



CONFIDENTIAL

****SEALED BID PACKAGE ENCLOSED****

BID TITLE: AVENIR
N-1 CONSERVATION AREA CONTROL
STRUCTURE WCS-11
PROJECT NUMBER: 202407

TO: Jason Pierman, District Manager
jpierman@sdsinc.org
AVENIR COMMUNITY DEVELOPMENT DISTRICT
2501A Burns Road
Palm Beach Gardens, FL 33410

FROM: JACKSON LAND DEVELOPMENT, LLC.
1888 NW 21st Street
Pompano Beach, FL 33069

BID DATE/TIME: MONDAY, 04/20/2026 AT 12:00 PM

Jackson Land Development, LLC.

1888 N. W. 21st Street, Pompano Beach, Florida 33069
Broward (954) 973-3060 / 24 Hour Emergency (954) 973-3405 / Fax (954) 960-1679

BID BOND

Any singular reference to Bidder, Surety, Owner or other party shall be considered plural where applicable.

BIDDER (Name and Address):

Jackson Land Development, LLC
1500 Cordova Road, Suite 202, Fort Lauderdale, FL 33316

SURETY (Name, and Address of Principal Place of Business):

Swiss Re Corporate Solutions America Insurance Corporation
1200 Main St, Ste 800, Kansas City, MO 64105

OWNER (Name and Address):

Avenir Community Development District
2501A Burns Road, Palm Beach Gardens, FL 33140

BID

Bid Due Date: April 20, 2026

Description (Project Name— Include Location): N-1 Conservation Area Control Structure WCS-11

BOND

Bond Number: N/A

Date: April 15, 2026

Penal sum _____ Ten Percent of Amount Bid \$ _____ (10%)
(Words) (Figures)

Surety and Bidder, intending to be legally bound hereby, subject to the terms set forth below, do each cause this Bid Bond to be duly executed by an authorized officer, agent, or representative.

BIDDER

Jackson Land Development, LLC (Seal)

Bidder's Name and Corporate Seal

By:

Signature

Jeremy Jackson

Print Name

Mgr

Title

Attest:

Signature

witness

Title

SURETY

Swiss Re Corporate Solutions
America Insurance Corporation

Surety's Name and Corporate Seal

By:

Signature (Attach Power of Attorney)

Victoria P. Lyons

Print Name

Attorney-in-Fact

Title

Attest:

Signature Pearce Cannon

Title Witness



Note: Addresses are to be used for giving any required notice.

Provide execution by any additional parties, such as joint venturers, if necessary.

1. Bidder and Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors, and assigns to pay to Owner upon default of Bidder the penal sum set forth on the face of this Bond. Payment of the penal sum is the extent of Bidder's and Surety's liability. Recovery of such penal sum under the terms of this Bond shall be Owner's sole and exclusive remedy upon default of Bidder.
2. Default of Bidder shall occur upon the failure of Bidder to deliver within the time required by the Bidding Documents (or any extension thereof agreed to in writing by Owner) the executed Agreement required by the Bidding Documents and any performance and payment bonds required by the Bidding Documents.
3. This obligation shall be null and void if:
 - 3.1 Owner accepts Bidder's Bid and Bidder delivers within the time required by the Bidding Documents (or any extension thereof agreed to in writing by Owner) the executed Agreement required by the Bidding Documents and any performance and payment bonds required by the Bidding Documents, or
 - 3.2 All Bids are rejected by Owner, or
 - 3.3 Owner fails to issue a Notice of Award to Bidder within the time specified in the Bidding Documents (or any extension thereof agreed to in writing by Bidder and, if applicable, consented to by Surety when required by Paragraph 5 hereof).
4. Payment under this Bond will be due and payable upon default of Bidder and within 30 calendar days after receipt by Bidder and Surety of written notice of default from Owner, which notice will be given with reasonable promptness, identifying this Bond and the Project and including a statement of the amount due.
5. Surety waives notice of any and all defenses based on or arising out of any time extension to issue Notice of Award agreed to in writing by Owner and Bidder, provided that the total time for issuing Notice of Award including extensions shall not in the aggregate exceed 120 days from the Bid due date without Surety's written consent.
6. No suit or action shall be commenced under this Bond prior to 30 calendar days after the notice of default required in Paragraph 4 above is received by Bidder and Surety and in no case later than one year after the Bid due date.
7. Any suit or action under this Bond shall be commenced only in a court of competent jurisdiction located in the state in which the Project is located.
8. Notices required hereunder shall be in writing and sent to Bidder and Surety at their respective addresses shown on the face of this Bond. Such notices may be sent by personal delivery, commercial courier, or by United States Registered or Certified Mail, return receipt requested, postage pre-paid, and shall be deemed to be effective upon receipt by the party concerned.
9. Surety shall cause to be attached to this Bond a current and effective Power of Attorney evidencing the authority of the officer, agent, or representative who executed this Bond on behalf of Surety to execute, seal, and deliver such Bond and bind the Surety thereby.
10. This Bond is intended to conform to all applicable statutory requirements. Any applicable requirement of any applicable statute that has been omitted from this Bond shall be deemed to be included herein as if set forth at length. If any provision of this Bond conflicts with any applicable statute, then the provision of said statute shall govern and the remainder of this Bond that is not in conflict therewith shall continue in full force and effect.

