allowed unless a written request that sets forth the qualifications and experience of the proposed replacement(s) is submitted to and approved by the City in writing.

5.5. Environmental Regulations

The City reserves the right to consider the Proposer's history of citations or violations of Environmental Regulations and investigate the Proposer's responsibility. Furthermore, it reserves the right to declare the Proposer not responsible if the history of violations warrants such a determination in the City's opinion. The Proposer shall submit a complete history of all citations, violations, notices, and dispositions within the Proposal. The non-submission of any such documentation shall be deemed an affirmation by the Proposer that there are no citations or violations. The Proposer shall notify the City immediately of notice of any citation or violation, which the Proposer may receive after the RFP opening date and during the time of performance of any contract/agreement awarded to it.

6. PROPOSAL REQUIREMENTS AND EVALUATION CRITERIA

6.1. Minimum Experience and Technical Qualifications

The Proposer must be in business performing security guard services of a similar nature to the services required by the CRA for a period of three (3) years prior to the submittal deadline of this Request for Proposals.

All security contracting companies/firms must be familiar with and have experience with the following:

1. Coordinating with local law enforcement
2. Patrolling retail districts and interacting with multiple business owners
3. Patrolling blighted areas and the ability to report or document nuisance issues
4. Transitional neighborhoods
5. Working in Urban/Public areas
6. Interaction with residents and businesses

All security guards must meet the following minimum requirements:

- a. Age – must be a minimum of nineteen years old.
- b. Mental and Physical Health – must be in good mental and physical state of health, consistent with the ability to perform required safety and security tasks. Guards must be alert at all times while on duty.
- c. Communication Skills – must possess good verbal communication and diplomacy skills. Guards must be able to clearly communicate in English without having to unnecessarily repeat orders or instructions; communicate in writing clearly and concisely on all reports and forms.
- d. Behavior and Appearance – must maintain a high standard of civility, behavior, and appearance. When in contact with the public, security guards will reflect appropriate courtesies and forms of address. Security guards must always maintain a neat, clean, and professional appearance.
- e. Education – must have a high school diploma, or equivalent.
- f. Licenses – must possess a Class “D” license issued by the State of Florida.
- g. Crowd Control – must be trained to manage crowds attending or dispersing from community events.
- h. Site Training - All guards assigned must have a minimum of eight (8) hours of site-specific training. All guards must be thoroughly trained and familiar with all equipment and requirements at each post assigned to, and sign an acknowledgement form indicating their understanding of this training.

No guard is to be assigned to any post without site-specific training by a qualified representative of the Contractor who is familiar with the required duties of the site. Within one (1) week of assignment of new personnel, the Field Supervisor shall meet with the guard to ensure that he/she is thoroughly familiar with the Post Orders and required duties.

Contractor is required to furnish all security guards assigned to the CRA with the following:

1. Uniforms – Contractor must provide all guards with uniforms which will:
 - a. Identify the employing security service
 - b. Bear the word “Security” or “Ambassador” or similar, in a visibly evident location
 - c. Conform to the requirements of the applicable licensing authority
 - d. Be readily distinguishable from the uniforms of public police
2. Equipment – all necessary equipment and communication devices, including an electronic incident tracking software that can be shared in real time with the CRA.
3. Transportation – all necessary transportation vehicles and equipment required to fulfill the security needs of the areas.
4. Photo Identification Card – photo identification containing at a minimum the company name, employee name, and photo, which must at all times be worn by security guards in a visibly evident location. Photo identification must be worn by security guards in a visibly evident location at all times.

For each security guard to be assigned to the CRA under the Contract resulting from this solicitation, the Contractor will provide the information below. The qualifications and experience of the security guards assigned to the CRA under the Contract must be reviewed and approved in advance by designated CRA staff.

1. Resume – Qualifications and experience, which must include employee name, number of years employed by Contractor, work history, number of years' experience as a security guard, training, certifications, and licenses.
2. Licenses – Copy of all certifications and licenses; at a minimum, a copy of the Class "D" license issued by the State of Florida. It is the Contractor's responsibility to maintain and submit current copies of licenses to the CRA throughout the term of the Contract.
3. Background Information – Proof of criminal record check through Broward County Sheriff's Department. Security guards with any record of misdemeanor or felony convictions will not be accepted. The CRA reserves the right to review such investigations and require the Contractor to either remove or prevent an employee from working in a CRA/City facility as a result of the unsatisfactory investigation.
4. Drug Testing – Documentation of pre-employment and random drug testing. Use of, or addiction to, drugs or alcohol will be cause for rejection.
5. Citizenship/Employment Authorization – Proof of US citizenship or permanent residency documentation from the United States Immigration Authority showing that they have entry permits, work permits, and are legal aliens.

The Contractor shall submit a written request to the CRA in advance for any staffing changes under the Contract. All staffing changes are subject to the review and approval of the CRA.

Any security guard deemed unfit to perform the scope of services shall be promptly removed from the area and must be replaced in a timely manner. The Contractor will be responsible for training replacement guards. No guard is to be assigned to any post without site-specific training by a qualified representative of the Contractor who is familiar with the required duties of the site. Within one (1) week of assignment of new personnel, the Field Supervisor shall meet with the guard to ensure that he/she is thoroughly familiar with Post Orders and required duties.

Persons employed by the Contractor in the performance of services pursuant to this Proposal shall not be considered employees of the City or the CRA. They shall be independent thereof and shall have no claims against the City or the CRA as to workers' compensation, unemployment compensation, insurance, salary, wages, or other employee rights or privileges granted by operation of law or by the CRA or the City.

Monthly invoices for services should be provided separately for each District and must include, at a minimum, the names, dates, and times worked by each security guard. Additional hours billed under the agreement/contract shall be billed at the hourly rate stated on the Proposal. The CRA will not be responsible for paying for overtime, but only for hours worked.

This section presents the information used to determine if the Proposals are complete and to assign points based on the evaluation criteria outlined in Section 7 for the submitted proposals. The maximum possible points awarded for each section are noted. Failure to respond to or incomplete responses to any evaluation criteria below will result in zero or reduced allocation of points for the criteria and may result in a proposal being deemed non-responsive. To facilitate the review process, Proposers are encouraged to organize their proposals in the order outlined below.

6.2. Proposal Requirements:

6.2.1. Title page:

Show the solicitation name and number, the name of the Proposer's firm, business address, telephone number, name and email of the contact person, and the date of Proposal Submission.

6.2.2. Table of Contents:

Provide a table of contents that identifies the proposal sections and page numbers.

6.2.3. Letter of Transmittal:

Briefly state the Proposer's understanding of the project and express a positive commitment to provide the services described herein. State the name(s) of the person(s) who will be authorized to make representations for the Proposer, their title(s), office, and email addresses and telephone numbers.

6.2.4. Personnel:

Identify key personnel who will be assigned to the contract, including:

- Project supervisor or primary contact
- Number of staff typically assigned to similar work
- Any relevant licenses or certifications (if applicable)

6.2.5. Conflicts of Interest:

Provide the name(s) of any officer, director, agent, or immediate family member (spouse, parent, sibling, and child) who is also an employee, elected or appointed official of the City of Pompano Beach. Further, the Proposer must disclose the name of any City employee, elected or appointed official who owns, either directly or indirectly, an interest of ten percent (10%) or more in the Proposer entity or any of its affiliates.

6.2.6. Litigation:

Disclose any litigation within the past five (5) years of the firm's/team member's performance, including status/outcome. If none, include a statement indicating no litigation.

6.3. Relevant Experience and References – Maximum 30 points

The Proposer must provide five (5) references from current or prior clients to whom the Proposer has provided security guard services within the last three (3) years. Each reference must include:

- client name,
- a description of similar work satisfactorily completed within the last three (3) years, the location of the services, effective date, and end date of the agreement/contract,
- name, phone number, email address, and physical address of the person who oversaw the agreement/contract for the client.

The proposer must notify their references that the CRA may contact them to verify the information provided. Up to three (3) attempts will be made to contact any reference provided.

Proposer must disclose any agreement/contracts terminated by the client for cause or convenience within the past five (5) years and provide the client's name, client contact information, date of termination, and reason for termination of the agreement/contract.

6.4. Proposed Service Plan and Approach – Maximum 30 points

Proposers shall provide a brief narrative describing their approach to performing the Unarmed Roving Security Guard Services for the City of Pompano Beach. The narrative should demonstrate the Proposer's understanding of the City's needs and describe how services will be delivered in a safe, efficient, and reliable manner. At a minimum, the narrative should address the following:

6.4.1. Security Guards

Provide the number of staff for each district, the type of communication devices that will be utilized, methods of transportation, the type of real-time incident software tracking system used, and the method and frequency of reports (include a sample report) that will be provided to CRA staff.

6.4.2. Scheduling and Responsiveness:

The proposer shall provide a timeline that highlights the proposed tasks, ensuring they meet all applicable deadlines.

6.4.3. Quality Control and Communication:

Describe how the Proposer will ensure consistent service quality and maintain communication with the City's designated representative throughout the contract term.

6.5. Pricing Proposal – Maximum 35 points

Include a concise narrative with sufficient detail indicating the proposed approach to providing the required services, including a description of the types and qualities of service that would be provided. Provide a cost for each of the major services provided, along with the estimated number of expected work hours for each qualified staff member.

The Proposer shall itemize all costs required to complete all necessary tasks as described in the Scope of Services. Costs associated with travel, as well as miscellaneous expenses, should be clearly and accurately described. Additionally, please provide any expected annual escalators in your proposed pricing.

6.6. Local Business Program—5 Points

The Procurement and Contracts staff will evaluate this section. On March 13, 2018, the City Commission approved Ordinance 2018-46, establishing a Local Business Program, a policy to increase the participation of City businesses in the City's procurement process.

For purposes of this solicitation, "Local Business" will be defined as follows:

TIER 1 LOCAL VENDOR.

POMPANO BEACH BUSINESS EMPLOYING POMPANO BEACH RESIDENTS. A business entity that has maintained a permanent place of business within the city limits and maintains a staffing level, within this local office, of at least ten percent who are residents of the City, or includes subcontracting commitments to Local Vendors Subcontractors for at least ten percent of the contract value. The permanent place of business may not be a post office box. The business must be located in a non-residential zone and must actually distribute goods or services from that location. The business must be staffed with full-time employees within the limits of the city. In addition, the business must have a current business tax receipt from the City for a minimum of one year prior to the date of issuance of a solicitation.

TIER 2 LOCAL VENDOR.