11. The term "Bid" as used herein includes a Bid, offer, or proposal as applicable.

SWISS RE CORPORATE SOLUTIONS

SWISS RE CORPORATE SOLUTIONS AMERICA INSURANCE CORPORATION ("SRCSAIC")
SWISS RE CORPORATE SOLUTIONS PREMIER INSURANCE CORPORATION ("SRCSPIC")

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, THAT SRCSAIC, a corporation duly organized and existing under laws of the State of Missouri, and having its principal office in the City of Kansas City, Missouri, and SRCSPIC, a corporation organized and existing under the laws of the State of Missouri and having its principal office in the City of Kansas City, Missouri, each does hereby make, constitute, and appoint:

RICHARD A. LEVERONI, SANDRA C. LOPES, NICOLE ROY, JEAN M. FEENEY, NICHOLAS LABBE, WOODROW M. BAIRD, RUSSELL M. CANTERBURY,

JESSICA L. PICCIRILLO, LAURIE ROTHWELL, VICTORIA P. LYONS, MEGAN B. DONOVAN and AMANDA KELSEY JOVINO

JOINTLY OR SEVERALLY

Its true and lawful Attorney(s)-in-Fact, to make, execute, seal and deliver, for and on its behalf and as its act and deed, bonds, consents of surety, or other writings obligatory in the nature of a bond on behalf of each of said Companies, as surety, on contracts of suretyship as are or may be required or permitted by law, regulation, contract or otherwise, provided that no bond or undertaking or contract or suretyship executed under this authority shall exceed the amount of:

TWO HUNDRED MILLION (\$200,000,000.00) DOLLARS

This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Boards of Directors of both SRCSAIC and SRCSPIC at meetings duly called and held on the 18th of November 2021:

"RESOLVED, that any two of the President, any Managing Director, any Senior Vice President, any Vice President, the Secretary or any Assistant Secretary be, and each or any of them hereby is, authorized to execute a Power of Attorney qualifying the attorney named in the given Power of Attorney to execute on behalf of the Corporation bonds, undertakings and all contracts of surety, and that each or any of them hereby is authorized to attest to the execution of any such Power of Attorney and to attach therein the seal of the Corporation; and it is

FURTHER RESOLVED, that the signature of such officers and the seal of the Corporation may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be binding upon the Corporation when so affixed and in the future with regard to any bond, undertaking or contract of surety to which it is attached."



By David Satory
David Satory, Senior Vice President of SRCSAIC
& Senior Vice President of SRCSPIC

By Gabriel Jacquez
Gabriel Jacquez, Senior Vice President of SRCSAIC
& Senior Vice President of SRCSPIC



IN WITNESS WHEREOF, SRCSAIC and SRCSPIC have caused their official seals to be hereunto affixed, and these presents to be signed by their authorized officers this 26th day of January, 2026.

State of Illinois
County of Cook



Swiss Re Corporate Solutions America Insurance Corporation
Swiss Re Corporate Solutions Premier Insurance Corporation

On this 26th day of January, 2026, before me, a Notary Public personally appeared David Satory, Senior Vice President of SRCSAIC and Senior Vice President of SRCSPIC, and Gabriel Jacquez, Senior Vice President of SRCSAIC and Senior Vice President of SRCSPIC, personally known to me, who being by me duly sworn, acknowledged that they signed the above Power of Attorney as officers of and acknowledged said instrument to be the voluntary act and deed of their respective companies.



Karen M. Szweda
Karen M. Szweda, Notary

I, Jeffrey Goldberg, the duly elected Senior Vice President and Assistant Secretary of SRCSAIC and SRCSPIC, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney given by said SRCSAIC and SRCSPIC, which is still in full force and effect.

IN WITNESS WHEREOF, I have set my hand and affixed the seals of the Companies this 15th day of April, 2026.

Jeffrey Goldberg
Jeffrey Goldberg, Senior Vice President &
Assistant Secretary of SRCSAIC & SRCSPIC

SECTION 40-1
FORM OF PROPOSAL

40.0 PROPOSAL

TO: Jason Pierman
AVENIR COMMUNITY DEVELOPMENT DISTRICT
2501A Burns Road
Palm Beach Gardens, FL 33410

DATE: 4/20/2026

Dear Mr. Pierman:

The undersigned, as Bidder, hereby declares that he is acquainted with the site of the construction as shown on the plans and has fully acquainted himself with the work to be done; that he has thoroughly examined the specifications and all contract documents pertaining thereto; and has read any and/or all addenda issued prior to the opening of the bids.

The bidder proposes and agrees, if this proposal is accepted, to furnish all necessary materials, tools, construction equipment, transportation, and labor to complete the construction as shown, detailed, and described in the specifications and on the drawings.

It is understood by the Bidder that no additional compensation shall be allowed for extra work unless authorized in writing by the District.

The Bidder agrees that, if awarded the Contract, he will sign the Contract Documents within fifteen (15) calendar days of the award of the bid, that he will commence the work on the date stated in the notice to proceed, and that he will complete the work within 4/20/2026 calendar days, thereafter.

SECTION 40-1
FORM OF PROPOSAL

The Bidder is licensed as a Contractor to perform the work or services contemplated by this bid and holds License No. CUC052599 issued by DBPR, Florida, or in the alternative, is qualified by examination of reciprocity to be so licensed to do this work.

BIDDER: Jackson Land Development

ADDRESS: 1500 Cordova Rd Suite 202, Fort Lauderdale, FL, 33316

BY: Edward Foss

TITLE: Manager Partner



PROPOSAL

DATE: April 20, 2025

JOB NAME: **AVENIR N-1 CONSERVATION AREA CONTROL
STRUCTURE WCS-11**

ESTIMATE #: E041126

SUBMITTED TO: **AVENIR COMMUNITY DEVELOPMENT DISTRICT**
STREET: 2501A Burns Road
CITY, STATE & ZIP: Palm Beach Gardens, FL 33410
PHONE NO.: (877)-737-4922
ATTENTION: Jason Pierman
jpierman@sdsinc.com

JOB LOCATION: Avenir Subdivision: Palm Beach Gardens
Northlake Blvd.

ENGINEER: Mock Roos Consulting Engineers
DATE OF PLANS: 8 Plan Sheets Stamped 5.15.25

Jackson Land Development, LLC (JLD) hereby proposes to furnish labor, equipment, and material in accordance with the above-referenced plans as follows:

See Attached Detail: \$ 992,240.00

GENERAL CONDITIONS:

1. Due to global shipping and supply crisis, material pricing is subject to change, and delivery dates are not guaranteed.
2. Our proposal based on estimated Grading Extents per Sheet plan C1.2.
3. Removal and replacement, handling or disposal of unsuitable material is excluded from this proposal. All excavated materials are to be used for construction in their original excavated form and condition without manipulation or handling. Proposal assumes free fill supplied from borrow pit site for Coconut roadway extension.
4. Prices are based on one mobilization, with a continuous operation to completion. Pricing includes one (1ea) paying mobilization. Additional mobilizations will be made for the sum of \$6,500.00 each.
5. Pricing assumes standard weekday daytime hours with Saturdays as rain makeup only.
6. All invoices submitted by the 25th are due and payable within 30 days. Five percent (5%) retainage will be withheld only until substantial completion; thereupon to be released within 180 days. Retainage is not to be withheld pending approvals which are dependent on Owner or Others.
7. As to all materials, equipment, and contractor's workmanship, JLD warrants against defects for a period of one (1) year from the time of final completion of the work. JLD warranty excludes remedy for damage or defect caused by normal wear and tear under normal usage and by abuse,

Jackson Land Development, LLC

1888 N.W. 21st Street
Pompano Beach, FL 33069
Phone (954) 973-3060
Fax (954) 960-1679



modifications, improper or insufficient maintenance, or improper operation by persons or entities other than JLD, or its subcontractors.

8. Prior to start of work, Owner will provide notice of commencement.
9. Dewatering measures shall be discharged into existing adjacent. No allowance has been made for construction of temporary ditches, hard piping, sediment basin/treatment/filtration or testing of water prior to discharge. No allowance is made for SFWMD dewatering permit limiting conditions, if any.

EXCLUSIONS: The following items **ARE NOT** included in this proposal:

- a) OCIP/CCIP, or Textura/Procore type fee participation.
- b) Permits, fees, engineering, PE calcs or stamps.
- c) Removal/Replacement of Unsuitable Materials.
- d) Cross section B work of any kind. Elevations/stations do not match.