BROWARD COUNTY BUSINESS EMPLOYING POMPANO BEACH RESIDENTS OR UTILIZING LOCAL VENDOR SUBCONTRACTORS. A business entity, which has maintained a permanent place of business within Broward County and maintains a staffing level, within this local office, of at least 15% who are residents of the City, or includes subcontracting commitments to Local Vendors Subcontractors for at least 20% of the contract value. The permanent place of business may not be a post office box. The business must be located in a non-residential zone and must actually distribute goods or services from that location. The business must be staffed with full-time employees within the limits of the city. In addition, the business must have a current business tax receipt from the respective Broward County municipality for a minimum of one year prior to the date of issuance of a solicitation.

LOCAL VENDOR SUBCONTRACTOR.

POMPANO BEACH BUSINESS. A business entity that has maintained a permanent place of business within the city limits of the City. The permanent place of business may not be a post office box. The business must be located in a non-residential zone and must actually distribute goods or services from that location. The business must be staffed with full-time employees within the limits of the city. In addition, the business must have a current business tax receipt from the City for a minimum of one year prior to the date of issuance of a solicitation.

You can view the list of City businesses with a current Business Tax Receipt on the City's website and locate local companies that are available to perform the work required by the RFP scope of services. The business information, sorted by business use classification, is posted on the Business Tax Receipt Division webpage: www.pompanobeachfl.gov by selecting the Pompano Beach Business Directory in the Shop Pompano! Section.

The City of Pompano Beach and CRA are strongly committed to ensuring the participation of City of Pompano Beach Businesses as contractors and subcontractors for the procurement of goods and services, including labor,

materials, and equipment. Proposers are required to participate in the City of Pompano Beach's Local Business Program by including, as part of their package, the Local Business Participation Form (Exhibit A) listing the local businesses that will be used on the Contract, and the Letter of Intent Form (Exhibit B) from each local business that will participate in the Contract.

If a Prime Contractor/Vendor is not able to achieve the level of goal attainment of the contract, the Prime Vendor will be requested to demonstrate and document that good faith efforts were made to achieve the goal by providing the Local Business Unavailability Form (Exhibit C), listing companies that were contacted but not available, and the Good Faith Effort Report (Exhibit D), describing the efforts made to include local business participation in the contract. This documentation shall be provided to the City Commission for acceptance.

The awarded Proposer will be required to submit "Local Business Subcontractor Utilization Reports" during the project and after the project has been completed. The reports will be submitted to the assigned City project manager. The Local Business Subcontractor Utilization Report template and instructions have been included in the bid document.

Failure to meet Local Vendor Goal commitments will result in an "unsatisfactory" compliance rating. Unsatisfactory ratings may impact the award of future projects if a sanction is imposed by the City Commission.

The City shall award a Local Vendor preference based upon vendors, contractors, or subcontractors who are local, with a preference as follows:

For evaluation purposes, the Tier 1 and Tier 2 businesses shall be a criterion for award in this Solicitation. No business may qualify for more than one tier level.

For evaluation purposes, local vendors shall receive the following preferences:

Tier 1 business, as defined by this subsection, shall be granted a preference in the amount of 5 Points.

Tier 2 business, as defined by this subsection, shall be granted a preference in the amount of 2.5 Points.

It is the responsibility of the awarded vendor/contractor to comply with all Tier 1 and Tier 2 guidelines. The awarded vendor/contractor must ensure all requirements are met before contract execution.

PROPOSERS APPLYING FOR TIER 1 STATUS, OR THOSE LISTING LOCAL SUBCONTRACTORS OR SUBCONSULTANTS IN EXHIBIT A, MUST PROVIDE A VALID CITY OF POMPANO BEACH BUSINESS TAX RECEIPT FOR THE PROPOSER AND FOR EACH LOCAL SUBCONTRACTOR OR SUBCONSULTANT IDENTIFIED. FAILURE TO INCLUDE THE REQUIRED BUSINESS TAX RECEIPT(S) WILL RESULT IN THE DISQUALIFICATION OF THE SUBCONTRACTOR OR SUBCONSULTANT FROM THE LOCAL BUSINESS PROGRAM (SECTION 6.5) AND THE LOSS OF ALL ASSOCIATED POINTS.

IF A PROPOSER IS NOT CLAIMING PARTICIPATION IN ANY LOCAL BUSINESS PROGRAM TIER, THE REQUIRED FORMS (EXHIBITS A THROUGH D, AS APPLICABLE) MUST STILL BE SUBMITTED AND CLEARLY MARKED "NOT APPLICABLE" THROUGHOUT. PROPOSALS SUBMITTED WITHOUT THE REQUIRED DOCUMENTATION WILL BE DEEMED NON-RESPONSIVE AND INELIGIBLE FOR AWARD.

6.7. Other Required Documentation

The following documents are required to determine whether the Proposal meets the minimum requirements. However, these documents will not be considered when scoring the proposal.

6.7.1. Reviewed and Audited Financial Statements:

Must be marked "CONFIDENTIAL" and uploaded separately from the proposal.

Proposers shall be financially solvent and appropriately capitalized to be able to service the City for the duration of the contract. Proposers shall provide a complete financial statement of the firm's most recent audited financial statements, indicating the organization's financial condition, and upload as a separate file titled "Financial Statements" to the Response Attachments tab in the eBid System.

Financial statements provided shall not be older than twelve (12) months prior to the date of filing this solicitation response. The financial statements are to be reviewed and submitted with any accompanying notes and supplemental information. The City of Pompano Beach reserves the right to reject financial statements in which the financial condition shown is of a date twelve (12) months or more prior to the date of submittals.

The City is a public agency subject to Chapter 119, Florida's Public Records Law, and is required to provide the public with access to public records; however, financial statements that are required as submittals to prequalify for a solicitation will be exempt from public disclosure.

The City reserves the right to request additional information to ensure the Proposer is financially solvent and has sufficient financial resources to perform the contract. The Proposer shall provide proof of its financial solvency. The City may, at its sole discretion, ask for additional proof of financial solvency, including additional documents post proposal opening, and prior to evaluation that demonstrates the Proposer's ability to perform the resulting contract and provide the required materials and/or services.

A combination of two (2) or more of the following may substitute for audited financial statements:

- 1) Bank letters/statements for the past 3 months
- 2) Compiled Balance sheet and profit and loss statement
- 3) IRS tax returns for the last 2 years
- 4) Letter from CPA showing profits and loss statements (certified)

6.7.2. City Forms:

Responses should include all pages of this solicitation, initialed where indicated, and Local Business forms. These forms are included in this RFP and available as attachments to the eBid System. These forms must be completed electronically in the Attributes tab or uploaded to the Response Attachments tab of the eBid System.

6.7.3. Insurance

See **Attachment A** with the Insurance Requirements.

7. EVALUATION AND AWARD

7.1. Minimum Eligibility Requirements

All proposals received must meet the minimum eligibility requirements as required in Section 6 and be confirmed at the time of submission to be considered for further evaluation. Failure to meet the Minimum Eligibility Requirements shall disqualify the entire proposal and prevent it from being considered for further evaluation.

The City reserves the right to seek any information or documentation from the Proposer or other source(s) as the City determines is necessary. Failure to submit any additional information in accordance with the City's request shall result in a Proposal being deemed non-compliant by the City of Pompano Beach. The City reserves the right to determine whether any omission, deficiency, or deviation is material or minor and whether waiver is in the best interest of the City.

7.2. Evaluation Committee

Only Proposals determined by the Procurement and Contracts Department to be compliant with the submission requirements and Minimum Eligibility Requirements of this RFP will be forwarded to the Evaluation Committee for evaluation.

The City Manager will approve a selection evaluation committee to assist in evaluating the received Proposal(s) and selecting the most qualified company or firm. The Committee's findings will be presented to the City Commission. Based upon the evaluation, the Evaluation Committee will recommend one or more Proposers to the City Commissioners for the award and execution of an Agreement.

7.3. Evaluation Process

The Procurement and Contracts Department staff will initiate an administrative review of the Proposals to determine compliance with the submission requirements and Minimum Eligibility Requirements set forth in this RFP. All Proposals determined to be compliant and eligible for evaluation will be provided to the Evaluation Committee. The Evaluation Committee will score the proposals based on the following:

SECTION NUMBER AND DESCRIPTION		POINTS
6.3	Relevant Experience and References	30
6.4	Proposed Service Plan and Approach	30
6.5	Pricing Proposal	35
6.6	Local Business Program Participation	5
TOTAL		100

The Evaluation Committee reserves the right to shortlist the proposals received and/or to request oral presentations from the Proposers. If the Evaluation Committee requests presentations, they will be scheduled at a later date. Each invited Proposer will be provided with up to 20 minutes to present to the Evaluation Committee members, followed by a question-and-answer period. Pursuant to Section 286.0113(2)(b)1., Florida Statutes, the portion of an Evaluation Committee meeting at which a Proposer makes an oral presentation as part of this competitive solicitation may be conducted as an exempt session, limited solely to the presentation and questions directed to the presenting Proposer.

The Evaluation Committee shall rank the Proposers based on the criteria stated within this solicitation, the information provided in the proposal, and the presentations. After all members of the Evaluation Committee have provided their scores for all Proposals, the scores will be calculated and combined, and the sum of qualitative scores will be converted into rankings. After scoring (and presentations, if any), the Committee determines final rankings and recommends an award to one or more proposers. Based upon the final rankings, the Evaluation Committee may recommend that negotiations be conducted with one or more Proposers in ranked order, as determined to be in the best interest of the City. If contract negotiations cannot be completed with the highest-ranked team, then negotiations may proceed to other ranked teams in accordance with applicable Florida law and City procurement procedures.

7.4. Tie Breaker:

In case there is a tie for the highest-ranked proposers, the recommendations shall be made by giving preference to the following items in this order:

- 1) Maintenance of a Drug-Free Workplace in accordance with the requirements of 287.087, F.S.
- 2) Local Business Program Participation
- 3) Closest Proximity/Location to the Project site
- 4) Coin Toss

7.5. Technicalities:

Failure to respond, provide detailed information, or provide requested proposal elements may result in reduced points in the evaluation process or a determination that the Proposal is non-compliant, and may be deemed a technicality or a material deviation, depending on the nature and extent of the omission.

The Procurement and Contracts Department shall conduct an administrative review of all Proposals to determine compliance with the submission requirements and Minimum Eligibility Requirements of this RFP. Proposals determined by the Procurement and Contracts Department to be non-compliant may be rejected and shall not be forwarded to the Evaluation Committee for scoring or ranking. If more than one Proposal is determined to be compliant, the Procurement and Contracts Department shall present any identified omissions, deficiencies, irregularities, or technical deviations to the Evaluation Committee.