SIGNATURE:

JACKSON LAND DEVELOPMENT, LLC

CLIENT

Jackson Land Development, LLC

1888 N.W. 21st Street
Pompano Beach, FL 33069
Phone (954) 973-3060
Fax (954) 960-1679

04/20/2026
E041126
*** ED FOSS

11:32
N-1 CONSERVATION AREA CONT STR WCS-11
BID TOTALS

<u>Biditem</u>	<u>Description</u>	<u>Quantity</u>	<u>Units</u>	<u>Unit Price</u>	<u>Bid Total</u>
1000	MOBILIZATION	1.000	LS	49,000.00	49,000.00
1020	SURVEY LAYOUT & ASBUILTS-UTILITIES	1.000	LS	7,900.00	7,900.00
1025	GEOTECHNICAL TESTING	1.000	LS	21,060.00	21,060.00
1030	EROSION CONTROL PERMIT & SETUP	1.000	LS	6,140.00	6,140.00
1035	EROSION CONTROL REPORTING	6.000	MO	3,160.00	18,960.00
1040	FDOT SILT FENCE-NO MAINTENANCE	800.000	LF	3.00	2,400.00
1045	TURBIDITY BARRIER	550.000	LF	19.00	10,450.00
1050	EROSION CONTROL MAINTENANCE	6.000	MO	5,270.00	31,620.00
1060	DEMO, PREP SITE, STRIP EX AREAS	1.000	LS	24,220.00	24,220.00
1065	BUILD/REMOVE COFFER DAM	1.000	LS	52,640.00	52,640.00
1070	ROUGH/FINAL GRADE SITE	1.000	LS	37,900.00	37,900.00
1075	INSTALL TYPE B RIP RAP	2,120.000	SY	200.00	424,000.00
1080	PINNED BAHIA SOD LAKE BANKS	4,500.000	SF	1.60	7,200.00
1085	SEED ALL DISTURBED AREAS	6,000.000	SY	4.20	25,200.00
1120	72" CAP	160.000	LF	1,270.00	203,200.00
1160	CULVERT/CONT STR INSPECTIONS	160.000	LF	46.00	7,360.00
1200	CONT STR WCS-11	1.000	EA	62,990.00	62,990.00

Bid Total	=====>	\$992,240.00
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2026 FLORIDA LIMITED LIABILITY COMPANY ANNUAL REPORT

DOCUMENT# L09000032518

Entity Name: JACKSON LAND DEVELOPMENT, LLC**Current Principal Place of Business:**1500 CORDOVA ROAD
SUITE 202
FORT LAUDERDALE, FL 33316**Current Mailing Address:**1500 CORDOVA ROAD
SUITE 202
FORT LAUDERDALE, FL 33316 US**FEI Number:** 26-4606776**Certificate of Status Desired:** No**Name and Address of Current Registered Agent:**LAWRENCE, JOSEPH W II
200 SW 1ST AVENUE
SUITE 830
FORT LAUDERDALE, FL 33301 US*The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.***SIGNATURE:** JOSEPH W. LAWRENCE, II

01/28/2026

Electronic Signature of Registered Agent

Date

Authorized Person(s) Detail :

Title MGR
Name JACKSON, KENNETH R
Address 1500 CORDOVA RD, SUITE 202
City-State-Zip: FORT LAUDERDALE FL 33316

Title MGR
Name JACKSON, JEREMY C
Address 1500 CORDOVA ROAD
SUITE 202
City-State-Zip: FORT LAUDERDALE FL 33316

Title MGR
Name FOSS, EDWARD
Address 1500 CORDOVA ROAD
SUITE 202
City-State-Zip: FORT LAUDERDALE FL 33316

Title MGR
Name BUCK, RICHARD
Address 1500 CORDOVA ROAD
SUITE 202
City-State-Zip: FORT LAUDERDALE FL 33316

Title MGR
Name POSSANZA, PAUL
Address 1500 CORDOVA ROAD
SUITE 202
City-State-Zip: FORT LAUDERDALE FL 33316

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 605, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: JEREMY JACKSON

MANAGER

01/28/2026

Electronic Signature of Signing Authorized Person(s) Detail

Date

**Request for Taxpayer
Identification Number and Certification**

Go to www.irs.gov/FormW9 for instructions and the latest information.

Give form to the
requester. Do not
send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See Specific Instructions on page 3.	1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.) JACKSON LAND DEVELOPMENT, LLC	
	2 Business name/disregarded entity name, if different from above.	
	3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only one of the following seven boxes. ☐ Individual/sole proprietor ☐ C corporation ☐ S corporation ☐ Partnership ☐ Trust/estate ☒ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) S Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner. ☐ Other (see instructions)	4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3): Exempt payee code (if any) _____ Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any) _____ <i>(Applies to accounts maintained outside the United States.)</i>
	3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions. ☐	
	5 Address (number, street, and apt. or suite no.). See instructions. 1500 Cordova Road, Suite 202	6 City, state, and ZIP code Fort Lauderdale, FL 33316
7 List account number(s) here (optional)		

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number	
or	
Employer identification number	
2 6	4 6 0 6 7 7 6

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here Signature of U.S. person

Date **01/15/2026**

Jeremy Jackson, Manager/Partner

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

JACKSON LAND DEVELOPMENT, LLC
KEY PERSONNEL

<u>NAME</u>	<u>POSITION</u>	<u>LICENSE(S)</u>	<u># YRS. W/ COMPANY</u>	<u># YRS. INDUSTRY EXPERIENCE</u>
MANAGEMENT				
JEREMY JACKSON	MANAGER/PARTNER		17 YRS	30+
KENNETH JACKSON	MANAGER/PARTNER, SR. PROJECT MGR	CGC	17 YRS	60+
EDWARD FOSS	MANAGER/PARTNER, SR. ESTIMATOR/PROJECT MGR	CUC 052599; FIRE V FPC16-000023	17 YRS	40+
RICHARD BUCK	MANAGER/PARTNER, SR. PROJECT MANAGER		13 YRS	32+
PAUL POSSANZA	MANAGER/PARTNER, SR. PROJECT MANAGER		11 YRS	45+
LANE BERG	SR. PROJECT MANAGER		7 YRS	27+
RAUL ESCAMILLA	PROJECT MANAGER		2 YRS	11+
HUMBERTO VIANA	SR. PROJECT MANAGER	P.E. LIC #56719	1 YR	34+
MICHAEL MEADOWS	ESTIMATOR		1.5 YRS	10.5+
CRISTIAN SANCHEZ	ESTIMATOR/PROJECT MANAGER	CUC PENDING - End of 2026	1.5 YRS	1.5+
FIELD SUPERVISORY				
JOHN MCCABE	SUPERINTENDENT		17 YRS	39+
NATE KRICK	SUPERINTENDENT		17 YRS	27+
ANGELO PUGLISI	SUPERINTENDENT		10 YRS	27+
JAKE DANENS	SUPERINTENDENT		3 YRS	14+

RICHARD BUCK
Jackson Land Development, LLC
1888 N.W. 21st Street
Pompano Beach, FL 33069

EDUCATION

B.S. Degree Advertising & Public Relations
Grand Valley State University, Allendale, MI 1991-1993

Undergraduate Studies
West Virginia University, Morgantown, WV 1989-1991

CERTIFICATIONS

STATE LICENSING: Certified General Contractor – CGC1507487
OSHA (30) hour Construction Safety and Health Course

CAREER SKILLS/KNOWLEDGE

- | | |
|---|--------------------------------------|
| ◆ General Accounting | ◆ Financial Management |
| ◆ Underground Utility Construction | ◆ Budgeting/Accountability |
| ◆ Land Development/Earthwork | ◆ Road Construction |
| ◆ Construction Scheduling (Microsoft Project) | ◆ Quality Management |
| ◆ Project Management | ◆ Project Estimating - HCSS Software |

CAREER EXPERIENCE

JACKSON LAND DEVELOPMENT - 2009 to Present

Project Manager / Manager/Partner

Responsible for negotiating client contracts, creating estimates, and preparing proposals. Negotiate revisions, changes and additions to contractual agreements as needed. Collaborate with clients, engineers, subcontractors, vendors, and municipalities. Contract administration. Manage budgets, schedules, and cost objectives. Address equipment and material needs and acquire to meet job scope requirements and adhere to budget. Oversee supervisory field staff and oversee daily operations.

W. JACKSON AND SONS - 1994-2009

Project Manager

- | | |
|-----------------------------|---------------------------------|
| ◆ Project Management | ◆ Scheduling |
| ◆ Project Estimating | ◆ Client Relations |
| ◆ Job Budgeting and Costing | ◆ Oversee day to day Operations |

RESUME - RICHARD BUCK

Page 2 of 2

EXTRACURRICULAR: GRAND VALLEY STATE UNIVERSITY

- ◆ Assisted in the coordination of weekend activities for football recruiting visits.
- ◆ Football: West Virginia University and Grand Valley State University
- ◆ Full Athletic Scholarship – Position: Defensive Back
- ◆ 1989 MAZDA Gator Bowl, Jacksonville, FL
- ◆ 1991 NCAA Division II National Playoffs
- ◆ 1992 MIFC Conference Champs
- ◆ Vice President of the Public Relations and Advertising Club, GVSU