The Evaluation Committee shall consider and rely upon the compliance determinations made by the Procurement and Contracts Department and may recommend rejection of any Proposal containing a material deviation from the requirements of this RFP or may recommend waiver of minor irregularities or technicalities when determined to be in the best interest of the City. The City reserves the right to determine whether any omission, deficiency, or deviation is material or minor and whether waiver is in the best interest of the City.

If only one (1) compliant Proposal is received, or if only one (1) compliant Proposal remains after the administrative review, the City may proceed without scoring the Proposal and may negotiate the best terms and conditions with the sole Proposer, or may reject, cancel, or reissue the solicitation, as determined to be in the best interest of the City. The negotiation of a sole compliant Proposal under this subsection is an administrative action and may occur independently of the Evaluation Committee process.

7.6. Committee Questions:

The Committee reserves the right to ask clarifying questions once proposals have been opened, to require presentations from all Proposers, to interview any or all proposers who respond to the RFP, or to make its recommendations based solely on the information contained in the submitted proposals. The Committee has the option to use the above criteria for the initial ranking to short-list Proposers and to use an ordinal ranking system to score short-listed Proposers following presentations (if deemed necessary), with a score of "1" assigned to the short-listed Proposer deemed most qualified by the Committee.

Each company/firm should submit documentation that evidences the company's/firm's capability to provide the services required for the Committee's review for shortlisting purposes. After an initial review of the proposals, the City may invite selected proposals for an interview to discuss the proposal and meet with the company's or firm's representatives, particularly key personnel assigned to the project. Should interviews be deemed necessary, it is understood that the City shall incur no costs as a result of this interview nor bear any obligation in further consideration of the submittal.

7.7. Committee's Recommendations:

After completion of scoring and, if applicable, presentations, the Evaluation Committee shall determine the final rankings of the Proposers. The Committee may utilize scoring based on the published evaluation criteria or may apply an ordinal ranking methodology following presentations, as determined by the Committee.

Based upon the final rankings, the Evaluation Committee may, in its discretion, recommend an award to one (1) Proposer, or may recommend that negotiations be conducted with more than one (1) Proposer in ranked order, when determined to be in the best interest of the City. If the Committee recommends negotiations with more than one Proposer, negotiations shall proceed in ranked order. The Committee may recommend proceeding to the next highest-ranked Proposer if negotiations with a higher-ranked Proposer are unsuccessful or an impasse is reached.

Pursuant to Section 286.0113(2), Florida Statutes, the Evaluation Committee may conduct exempt negotiation sessions with ranked Proposers prior to making its recommendation for award. Any such exempt negotiation sessions shall be conducted outside the presence of the public and other Proposers. The Committee shall recess the open public portion of the meeting to conduct any exempt negotiation session(s) and shall reconvene the open public portion of the meeting upon completion.

Upon completion of its evaluation and any exempt negotiation sessions, the Evaluation Committee shall, by motion and roll call vote, make its recommendation to the City Commission. City staff may assist in documenting and presenting the Committee's recommendation to the City Commission. Final scores and rankings are used solely to establish the negotiation order and do not determine the actual award.

The negotiation of a sole compliant Proposal is an administrative action and may occur independently of the Evaluation Committee process, as determined by the City. In all cases, City staff assigned to the project and procurement retain authority to negotiate the terms and conditions of any resulting agreement, subject to final approval by the City Commission.

7.8. Negotiations:

Following the Evaluation Committee Meeting, the City reserves the right to enter into negotiations with the successful Proposer. Notwithstanding the preceding, the City is in no way obligated to enter into a Contract with any successful Proposer and may cease negotiations at any time. The Proposer also understands and acknowledges that no property, Contract, or legal rights of any kind shall be created at any time until and unless an Agreement has been agreed to, approved by the City Commission or by the City Manager if within his delegated authority, and executed by the parties. During the negotiation process, the City reserves the right to request a best and final offer from the Proposer with whom it is negotiating.

7.9. Determination of Award:

The City Commission shall consider the Committee's award recommendation for this RFP and may approve such a recommendation. The City Commission may also, at its option, reject the Evaluation Committee's recommendation, or it may also reject all Proposals, in which case the City may choose to re-advertise this project "as is" or by adopting a modified version.

8. STANDARD PROVISIONS

8.1. RFP Conditions and Provisions

The proposal must be submitted to the City on or before the time and date stated herein. All Proposers, by submission of a proposal, shall agree to comply with all of the conditions, requirements, and instructions of this RFP as stated or implied herein. All proposals and supporting materials submitted will become the property of the City. Exceptions or deviations to this solicitation may not be added after the submittal date. All Proposers are required to provide all information requested in this RFP. Failure to do so may result in disqualification of the proposal.

The City and the CRA reserve the right to postpone or cancel this RFP or reject all proposals if, in its sole discretion, it deems it is in the City's and CRA's best interest to do so. The City and the CRA reserve the right to waive any technical or formal errors or omissions, reject all proposals, or award a contract for the items herein, in part or whole, if it is determined to be in the City's and CRA's best interests.

The City and the CRA shall not be liable for any costs incurred by the Proposer in preparing proposals or for any work performed therein.

8.2. Acceptance Period

Proposals submitted in response to this RFP must be valid for a period of no less than one hundred eighty (180) days from the closing date of this solicitation.

8.3. Withdrawal Of Proposals

A firm may withdraw its proposal without prejudice, no later than the advertised deadline for submission of proposals by using the eBid System or through written communication to the Procurement and Contracts Department, 1190 N.E. 3rd Avenue, Building C, Pompano Beach, Florida 33060.

8.4. Protest Procedures

The Protest Procedures established within the Procurement and Contracts Procedures Manual and Section 120.57, Florida Statutes, must be followed to file a valid Protest to this solicitation. To be considered, protests concerning the proposed solicitation award must be filed in writing with the Procurement and Contracts Director. They may only be filed by bidders or proposers whom may be aggrieved by the solicitation or award. The initial protest must be addressed to the following:

Director of Procurement & Contracts, City of Pompano Beach
1190 N.E. 3rd Avenue, Building C, Pompano Beach, Florida 33060

8.5. Familiarity With Laws

It is assumed the selected firm(s) will be familiar with all federal, state, and local laws, ordinances, rules, standards, and regulations that may affect its services pursuant to this RFP. Ignorance on the part of the firm will in no way relieve the firm from responsibility for compliance.

8.6. Staff Assignment

The City of Pompano Beach and the CRA reserves the right to approve or reject, for any reason, the Proposer's staff assigned to this project at any time. Background checks may be required at the discretion of the City and the CRA.

8.7. Contract Terms

The contract shall include, at a minimum, this RFP document and the successful Proposer's proposal. The CRA Attorney shall prepare the contract. If the City of Pompano Beach and the CRA defends any claim, demand,

cause of action, or lawsuit arising out of any act, action, negligent acts or negligent omissions, or willful misconduct of the contractor, its employees, agents, or servants during the performance of the contract, whether directly or indirectly, the contractor agrees to reimburse the City of Pompano Beach and the CRA for all expenses, attorney's fees, and court costs incurred in defending such claim, cause of action or lawsuit.

8.8. Waiver

It is agreed that no waiver or modification of the contract resulting from this RFP, or of any covenant, condition, or limitation contained in it shall be valid unless it is in writing and duly executed by the party to be charged with it, and that no evidence of any waiver or modification shall be offered or received in evidence in any proceeding, arbitration, or litigation between the parties arising out of or affecting this contract, or the right or obligations of any party under it, unless such waiver or modification is in writing, duly executed as above. The parties agree that the provisions of this paragraph may not be waived except by a duly executed writing.

8.9. Manner of Performance

The proposer agrees to perform its duties and obligations under the contract resulting from this RFP in a professional manner and in accordance with all applicable local, federal, and state laws, rules, and regulations. Proposer agrees that the services provided under the contract resulting from this RFP shall be provided by employees who are educated, trained, experienced, certified, and licensed in all areas encompassed within their designated duties. Proposer agrees to furnish the City of Pompano Beach with all documentation, certifications, authorizations, licenses, permits, or registrations currently required by applicable laws, rules, and regulations. Proposer further certifies that it and its employees are now in and will maintain good standing with such governmental agencies and that it and its employees will keep all licenses, permits, registrations, authorizations, or certifications required by applicable laws or regulations in full force and effect during the term of this contract. Failure of the Proposer to comply with this paragraph shall constitute a material breach of contract.

8.10. Quality

All materials and supplies used to construct the services within this RFP shall be new unless otherwise specified. The items must be new, of the latest model, of the highest quality, and with the highest-grade workmanship. Reconditioned, refurbished, rebuilt, discontinued, used, shopworn, demonstrator, prototype, or other types of product(s) of this kind are unacceptable without written correspondence from the City with the City Manager's approval.

8.11. Omissions

Omissions in the specifications of the RFP, Attachments, Exhibits, or any Addendum regarding any details or the omission from the specification of a detailed description concerning any point shall be interpreted as meaning that only the best available units or service shall be provided. The best commercial practices are to prevail, and only materials and workmanship of the highest quality are to be used in submitting this proposal.

8.12. Hold Harmless and Indemnification

Proposer covenants and agrees that it will indemnify and hold harmless the City and all of its officers, agents, and employees from any claim, loss, damage, cost, charge, or expense arising out of any act, action, neglect, or omission by the Proposer, whether direct or indirect, or whether to any person or property to which the City or said parties may be subject, except that neither the Proposer nor any of its subcontractors will be liable under this section for damages arising out of injury or damage to persons or property directly caused by or resulting from the sole negligence of the City or any of its officers, agents or employees.

8.13. Composition Of the Project Team

The principals and personnel named in the proposal must perform the services throughout the contractual term, unless otherwise provided for by a negotiated contract or a written amendment to the same, executed by both parties. No diversion or substitution of principals or personnel will be allowed unless a written request that sets

forth the qualifications and experience of the proposed replacement(s) is submitted to and approved by the City in writing.

8.14. Survivorship Rights

This contract resulting from this RFP shall be binding on and inure to the benefit of the respective parties and their executors, administrators, heirs, personal representatives, successors, and assigns.

8.15. Termination

The City of Pompano Beach may terminate the contract resulting from this RFP without cause upon providing the contractor with at least sixty (60) days' prior written notice. Should either party fail to perform any of its obligations under the contract resulting from this RFP for a period of thirty (30) days after receipt of written notice of such failure, the non-defaulting party will have the right to terminate the contract immediately upon delivery of written notice to the defaulting party of its election to do so. The foregoing rights of termination are in addition to any other rights and remedies such party may have.