REFERENCES

Anthony LoFurno, Director of Land Development, G.L. Land Development
Phone: (954) 753-1730 Ext.385; E-mail: anthony.lofurno@glhomes.com

Jared Shaver, Land Development Manager, Lennar Homes
Phone: (415) 599-9937; E-mail: jared.shaver@lennar.com

Keith F. Leonard, Land Development Manager, D. R. Horton
Phone: (954) 949-3000; E-mail: KFLeonard@drhorton.com

Angelo Puglisi, Superintendent

3580 Chesapeake Circle
Boynton Beach, FL 33436
Phone: 561-969-6167
puglisi51@yahoo.com

PROFESSIONAL EXPERIENCE:

Jackson Land Development LLC

Pompano Beach, FL
2016 -Present

Pipe Superintendent

- Manage multiple mainline, testing, and masonry crews throughout Broward and Palm Beach Counties
- Delegate crews and equipment to job sites
- Build job schedules for utility installations and testing to closeout
- Order and coordinate delivery of materials
- Attend pre-construction, scheduling, and all key site meetings for coordination with General Contractors, Civil Engineers, Utility Inspectors, and all testing authorities throughout the installation
- Responsible for the instruction of field staff and inspection of assigned job sites to meet all health and safety requirements

Pipecon Corporation, Inc.

Pompano Beach, FL
2007-2016

Vice President

- Oversee all Field Operations
- Managing multiple mainline, testing, and masonry crews through, Miami- Dade, Broward, Palm Beach, and St. Lucie Counties

American Engineering & Development Corp

Hialeah, FL
1994-2007

Assistant General Utility Superintendent

- Managing multiple mainline, testing, and masonry crews through, Miami- Dade, Broward, Palm Beach, and St. Lucie Counties
- Delegating crews and equipment to job sites
- Building job schedules for utility installations and testing to closeout
- Performing civil plan takeoffs for estimates and ordering of all materials
- Attending pre-construction, scheduling, and all key site meetings for coordination with General Contractors, Civil Engineers, Utility Inspectors, and all testing authorities throughout the installation
- Responsible for the instruction and inspection of assigned job sites for all aspects of health and safety

W. Jackson & Sons Construction Co.

Pompano Beach, FL

1992-1994 (2 Years)

Utility Foreman/Test Foreman

- Responsible for the installation of water, sewer, and drainage systems throughout Dade and Broward Counties
- Handled all aspects of utility testing and punchout for final conveyance
- Operate trackhoe, loader, roller, power broom, and various compacting equipment

D.L. Amici Co.

Ft. Lauderdale, FL

1986-1992

Pipelayer

Worked in the hole installing water, sewer, and drainage systems.

EDUCATION:

1986 - High School Diploma – Miami Norland Senior High

CERTIFICATIONS:

- OSHA Construction Safety & Health
- NUCA Competent Person Training Program
- Risk Control for Excavating & Trenching
- Confined Space Entry
- FABAs Backflow Testing and Repair
- First Aid & CPR
- Certified Open Water Diver

PROFESSIONAL REFERENCES:

1. Lane Berg, President, Pipecon Corporation
Phone: (954) 319-6952; E-mail: lane@pipeconfl.com
2. Jeremy Jackson, President, Jackson Land Development, LLC
Phone: (954) 973-3050; E-mail: Jeremy.jackson@jacksonld.com
3. Larry Shortz, President, Trio Development Corp
Phone: (954) 971-2288; E-mail: Larry@triodevelopment.com

SUMMARY:

With over 37 successful years in the industry, I have the knowledge and experience to handle all aspects of underground utility installations from conception to final conveyance.



Ron DeSantis, Governor

Melanie S. Griffin, Secretary



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CONSTRUCTION INDUSTRY LICENSING BOARD

THE UNDERGROUND UTILITY & EXCAVATION CO HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

FOSS, EDWARD RAUL

JACKSON LAND DEVELOPMENT, LLC

1500 CORDOVA RD

SUITE 202

FORT LAUDERDALE FL 33316

LICENSE NUMBER: CUC052599

EXPIRATION DATE: AUGUST 31, 2026

Always verify licenses online at MyFloridaLicense.com

ISSUED: 04/04/2025

Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.