8.16. Governing Law

Any agreement resulting from this RFP shall be governed by the laws of the State of Florida, and the venue for any legal action relating to such agreement will be the 17th Judicial Circuit Court of Broward County, Florida.

8.17. Relationship to the City

It is the intent of the City, and the Proposer hereby acknowledges and agrees that the successful Proposer is considered to be an independent Contractor and that neither the Proposer nor the Proposer's employees, agents, or Contractors shall, under any circumstances, be considered employees or agents of the City.

8.18. Cone of Silence

Cone of Silence shall take effect once this solicitation is released to the General Public and shall remain in effect until the City Commission has taken final action to approve or reject an award, or otherwise terminate the solicitation. During the Cone of Silence period, Respondents to this solicitation, or persons acting on their behalf, including lobbyists, shall not communicate, directly or indirectly, regarding any aspect of this solicitation with any member of the City Commission, the City Clerk, the City Manager's Office, any Evaluation Committee member, or any other City of Pompano Beach employee, except in writing to the Procurement and Contracts Department staff as expressly permitted in this solicitation. Violation of the Cone of Silence may be grounds for rejection of a Proposal or other appropriate action as permitted by City ordinance.

8.19. Communications

No negotiations, decisions, or actions shall be initiated or executed by the Proposers as a result of any discussions with any City employee. Only those communications in writing from the City may be considered duly authorized expressions on behalf of the City. In addition, only communications from Proposers that are signed and in writing will be recognized by the City as duly authorized expressions on behalf of Proposers.

8.20. Conflict Of Interest

To determine any possible conflict of interest, each Proposer must disclose if any City employee is also an owner, corporate officer, or employee of the firm. If any City employee is an owner, corporate officer, or employee, the Proposer must file a statement with the Broward County Supervisor of Elections pursuant to § 112.313, Florida Statutes.

8.21. Lobbying

No Lobbying Permitted: As to any matter relating to this solicitation, the Proposer, project team member, or

anyone representing the Proposer is advised they are prohibited from contacting or lobbying the Mayor, any City Commissioner, City employees, agents, or any other person working on behalf of the City related to or involved with this solicitation, including all members of the City and CRA advisory committees. For purposes of clarification, a team's representatives shall include, but not be limited to, the Proposer's employees, partners, attorneys, officers, directors, consultants, lobbyists, or any actual or potential subcontractor or consultant of the Proposer and the Proposer's team. All questions regarding the solicitation are to be submitted using the Questions feature in the eBid System. Any violation of this condition may result in rejection and disqualification of the response/Proposal. **This "No Lobbying Provision" is in effect from the date of publication of the solicitation and shall terminate when the City approves the execution of a Contract with an awarded Proposer, rejects all responses, or otherwise takes action, which ends the solicitation process.**

The Proposer shall disclose any commitment, direct or indirect, financial or otherwise, made to any person, entity, institution, or association (Recipient), other than a team member identified as required by the solicitation submittal requirements, in connection with or potentially in connection with this solicitation. Because of the City's commitment to complete transparency regarding this solicitation, the Disclosure Form shall be required to be updated to include additional Recipients, if any, up to and including the date of approval by the City Commission of the final negotiated Agreement. Additionally, all such Recipients shall be required to register as lobbyists as required by Sec. 34.402 of the City's Code.

8.22. Right to Inspect or Audit

Contractor's records which shall include but not be limited to accounting records, written policies, procedures, computer records, disks and software, videos, photographs, subcontract files (including Proposals of Successful and Unsuccessful Proposers, originals, estimates, estimating worksheets, correspondence, change order files (including documentation covering negotiated settlements), and any other supporting evidence necessary to substantiate charges related to the agreement/contract (all the foregoing hereinafter referred to as "records") shall be open to inspection and subject to audit and reproduction, during normal working hours, by City's agent or its authorized representative to the extent necessary to adequately permit evaluation and verification of any invoices, payments or claims submitted by the Contractor or any of its payees pursuant to the execution of the agreement/contract. Such records subject to the examination shall also include, but are not limited to, those necessary to evaluate and verify direct and indirect costs (including overhead allocations) as they may apply to costs associated with the agreement/contract.

For the purpose of such audits, inspections, examinations, and evaluations, the City's agent or authorized representative shall have access to said records from the effective date of the agreement/contract, for the duration of the Work, and until five (5) years after the date of final payment by the City to the Contractor pursuant to the agreement/contract. The City's agent or authorized representative shall have access to the Contractor's facilities, all necessary records, and adequate and appropriate workspace to conduct audits in compliance with this article. The City's agent or its authorized representative shall give auditees reasonable advance notice of intended audits.

The Contractor shall require all subcontractors, insurance agents, and material suppliers (payees) to comply with this article's provisions by inserting the requirements hereof in any written agreement/contract. Failure to obtain such written agreements/contracts that include such provisions shall be a reason to exclude some or all of the related payees' costs from amounts payable to the Contractor pursuant to the agreement/contract.

8.23. No Discrimination

There shall be no discrimination as to race, sex, color, age, religion, or national origin in the operations conducted under any contract with the City.

8.24. Drug-Free Workplace

The selected firm(s) must verify that they will operate a "Drug-Free Workplace" as outlined in Florida Statute 287.087.

8.25. Public Entity Crimes

A person or affiliate who has been placed on the convicted vendor list following a conviction for public entity crime may not submit a proposal on a contract to provide any goods or services to a public entity, may not submit a proposal on a contract with a public entity for the construction or repair of a public building or public work, may not submit proposals on leases of real property to a public entity, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in Florida Statute, Section 287.017, for CATEGORY TWO for a period of 36 months from the date of being placed on the convicted vendor list.

8.26. Patent Fees, Royalties, And Licenses

If the selected Proposer requires or desires to use any design, trademark, device, material, or process covered by letters of patent or copyright. In that case, the selected Proposer and his surety shall indemnify and hold harmless the City from any and all claims for infringement because of the use of any such patented design, device, trademark, copyright, material, or process in connection with the work agreed to be performed and shall indemnify the City from any cost, expense, royalty or damage which the City may be obligated to pay because of any infringement at any time during or after completion of the work.

8.27. Price Adjustments

Prices offered shall remain firm throughout the Agreement. A request for a price adjustment, with proper documentation justifying the adjustment, may be submitted in writing thirty (30) calendar days before the first-anniversary date of the Agreement. Price adjustment requests shall be evaluated on an annual basis after that. Unit price adjustments must have written approval from the City before invoicing. Any unit price adjustment invoiced without written consent from the City shall not be paid, and the invoice will be returned to the Awardee for correction.

The Director, Procurement and Contracts, may, in the Director's sole discretion, on behalf of the City, equitably adjust pricing if the pricing or availability of supplies is adversely affected by extreme and unforeseen volatility in the marketplace. Consideration for any pricing adjustment shall require the vendor to provide irrefutable evidence that **ALL** the following circumstances exist:

- i. The volatility is due to causes wholly beyond the vendor's control and
- ii. The volatility affects the marketplace or industry, not just the vendor's source of supply; and
- iii. The effect on pricing or availability of supply is substantial, and
- iv. The volatility so affects the vendor that continued performance of the Agreement would result in a substantial loss.

Note: The Director of Procurement and Contracts must confirm any pricing adjustment in writing.

PRICE REDUCTIONS: Awarded vendors may offer to the City, at any time during the Agreement period, additional discounts from the prices offered in this Solicitation and invoice less than the prices offered in their submitted bid. If, from the date of bid opening, the Awardee either bids the same products at a lower price than offered to the City or reduces the price of the bidding product to another entity, the lowest of these reduced prices shall be extended to the City.

8.28. Invoicing/Payment

All invoices should be sent to the Pompano Beach CRA, P.O. Drawer 1300, Pompano Beach, Florida, 33061. In accordance with Florida Statutes, Chapter 26, payment will be made within 45 days after receipt of a proper invoice.

8.29. Taxes

The City of Pompano Beach, Florida, does not pay Federal Excise or State taxes on purchases of tangible personal property. The sales tax exemption number is available upon request. This exemption does not apply to purchases of tangible property made by contractors who use tangible personal property in the performance of contracts for the improvement of real property owned by the City of Pompano Beach.

8.30. Force Majeure

Neither party shall be obligated to perform any duty, requirement, or obligation under this RFP if the City has determined that such performance is prevented by fire, hurricane, earthquake, explosion, war, sabotage, accident, flood, acts of God, strikes, or other labor disputes, riot or civil commotions, epidemics, pandemics, government regulations, and the issuance or extension of existing government orders of the United States, the State of Florida, or local county and municipal governing bodies, or because of any other matter or condition beyond the control of either party and which cannot be overcome by reasonable diligence and without unusual expense ("Force Majeure"). In no event shall lack of funds on the part of either party be deemed Force Majeure.

8.31. Public Records

The City is a public agency subject to Section 119, Florida Statutes. The Contractor shall comply with Florida's Public Records Law, as amended. Specifically, the Contractor shall:

- a. Keep and maintain public records required by the City in order to perform the service;
- b. Upon request from the City's custodian of public records, provide the City with a copy of 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 Section 119, Florida Statutes or as otherwise provided by law;
- c. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the agreement/contract term and following completion of the agreement/contract if the Contractor does not transfer the records to the City; and
- d. Upon completion of the agreement/contract, transfer, at no cost to the City, all public records in possession of the Contractor, or keep and maintain public records required by the City to perform the service. If the Contractor transfers all public records to the City upon completion of the agreement/contract, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the Contractor keeps and maintains public records upon completion of the agreement/contract, the Contractor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the City upon request from the City's custodian of public records in a format compatible with the City's information technology systems.

Failure of the Contractor to provide the above-described public records to the City within a reasonable time may subject the Contractor to penalties under Section 119.10, Florida Statutes, as amended.

8.32. Public Records Custodian:

If the awarded proposer has questions regarding the application of Chapter 119, Florida Statutes, to the awarded proposer's duty to provide public records relating to the agreement/contract, contact the custodian of public records at:

**CRA Department Head Secretary
501 Dr Martin Luther King Jr Boulevard, Suite 1
Pompano Beach, Florida 33060
(954) 786-7823
gabriela.gencyigit@copbfl.com**

9. ADDENDA

The issuance of a written addendum or posting of an answer in response to a question submitted using the Questions feature in the eBid System is the only official method by which interpretation, clarification, or additional information can be provided. If any addenda are issued for this solicitation, the addenda will be issued via the eBid System. The Proposer must obtain all Addendum/Addenda posted for this RFP in the eBid System before submitting a response to this RFP.

10. ATTACHMENTS AND EXHIBITS

- **Local Business Program Forms**
- **Attachment A – Insurance Requirements**

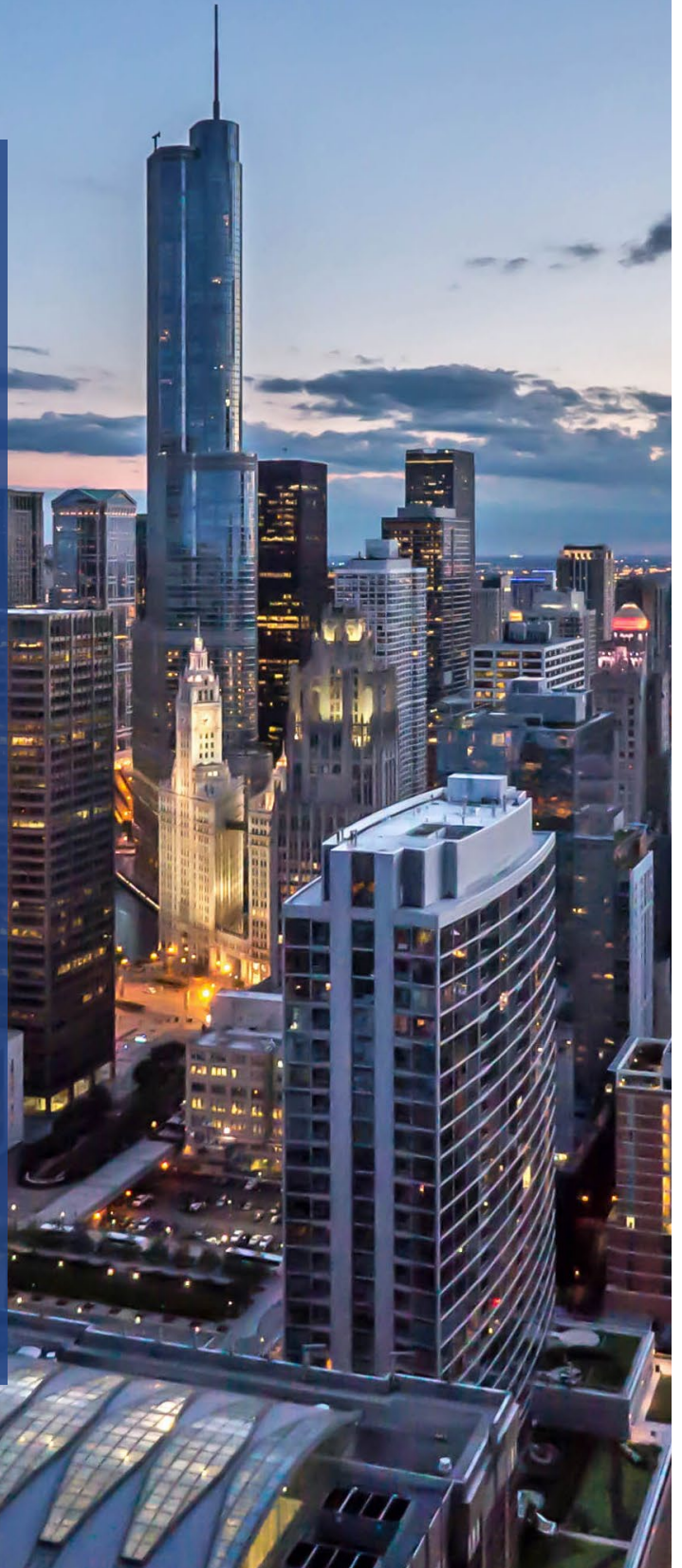


SECURITY SERVICES

SECURITY PROPOSAL

RFP26-027
UNARMED ROVING SECURITY
GUARD SERVICES

City of Pompano
Beach





SECURITY
WITH
PRECISION

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March 16, 2026

Pompano Beach Community Redevelopment Agency ("CRA")
c/o Procurement and Contracts Department
1190 N.E. 3rd Avenue, Building C
Pompano Beach, Florida 33060

Subject: Letter of Transmittal for RFP26-027 – Unarmed Roving Security Guard Services

Dear Evaluation Committee,

FPI Security Services is pleased to submit this proposal in response to **RFP26-027** for **Unarmed Roving Security Guard Services**. We have thoroughly reviewed the solicitation and its requirements, and we express a positive commitment to providing the professional security services described for the Northwest and East CRA Districts.

Our firm understands that the CRA seeks experienced security personnel to act as "Ambassadors" within the districts. We are prepared to provide a vigilant presence while addressing the specific concerns of residents and business owners in transitional urban neighborhoods. FPI Security Services is fully equipped to meet the minimum staffing requirements of **112 hours per week** for the East CRA District and **255 hours per week** for the Northwest CRA District, with coverage provided from 8:00 a.m. to 11:00 p.m., seven days a week.

We acknowledge that this proposal constitutes a firm offer to perform the required services at the prices stated within our submission. Our team is committed to maintaining the highest standards of behavior and appearance, utilizing real-time incident tracking software to ensure transparent, daily reporting to CRA staff.

The following individual is authorized to make representations and enter into a contractual relationship for FPI Security Services:

- **Name:** Daniel Gonzalez
- **Title:** Vice President
- **Business Address:** 1771 N Flamingo Road, Pembroke Pines, FL 33028
- **Email:** dgonzalez@fpisecurity.com
- **Phone:** 954-370-5300

We appreciate the opportunity to compete for this contract and look forward to the possibility of partnering with the Pompano Beach CRA.

Sincerely,

A handwritten signature in blue ink, appearing to be 'D Gonzalez', with a horizontal line extending to the right.

Daniel Gonzalez

Vice President, FPI Security Services

Ivan Montero

Account Manager – Pompano Beach CRA | FPI Security Services

DEDICATED CRA POINT OF CONTACT

Ivan Montero brings over 36 years of combined experience in criminal investigations, patrol operations, and private security management to the Pompano Beach CRA contract. As FPI's assigned Account Manager, Ivan serves as the CRA's primary point of contact – ensuring seamless communication, consistent field oversight, and proactive service delivery across both districts. Bilingual in English and Spanish.

Law Enforcement Background

Retired NYPD Detective, 3rd Grade (20 years | 1984–2004): Conducted criminal investigations including homicide, robbery, and narcotics cases. Coordinated with prosecutors, forensic units, and federal law enforcement agencies.

Retired Police Officer, Village of Key Biscayne (11 years | 2005–2016): Road and marine patrol operations, traffic enforcement, criminal investigations, and multi-agency coordination with BSO and Miami-Dade PD.

Account Manager, FPI Security Services (2016–Present): Manages client accounts across South Florida for municipalities, commercial properties, and community organizations.

Certifications & Core Competencies

Certifications:

- Florida Department of Law Enforcement (FDLE) – Law Enforcement Officer Certification
- NYPD Police Academy Graduate – Law, Police Science, Social Science
- Florida Class 'D' Security Officer License
- Allstate Academy Training

Core Competencies:

CRIMINAL INVESTIGATIONS

ACCOUNT & CLIENT MANAGEMENT

PATROL OPERATIONS

MARINE PATROL

FIELD SUPERVISION

BILINGUAL (ENGLISH/SPANISH)

EVIDENCE & DOCUMENTATION

MULTI-AGENCY COORDINATION





POST ORDER DEVELOPMENT



SECTION 6.3 | RELEVANT EXPERIENCE & REFERENCES

Company Background

FPI Security Services was founded in 1981 and has been providing professional, community-centered security services for over 40 years. Headquartered at 1771 North Flamingo Road, Pembroke Pines, FL 33028, FPI is a Broward County–based firm. The company holds an active Class "B" Security Agency License issued by the State of Florida, with all assigned personnel holding current Class "D" licenses.

			
Years of Experience	Security Officers	Security Operations Center	Agency License
40+	400+	24/7	Class B

Core Competencies

Coordination with local law enforcement, including the Broward County Sheriff's Office (BSO)	Roving patrol of retail districts and active engagement with business owners	Patrolling blighted and transitional neighborhoods with nuisance documentation
Working in urban and public spaces with diverse resident and visitor populations	Community Ambassador-style service combining security with resident/merchant interaction	

Client References

Five active contracts – all ongoing, none terminated for cause in 5+ years

Client	Services / Location	Contract Dates	Contact	Status
City of Coral Gables Security Division	Roving patrol of neighborhoods, parks, and City facilities; law enforcement liaison; incident reporting – Coral Gables, FL	Nov. 2015 – Present	Major Jennie Hoff Jhoff@coralgables.com 2800 SW 72nd Ave, Coral Gables, FL 33134	Active – Ongoing
City of Coral Gables Parking Department	Patrol of (4) municipal parking garages; patron assistance; retail district interaction – Coral Gables, FL	Nov. 2015 – Present	Stefan Bastic sbastic@coralgables.com 2800 SW 72nd Ave, Coral Gables, FL 33134	Active – Ongoing
City of Pembroke Pines	Security at City Hall, roving patrol at City facilities, and visible foot patrol at other facilities – Pembroke Pines, FL	2017 – Present	Captain Javier Diaz Jdiaz@ppines.com ((954) 431-2200	Active – Ongoing
Century Village of Pembroke Pines	1,700+ weekly hrs; gatehouses, patrol vehicles, clubhouses, wellness checks; 7,800 units – Pembroke Pines, FL	Mar. 2015 – Present	Carlos Perez Vice President (954) 435-6001 13300 SW 10th Street, Pembroke Pines, FL 33027	Active – Ongoing
SilverLakes Homeowners Association	(2) patrol vehicles; 39 communities / 5,500 homes; bylaw enforcement; resident communication – Miramar & Pembroke Pines, FL	Jan. 2011 – Present	Robert Moses robert@pinespropertymanagement.com Miramar, FL	Active – Ongoing

FPI Security Services has not had any agreement or contract terminated by a client for cause or convenience within the past five (5) years.



Relevant Project Narratives

1

City of Coral Gables — Neighborhood Roving Patrol

Since November 2015, FPI has provided roving patrol services to the City of Coral Gables — directly analogous to the CRA services requested. Officers patrol neighborhoods, parks, and City facilities in marked vehicles, maintaining a police radio and liaising with Coral Gables Police. Officers identify suspicious activity, interact with residents and businesses, and assist with park closings. This service has resulted in multiple arrests and sustained positive community relationships, demonstrating FPI's ability to operate in an ambassador capacity in an urban environment.