Blaise Ingoglia
CHIEF FINANCIAL OFFICER

JoAnne Rice
DIVISION DIRECTOR



BUREAU CHIEF
Ronald Dilworth
SAFETY PROGRAM MANAGER

FLORIDA DEPARTMENT OF FINANCIAL SERVICES
DIVISION OF STATE FIRE MARSHAL
200 EAST GAINES STREET - Tallahassee, Florida 32399-0342
Tel. 850-413-3644

CERTIFICATE OF COMPETENCY
OFFICIAL COPY

THIS CERTIFIES THAT: Edward R Foss
1500 Cordova Rd., Suite 202
Fort Lauderdale FL 33316

BUSINESS ORGANIZATION: Jackson Land Development LLC

Contractor V means a contractor whose business is limited to the execution of contracts requiring the ability to fabricate, install, inspect, alter, repair and service the underground piping for a fire protection system using water as the extinguishing agent beginning at the point of service as defined in the act and ending no more than 1 foot above the finished floor.

Issue Date: 07/01/2024
Type: 09
Class: 14
County: Broward
License/Permit #: FPC16-000023
Expiration Date: 06/30/2026





CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

12/4/2025

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 Acentria Insurance, LLC 1607 NW 136 Avenue, Suite B-200 Sunrise FL 33323		CONTACT NAME: PHONE (A/C, No, Ext): 9547355500 FAX (A/C, No): E-MAIL ADDRESS: requests@acentria.com		
INSURED Jackson Land Development, LLC 1500 Cordova Rd., Suite 202 Fort Lauderdale FL 33316		INSURER(S) AFFORDING COVERAGE		NAIC #
		INSURER A : The Continental Insurance Company		35289
		INSURER B : Evanston Insurance Company		35378
		INSURER C : Continental Casualty Company		20443
		INSURER D : Markel American Insurance Company		28932
		INSURER E : Valley Forge Insurance Company		20508
INSURER F :				

COVERAGES**CERTIFICATE NUMBER:** 1832765184**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	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR ☒ 1,000 GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PRO-JECT ☐ LOC OTHER:	Y	Y	6080361351	4/30/2025	4/30/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 15,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
E	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☒ SCHEDULED AUTOS ☒ HIRED AUTOS ONLY ☒ NON-OWNED AUTOS ONLY ☒ Comp/Coll	Y	Y	7011925660	4/30/2025	4/30/2026	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	☒ UMBRELLA LIAB ☒ OCCUR ☒ EXCESS LIAB ☐ CLAIMS-MADE DED ☒ RETENTION \$ 10,000	Y	Y	CUE7012324117	4/30/2025	4/30/2026	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 Prod/Completed Ops \$ Included
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y	Y	WC7012168404	4/30/2025	4/30/2026	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
B D	Pollution Liability Inland Marine/Equip			CPLMOL131550 MKLM2IM0003209	5/27/2025 6/24/2025	5/27/2027 6/24/2026	Poll Liab Limit \$3,000,000 Scheduled Equipment \$11,785,732 Rented/Leased Equip \$500,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Certificate Holder is listed as Additional Insured for ongoing and completed operations in respect to General Liability coverage when required by written contract. Coverage is Primary and Non-contributory in respect to General Liability coverage when required by written contract. Additional Insured applies to Automobile Liability when required by written contract. Waiver of subrogation applies to General Liability, Auto Liability and Workers Compensation coverage when required by written contract. The General Liability policy does not include any residential / habitation exclusions.

CERTIFICATE HOLDER**CANCELLATION**

EXAMPLE FOR PROOF OF INSURANCE
1888 NW 21ST STREET
POMPAÑO BEACH FL 33069

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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Jobs Similar in scope and/or CDD related

AVENIR COMMUNITY DEVELOPMENT DISTRICT

2501 Burns Road, Suite A
Palm Beach Gardens, FL 33410
Project: Avenir POD 18
Start 04/2025 - Finish 11/2025
Final Contract Value: \$5,599,102.26

G. L. HOMES – LAND DEVELOPMENT

8756 Boynton Beach Blvd., Suite 2100
Boynton Beach, FL 33472
Project: Apex at Avenir Phase 2 POD 15
Start 07/2024 – 02/2025
Final Contract Value: \$3,950,641.00

TAMARAC VILLAGE CDD

2300 Glades Road, Suite 410W
Boca Raton, FL 33431
Project: 57TH Street Roadway Improvements
Scope included Utilities and Roadway
Start: 07/2024
Final Contract Value: \$1,850,118.00