2

Century Village of Pembroke Pines — Large-Scale Patrol Operations

FPI currently provides over 1,700 weekly service hours to Century Village of Pembroke Pines — spanning 140 buildings and 7,800 living units. Four (4) marked patrol vehicles are deployed across the property. Officers handle gatehouse operations, patrol, wellness checks, medical alert responses, and direct resident communication. This demonstrates FPI's operational capacity to deploy and manage multiple officers and vehicles across a large, complex service area — directly relevant to the dual-district structure of this RFP.

3

SilverLakes Homeowners Association — Multi- Jurisdiction Patrol

Since 2011, FPI has served SilverLakes HOA across 39 communities and 5,500 homes spanning Miramar and Pembroke Pines. Two patrol vehicles document violations, respond to calls for service, and communicate with multiple property management companies and associations. FPI conducts quarterly meetings with the board and security committee — demonstrating the structured, collaborative relationship FPI intends to maintain with the Pompano Beach CRA.



Section 6.4

Proposed Service Plan and Approach

1

40+ Years of Expertise

FPI Security Services has proudly served the Pompano Beach Community Redevelopment Agency as the incumbent security contractor, bringing over 40 years of security expertise to this renewal.

2

Operational Knowledge

Building on direct operational knowledge of the Northwest and East CRA Districts, FPI is uniquely positioned to deliver seamless continuity of service.

3

Integrated Approach

Our approach combines experienced local personnel, the integrated Team Software suite (Lighthouse for reporting, WinTeam for scheduling), Samsara vehicle GPS and dash cameras.

4

Community-First Philosophy

A community-first Ambassador philosophy grounded in our core values of Family, Pride, and Innovation.

6.4.1 Security Guards

Staffing Model by District

FPI proposes the following staffing model to meet and exceed the minimum weekly hour requirements for each district:

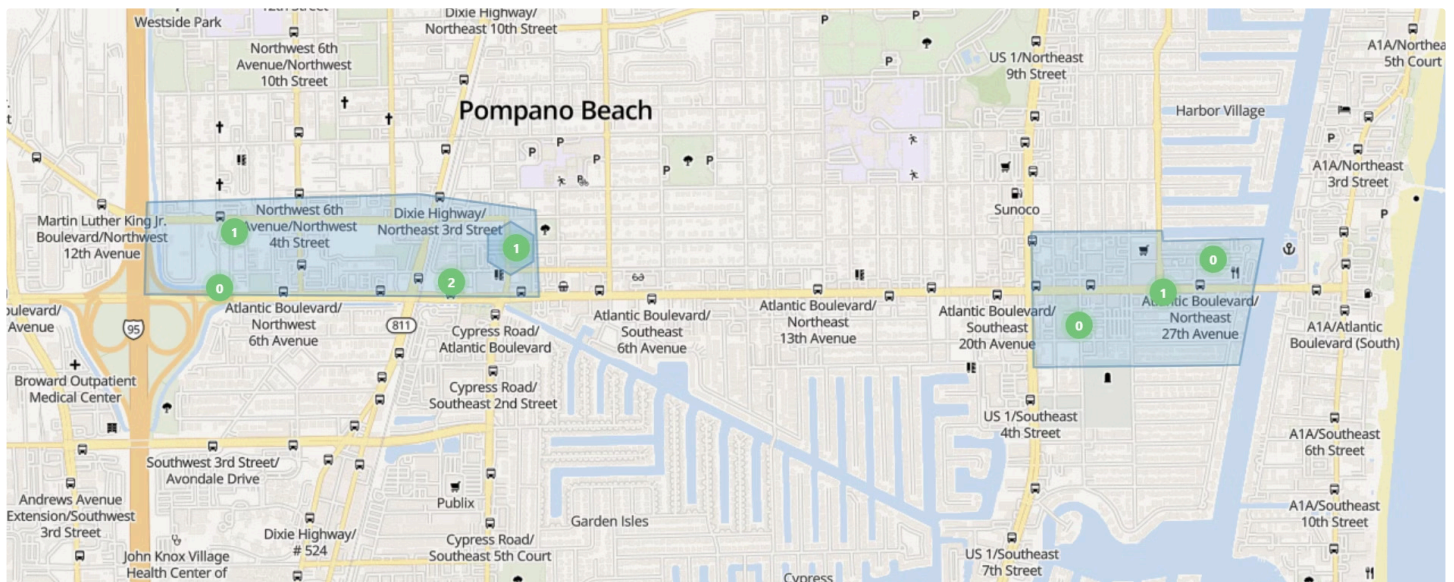
District	Staffing Plan	Weekly Hours
Northwest District	Guard 1: 24 hrs/day, 7 days/week Guard 2/Supervisor: 7am–7pm, 7 days/week	252 hours
East District	Ambassador Officer: 7am–11pm, 7 days/week	112 hours

Northwest District (Dr. Martin Luther King Jr. Blvd. / Old Pompano)

FPI will assign one (1) guard 24 hours/day, 7 days/week, and one (1) Field Supervisor from 7am–7pm, 7 days/week. A marked patrol vehicle will be assigned exclusively to this district. This configuration provides 252 hours per week.

East District (East Atlantic Blvd. / McNab Park / Harbor Village)

FPI will assign one (1) full-time Community Ambassador Officer to the East District, covering the East Atlantic Boulevard commercial corridor from Federal Highway to the Intracoastal Waterway and S.E. 2nd Street from Federal Highway to S.E. 25th Avenue, with concentrated attention on McNab Park and Harbor Village. This officer will operate in an Ambassador capacity – providing community engagement, customer service, and a positive, visible presence for residents, merchants, and visitors. Operating 7:00 a.m. to 11:00 p.m., seven (7) days per week – providing 112 hours of weekly coverage. Special attention directed toward vagrancy and loitering at McNab Park.



Transportation & Communications

TRANSPORTATION

Each district will be served by a marked FPI patrol vehicle. Officers will supplement vehicle patrols with foot patrol in high-density pedestrian areas (storefronts, park areas, sidewalks) to ensure thorough coverage that a vehicle alone cannot provide.

COMMUNICATION DEVICES

All officers will be issued a company-provided mobile device (smartphone) loaded with our reporting application and configured for direct communication with CRA staff, local law enforcement (Broward Sheriff's Office), fire, and emergency services. Officers may also be issued two-way radios where cellular coverage is limited. All verbal communications will be conducted in clear, concise English.

Technology & Reporting Infrastructure

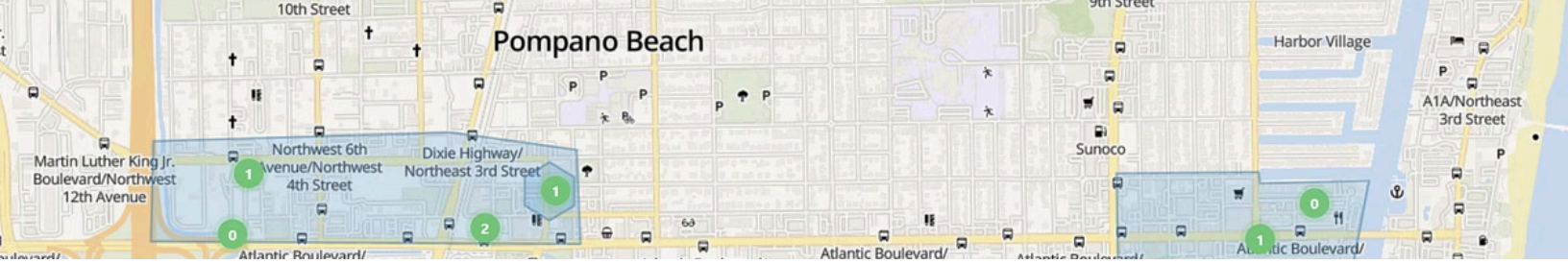
A Fully Integrated, Purpose-Built Technology Suite

FPI Security Services has made technology a foundational priority since our founding in 1981. For the Pompano Beach CRA, FPI deploys a fully integrated, purpose-built technology suite that gives CRA staff real-time visibility into officer activity, patrol coverage, and incident management — across both the Northwest and East Districts.

Lighthouse Incident Reporting & Tracking	WinTeam Scheduling & Time & Attendance	Samsara Vehicle GPS & Dash Cameras
---	---	---------------------------------------

All three platforms are actively used across FPI's 500+ officer operation and are proven in large-scale, multi-site security deployments. Lighthouse and WinTeam are both products of Team Software — the industry's leading integrated platform for security agencies — meaning officer data, scheduling, attendance, and incident records all flow through a single unified system. Samsara provides an additional layer of patrol vehicle accountability, giving CRA staff independent GPS-based verification of coverage at any time.





Lighthouse by Team Software

Real-Time Incident Reporting & Tracking

What Is Lighthouse?

Lighthouse is a purpose-built, cloud-based security management platform developed by Team Software – the industry standard for security agency operations. It replaces paper-based reporting entirely, enabling officers to document all activity from their mobile device (Android or Apple) in real time from the field. Every report is GPS-stamped, time-stamped, and instantly accessible to authorized CRA personnel via a live web dashboard.

What the CRA Gets

CRA staff will be granted access to the Lighthouse dashboard, providing continuous real-time visibility into both districts without needing to wait for a scheduled report. The dashboard functions as a live log of all officer activity – incidents, patrol tours, daily reports, and tasks – filterable by district, date, officer, and incident type.

Incident Reports

Officers document incidents in real time with structured fields, free-text narrative, photos, and audio attachments. Reports are instantly accessible to CRA staff.

Daily Activity Reports

Automated DAR generation summarizes each officer's shift activity, patrol locations, and incident log – submitted electronically at shift end.

GPS-Tracked Patrol Tours

Checkpoint scanning verifies officer presence at specific locations within each district, with GPS coordinates recorded at every scan.

Real-Time Notifications

CRA staff can be configured to receive instant alerts for any incident type – eliminating lag between an incident occurring and CRA awareness.

Photo & Audio Capture

Officers can attach photos and audio recordings to any report, providing documentation that supports follow-up with BSO or CRA staff.

BOLO & Task Management

Supervisors can push BOLOs, special instructions, and tasks directly to officers in the field through the Lighthouse mobile app.

Monthly District Reports

Exportable reports filtered by district allow FPI to deliver the required monthly incident reports to CRA staff in a clean, standardized format.

Fully Paperless

The entire reporting process is electronic, eliminating the risk of lost reports and reducing administrative overhead for both FPI and the CRA.

- Integration with WinTeam: Because Lighthouse and WinTeam are both Team Software products, officer scheduling, attendance, and incident data are unified in a single system – no manual data transfer between platforms. Officer hours, post assignments, and activity logs are all connected, giving FPI management and CRA staff a complete picture of operations in one place.



WinTeam by Team Software

Scheduling, Time & Attendance

What Is WinTeam?

WinTeam is the security industry's leading enterprise resource planning (ERP) platform, built specifically for contract security firms. FPI uses WinTeam to manage scheduling, time and attendance, payroll, and compliance across our entire 500+ officer operation. For the CRA contract, WinTeam ensures that every shift in both districts is staffed by a qualified, licensed officer — and that any vacancy is identified and filled without delay.

How WinTeam Protects Service Continuity for the CRA

One of the most critical service commitments FPI makes to the CRA is that a qualified officer will be on post at all times during contracted hours. WinTeam makes this operationally achievable at scale.

1

Automated No-Show Alerts

If an officer fails to clock in at shift start, WinTeam immediately alerts FPI's 24-hour dispatch center, triggering the replacement protocol before the post goes uncovered.

2

License Expiration Tracking

WinTeam maintains each officer's personnel file and proactively flags upcoming license expirations — ensuring all officers assigned to CRA hold a current Class "D" license at all times.

3

Scheduling Across Districts

Northwest and East District schedules are managed separately within WinTeam, with shift assignments, hours, and overtime all tracked by district for accurate monthly invoicing.

4

Payroll & Compliance

WinTeam's payroll integration ensures officers are compensated accurately and on time — a direct contributor to FPI's below-industry turnover rate.

5

Qualification Matching

WinTeam matches shift assignments to officer qualifications, preventing unqualified personnel from being assigned to posts requiring specific training or certifications.

6

Integrated with Lighthouse

Scheduling data in WinTeam links directly to Lighthouse reporting, so officer attendance records and incident logs are part of one unified data picture.

- Invoicing by District: WinTeam's district-level scheduling and time tracking enables FPI to produce accurate, itemized monthly invoices for each CRA district separately, as required by the RFP. Each invoice will include officer names, dates, and exact hours worked per shift — generated directly from verified electronic time records rather than manual timesheets.



Samsara

Vehicle GPS Tracking & Dash Cameras

What Is Samsara?

Samsara is a leading fleet management and IoT platform used by thousands of organizations to track, manage, and protect their vehicle fleets. FPI equips all patrol vehicles with Samsara GPS units and in-vehicle dash cameras. For the CRA contract, Samsara provides an independent, real-time layer of patrol vehicle accountability that complements Lighthouse officer reporting – giving the CRA confidence that patrol vehicles are where they are supposed to be, when they are supposed to be there.

1

Real-Time GPS Tracking

Live location of all CRA patrol vehicles is visible at any time. FPI management and CRA staff can verify that vehicles are actively patrolling their assigned districts.

2

Historical Route Playback

Samsara stores GPS route history, allowing FPI to reconstruct the exact patrol path of any vehicle on any given date and time – useful for incident documentation and CRA oversight.

3

In-Vehicle Dash Cameras

Front and rear-facing dash cameras record continuously during patrol. Footage provides documentation of incidents, officer conduct, and conditions at the time of an event.

4

Incident Clip Sharing

When an incident occurs, Samsara allows FPI to extract and share relevant video clips with CRA staff or law enforcement, supporting faster resolution and follow-up.

5

Driver Behavior Monitoring

Samsara monitors driving behavior including speed, hard braking, and distracted driving – helping FPI maintain the high professional standards expected by the CRA.

6

Patrol Verification

GPS data independently corroborates Lighthouse checkpoint scans, providing dual verification that officers covered their assigned patrol areas during each shift.

- Why This Matters for the CRA: The CRA's districts span active commercial corridors, parks, and transitional neighborhoods where consistent patrol presence is essential. Samsara eliminates any ambiguity about whether a patrol vehicle covered its route. In the event of an incident, vandalism, or complaint, FPI can immediately pull GPS history and dash camera footage to provide the CRA with a factual, time-stamped record of officer activity in the relevant area. This level of accountability is rarely offered by competing security firms and represents FPI's commitment to full transparency with the CRA.



Integrated Technology Summary

Together, Lighthouse, WinTeam, and Samsara create a comprehensive, interconnected accountability framework for the CRA.



Lighthouse

Real-time incident reporting, GPS patrol checkpoints, live dashboard

Instant visibility into all officer activity; no lag on incident awareness



WinTeam

Scheduling, time & attendance, license compliance, payroll

No-show alerts ensure post coverage; accurate district-level invoicing



Samsara

Vehicle GPS tracking, route history, in-vehicle dash cameras

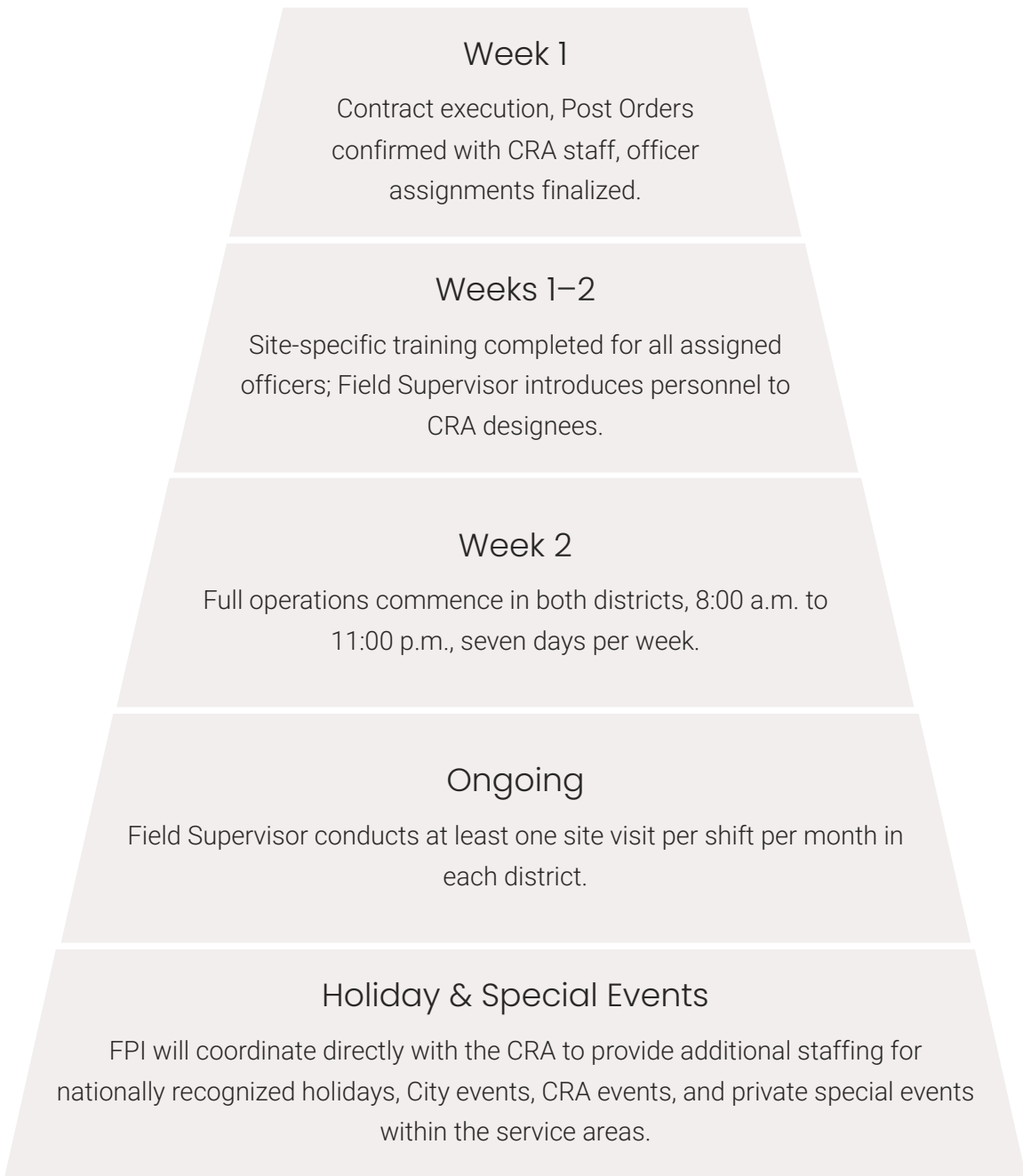
Independent patrol verification; video documentation of incidents

954.370.5300 | FPISecurity.com | 1771 N. Flamingo Road, Pembroke Pines, FL 33028

6.4.2 Scheduling & Responsiveness

Immediate Transition. Zero Learning Curve.

FPI will transition immediately upon contract execution, leveraging our existing familiarity with the CRA districts to eliminate any learning curve. The Field Supervisor will meet with CRA staff within the first week to confirm and document Post Orders for each district. All guards will complete a minimum of eight (8) hours of site-specific training prior to assignment, with a signed acknowledgment form on file.



☐ FPI maintains a 24-hour emergency contact staffed at all times. Any officer absence will be covered within two (2) hours of notification.



6.4.3 Quality Control & Communication

Built on Family, Pride, and Innovation

FPI's quality assurance program is built around three core values: Family, Pride, and Innovation. These values are embedded in every aspect of how we recruit, manage, and retain the officers we assign to clients like the Pompano Beach CRA.

Key Personnel Assigned to This Contract

Alexander Perez — President & CEO

Over 30 years in the security industry. Holds Florida Security Officer License (D 2526046), Security Officer Instructor License (DI 2800026), and Security/Investigative Agency Manager License (M 2500120). Directly oversees contract acquisition and performance.

Daniel Gonzalez — Vice President

15+ years in security operations, compliance, and technology integration. Juris Master, FIU. Oversees regulatory compliance, technology deployment, and multi-state operations.

Jorge Castro — Business Development

15+ years across private security, government, and federal law enforcement (active USCG). Previously VP of Operations at Kent Security. Manages daily operations, staffing, and scheduling across all sites.

Daniel Bolaños — Operations Manager

20+ years in law enforcement and fraud investigation (retired Hialeah Police, Hialeah Housing Authority Fraud Director). Oversees personnel compliance and account management.

Ivan Montero — Account Manager (Pompano Beach CRA)

Over 36 years of combined experience in criminal investigations, patrol operations, and private security management. Retired NYPD Detective (3rd Grade) and retired Key Biscayne Police Officer. Bilingual (English/Spanish). Holds FDLE Law Enforcement Certification and Florida Class 'D' Security Officer License. Serves as the dedicated account manager and primary point of contact for the Pompano Beach CRA — conducting site visits, coordinating officer deployment, and ensuring service satisfaction.