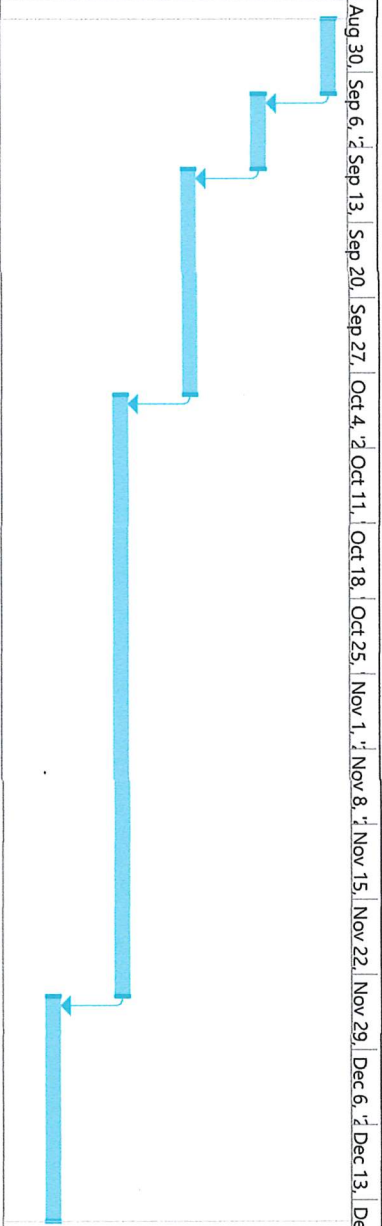
G. L. HOMES – LAND DEVELOPMENT

8756 Boynton Beach Blvd., Suite 2100
Boynton Beach, FL 33472
Project: Apex at Avenir Phase 1 POD 15
Start 09/2023 – Finish 06/2024
Final Contract Value: \$7,521,246.00

AKEL HOMES

Solana Bay at Avenir POD 9
5300 West Atlantic Avenue, Suite 505
Delray Beach, FL 33484
Solana Bay at Avenir – 118 Unit Single Family Homes
Scope included Water, Sewer, Paving, Drainage, Earthworks, Concrete Works
Start 07/2022 – Finish 02/2024
Final Contract Value: \$2,746,747.00

ID	Task Name	Duration	Aug 30,	Sep 6,	13	Sep 20,	Sep 27,	Oct 4,	11	Oct 18,	Oct 25,	Nov 1,	8	15	Nov 22,	Nov 29,	Dec 6,	13	Dec 20,
1	MOBILIZATION	1 wk																	
2	EROSION CONTROL	1 wk																	
3	EARTHWORK	3 wks																	
4	CONTROL STRUCTURE / PIPE / RIP RAP RUBBLE	8 wks																	
5	FINISH GRADE & DEMOB	3 wks																	



Task	Inactive Summary	External Tasks
Spit	Manual Task	External Milestone
Milestone	Duration-only	Deadline
Summary	Manual Summary Rollup	Progress
Project Summary	Manual Summary	Manual Progress
Inactive Task	Start-only	
Inactive Milestone	Finish-only	

Project N-1 CONSERVATION
AREA CONTROL STRUCTURE
Date: Mon 4/20/26

Scrutinized Company Certification

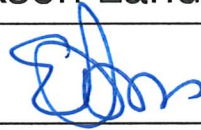
I hereby swear or affirm that as of the date below this company is not listed on a Scrutinized Companies list created pursuant to 215.4725, 215.473, or 287.135, Florida Statutes. Pursuant to 287.135, Florida Statutes I further affirm that:

1. This company is not participating in a boycott of Israel such that is not refusing to deal, terminating business activities, or taking other actions to limit commercial relations with Israel, or persons or entities doing business in Israel or in Israeli-controlled territories, in a discriminatory manner.
2. This Company does not appear on the Scrutinized Companies with Activities in Sudan List where the State Board of Administration has established the following criteria:
 - a. Have a material business relationship with the government of Sudan or a government-created project involving oil related, mineral extraction, or power generation activities, or
 - b. Have a material business relationship involving the supply of military equipment, or
 - c. Impart minimal benefit to disadvantaged citizens that are typically located in the geographic periphery of Sudan, or
 - d. Have been complicit in the genocidal campaign in Darfur.
3. This Company does not appear on the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List where the State Board of Administration has established the following criteria:
 - a. Have a material business relationship with the government of Iran or a government-created project involving oil related or mineral extraction activities, or
 - b. Have made material investments with the effect of significantly enhancing Iran's petroleum sector.
4. This Company is not engaged in business operations in Cuba or Syria.

VENDOR/COMPANY NAME:

Jackson Land Development

SIGNATURE and DATE:

 4.20.26

NAME AND TITLE:

Edward Foss - Project Manager

The scrutinized company list is maintained by the State Board of Administration and available at <http://www.sbafla.com/>