Quality Control Measures

Comprehensive Standards for Every Officer, Every Shift



Field Supervisor Oversight: A dedicated Field Supervisor will regularly visit both districts and meet with CRA staff to review performance, address concerns, and adjust Post Orders as directed. Supervisor visits occur at a minimum of once per shift per month at each district.



Lighthouse Live Dashboard: CRA staff will have continuous access to our Lighthouse by Team Software dashboard, providing full transparency into officer activity, GPS-tracked patrol routes, and logged incidents — in real time, without waiting for scheduled reports. Samsara vehicle GPS further allows verification of patrol vehicle locations at any time.



Officer Standards & Conduct: FPI maintains a zero-tolerance policy for sleeping on duty, unauthorized visitors, gratuity acceptance, or firearm possession. Violations result in immediate termination and same-shift replacement. An FPI Supervisor will cover the post until a qualified replacement arrives.



Drug-Free Workplace: FPI complies with Florida Statute §287.087 and conducts pre-employment and random drug testing for all personnel assigned to CRA.



Background Screening: Criminal record checks through the Broward County Sheriff's Department are completed for every officer. No officer with a misdemeanor or felony conviction will be assigned to this contract.



Recurring Training: Officers assigned to CRA undergo site-specific training (minimum 8 hours) prior to assignment, with signed acknowledgment forms on file. Ongoing training is conducted to address evolving site conditions, Post Order updates, and lessons from prior incidents.



Quality Control Measures (cont.)

Comprehensive Standards for Every Officer, Every Shift



Appearance Standards

Supervisors conduct regular appearance inspections in the field. All officers assigned to the CRA will be in pressed, properly fitted FPI uniforms clearly bearing the word "Security" or "Ambassador" and an FPI photo ID at all times.



Employee Retention Programs

FPI's below-industry turnover rate is a direct result of our employee engagement programs — including Meritorious Service Awards, Officers of the Month recognition (with certificates and gift cards), and an Employee Referral Program. Stable, familiar officers assigned to the CRA districts means better community relationships and continuity for the CRA.



24/7 Dispatch & SOC Support

FPI's Security Operations Center and dispatch center are staffed around the clock. Any vacancy, incident escalation, or CRA request receives an immediate response.



Ambassador Orientation

All officers assigned to CRA districts will receive orientation on CRA programs, district boundaries, local businesses, and community resources to effectively serve in an Ambassador role — providing accurate information and a positive representation of the CRA to residents, merchants, and visitors.



Monthly District Invoicing & Reports

Monthly invoices will be submitted separately for the Northwest and East Districts, itemizing names, dates, and hours worked by each officer. Monthly incident reports will be delivered no later than the 5th business day of the following month.



SECURITY
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Pricing Proposal



Proposed Pricing & Cost Summary

RFP26-027 | Unarmed Roving Security Guard Services – Pompano Beach CRA

FPI Security Services proposes a single uniform billing rate of \$27.00 per hour for all personnel assigned to this contract, including security officers, Community Ambassador Officers, and the Site Supervisor. This simplified rate structure ensures transparency and ease of invoicing for the CRA.

District	Role	Schedule	Weekly Hours	Hourly Rate	Weekly Cost	Annual Cost
Northwest District	Security Guard	24 hrs/day, 7 days/week	168	\$27.00	\$4,536.00	\$235,872.00
Northwest District	Site Supervisor	7am–7pm, 7 days/week	84	\$27.00	\$2,268.00	\$117,936.00
East District	Community Ambassador Officer	7am–11pm, 7 days/week	112	\$27.00	\$3,024.00	\$157,248.00
Total			364		\$9,828.00	\$511,056.00

Travel & Miscellaneous Expenses

All travel costs associated with patrol operations are included in the hourly rate. FPI provides marked patrol vehicles, fuel, insurance, and vehicle maintenance at no additional cost to the CRA. There are no separate travel, mileage, or vehicle charges. Uniforms, mobile devices, two-way radios, and Lighthouse/WinTeam/Samsara technology access are all included at no additional cost.

Annual Price Escalator

FPI proposes an annual price escalation not to exceed three percent (3%) per contract year, applied to the base hourly rate, to account for increases in labor costs, insurance, and operational expenses. Any escalation will be communicated to the CRA in writing no less than 60 days prior to the contract anniversary date.

Summary of Included Services at No Additional Cost

- Marked FPI patrol vehicles (one per district)
- Dedicated Site Supervisor (Northwest District)
- Fuel, vehicle insurance, and maintenance
- Samsara GPS tracking and dash camera system
- Lighthouse real-time reporting dashboard access for CRA staff
- WinTeam scheduling and attendance management
- Company-issued mobile devices
- Site-specific officer training (minimum 8 hours per officer)
- Monthly district incident reports
- Site Supervisor site visits
- 24/7 FPI Security Operations Center and dispatch support



Our Plan at a Glance

A Proven, Community-First Approach to Securing the Pompano Beach CRA Districts

As the incumbent security contractor, FPI Security Services brings unmatched familiarity with the Northwest and East CRA Districts. Our renewal proposal is built on continuity, accountability, and a community-first Ambassador philosophy – backed by 40+ years of experience, a fully integrated technology stack, and a dedicated local team committed to the safety and vitality of Pompano Beach.

Staffing

Northwest District: One (1) Security Guard on duty 24/7 and one (1) Site Supervisor from 7am–7pm, seven days a week – providing 252 hours of weekly coverage. East District: One (1) Community Ambassador Officer from 7am–11pm, seven days a week – providing 112 hours of weekly coverage. Total: 364 staffed hours per week across both districts.

Patrol & Presence

Each district is served by a dedicated marked FPI patrol vehicle. Officers supplement vehicle patrols with foot patrol in high-density pedestrian areas including storefronts, parks, and sidewalks. The East District Ambassador Officer focuses on community engagement, customer service, and positive visible presence for residents, merchants, and visitors.

Technology & Accountability

FPI deploys a fully integrated technology suite: Lighthouse (real-time incident reporting and live CRA dashboard), WinTeam (scheduling, attendance, and license compliance), and Samsara (vehicle GPS tracking and dash cameras). CRA staff have real-time visibility into officer activity, patrol routes, and incidents at all times – with no lag between an event and CRA awareness.

Quality & Responsiveness

A dedicated Site Supervisor oversees both districts with regular field visits. FPI's 24/7 Security Operations Center ensures any officer absence is filled within two (2) hours. Zero-tolerance conduct standards, background screening, drug testing, and ongoing training ensure only qualified, professional officers serve the CRA. Monthly district reports delivered by the 5th business day of each month.

364

Weekly Hours
Across Both
Districts

\$27.00

Uniform Hourly
Rate

2

Hour Maximum
Vacancy
Response

40+

Years of Security
Experience



SECURITY
WITH
PRECISION

Local Business Forms

TIER 1/TIER 2 COMPLIANCE FORM

IN ORDER FOR YOUR FIRM TO COMPLY WITH THE CITY'S LOCAL BUSINESS PROGRAM AS A TIER 1 OR TIER 2 VENDOR, BIDDERS MUST COMPLETE THE INFORMATION BELOW AND UPLOAD THE FORM TO THE RESPONSE ATTACHMENTS TAB IN THE EBID SYSTEM.

TIER 1 LOCAL VENDOR

_____ My firm has maintained a permanent place of business within the city limits and maintains a staffing level, within this local office, of at least 10 % who are residents of the City of Pompano Beach.

And/Or

_____ My firm has maintained a permanent place of business within the city limits and my submittal includes subcontracting commitments to Local Vendors Subcontractors for at least 10 % of the contract value.

Or

XX My firm does not qualify as a Tier 1 Vendor.

TIER 2 LOCAL VENDOR

_____ My firm has maintained a permanent place of business within Broward County and maintains a staffing level, within this local office, of at least 15% who are residents of the City of Pompano Beach

And/Or

_____ My firm has maintained a permanent place of business within Broward County and my submittal includes subcontracting commitments to Local Vendors Subcontractors for at least 20% of the contract value.

Or

XX My firm does not qualify as a Tier 2 Vendor.

I certify that the above information is true to the best of my knowledge.

3/16/2026
(Date)

FPI Security Services, Inc.
(Name of Firm)

BY: Daniel Gonzalez, Vice President
(Name)

LOCAL BUSINESS EXHIBIT "B"
LOCAL BUSINESS
LETTER OF INTENT TO PERFORM AS A LOCAL SUBCONTRACTOR

Bid Number _____

TO: _____
(Name of Prime or General Bidder)

The undersigned City of Pompano Beach business intends to sell commodities or perform subcontracting work in connection with the above contract as (check below)

_____ an individual

_____ a corporation

_____ a partnership

_____ a joint venture

The undersigned is prepared to sell product(s) or perform the following work in connection with the above Contract, as hereafter described in detail:

at the following price: _____

(Date)

(Name of Local Business Contractor)

(address)

(address City, State Zip Code)

BY: _____
(Name)

LOCAL BUSINESS EXHIBIT "C
LOCAL BUSINESS
UNAVAILABILITY FORM

BID # _____

I, _____
(Name and Title)

of _____, certify that on the _____ day of _____, _____, I invited the following LOCAL BUSINESSES to bid work items to be performed in the City of Pompano Beach:

Business Name, Address	Work Items Sought	Form of Bid Sought (i.e., Unit Price, Materials/Labor, Labor Only, etc.)
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Said Local Businesses:

- ___ Did not bid in response to the invitation
- ___ Submitted a bid which was not the low responsible bid
- ___ Other: _____

Name and Title: _____

Date: _____

Note: Attach additional documents as available.

LOCAL BUSINESS EXHIBIT "D"
GOOD FAITH EFFORT REPORT
LOCAL BUSINESS PARTICIPATION

BID # _____

1. What portions of the contract have you identified as Local Business opportunities?

2. Did you provide adequate information to identified Local Businesses? Please comment on how you provided this information.

3. Did you send written notices to Local Businesses?

___ Yes ___ No

If yes, please include copy of the notice and the list of individuals who were forwarded copies of the notices.

4. Did you advertise in local publications?

___ Yes ___ No

If yes, please attach copies of the ads, including name and dates of publication.

5. What type of efforts did you make to assist Local Businesses in contracting with you ?

7. List the Local Businesses you will utilize and subcontract amount.

_____	\$ _____
_____	\$ _____
_____	\$ _____

8. Other comments: _____

LOCAL BUSINESS EXHIBIT "D" – Page 2



SECURITY
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Financial Statements

Financial Documentation Uploaded Separately



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Insurance

FPI Meets or Exceeds the Insurance Requirements