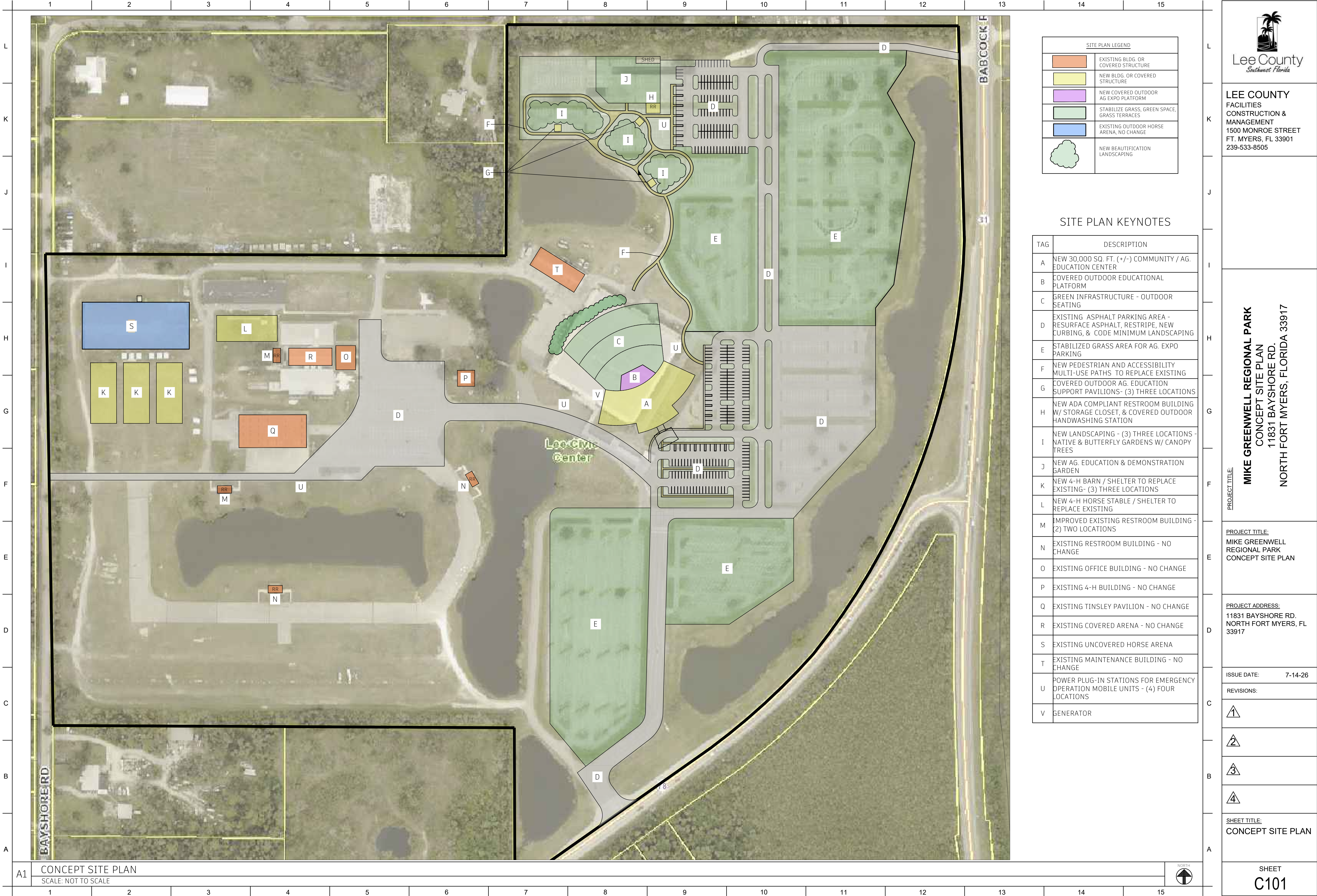
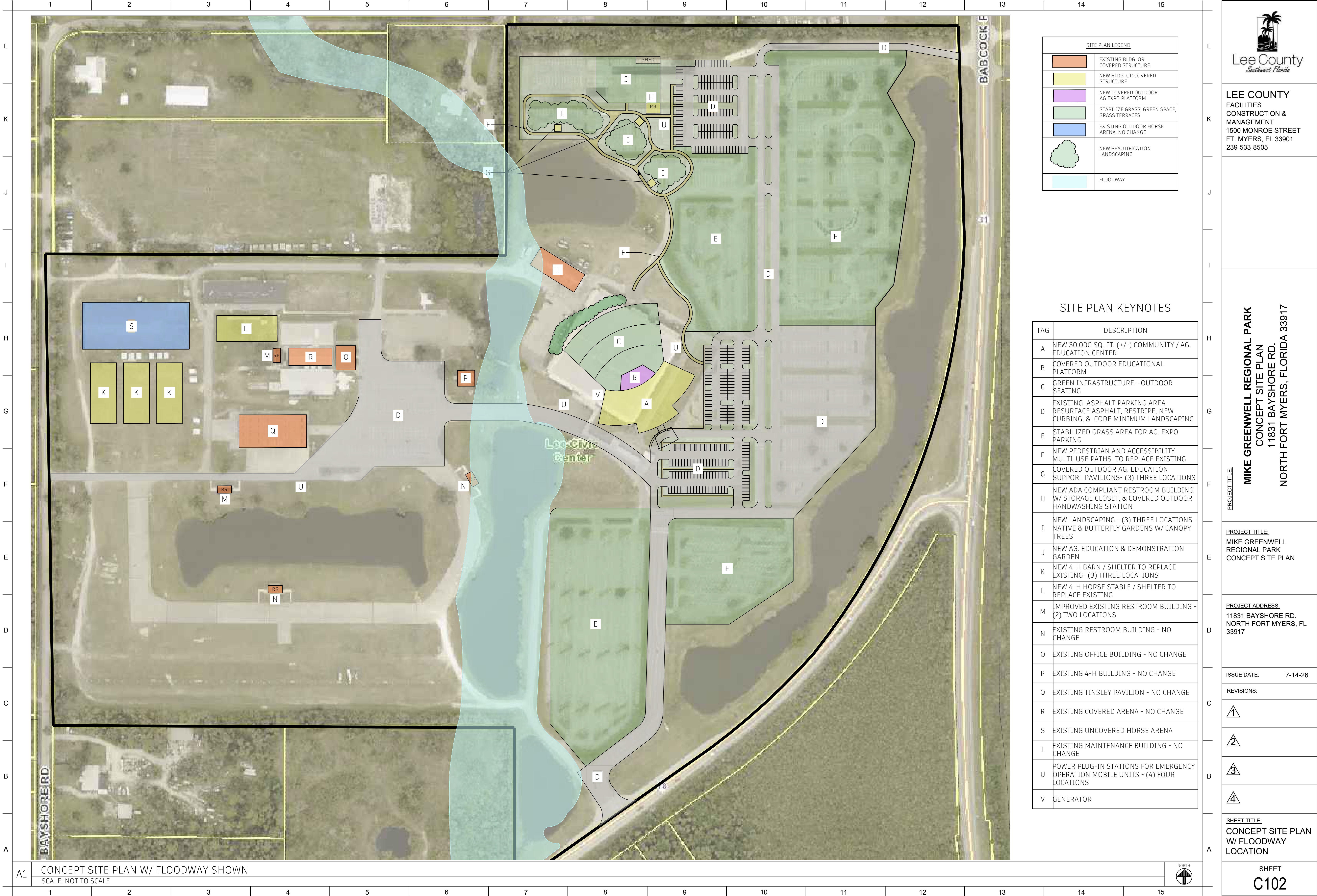








## Board of County Commissioners

- A. 30,000 Sq. Ft. (+/-) Community / Agricultural Education Center
  - a. Will include the following:
    - i. Multi-use space for trade shows, agricultural events, 4-H club meetings
    - ii. Restrooms
    - iii. Ticket box-office near entrance
- B. Covered Outdoor Educational Platform – Elevated exterior stage area for agricultural and community events.
- C. Green Infrastructure – Green space with terraced lawn for event seating.
- D. Existing Asphalt Parking Area – Existing parking areas will be resurfaced, restriped, and landscaping will be brought up to code minimum standards. The asphalted area will be reduced to enough parking spaces to accommodate regularly programmed community events.
- E. Stabilized Grass area for large event parking – permeable ground that will remain maintained as green space when not needed, and set up for additional parking for larger events, such as Ag Expo and other outdoor events.
- F. New Pedestrian and Accessibility Multi-Use Paths – increase in navigable walking / motorized maintenance vehicle connectivity between areas of the park.
- G. Covered Outdoor Agriculture Education Pavilions – (3) Three locations on the north side of the park.
- H. New Restroom Building – ADA accessible restrooms on the north side of the park with maintenance / storage closet and an exterior handwashing station for the demonstration garden.
- I. New landscaping – Native landscape and butterfly gardens above code minimum for Extensions Services education.
- J. New Garden – Agricultural education and demonstration garden for 4-H and Extension Services.
- K. New 4-H Barns – (3) three barns to replace the existing Swine and Beef Barns that were damaged during Hurricane Ian.
  - a. Barns will have an air-conditioned office in each, similar to the existing structures.
  - b. Barns will also be used as shelters for agricultural animals when in the path of future storms.
- L. New Horse Stable – A horse stable to replace the existing stable that was damaged during Hurricane Ian
  - a. This stable will also be used as a shelter for horses when in the path of future storms.
- M. Improved Existing Restroom Buildings – (2) locations, existing restrooms will be renovated with new plumbing and fixtures with ADA accessibility.
- N. Existing Restroom Buildings – No change planned at this time. Possible renovations similar to above if the budget allows.
- O. – T. Existing buildings per plan – No changes planned at this time. Possible renovations if budget allows
- U. Power Plug-in Stations – Power hook-ups for emergency operations mobile units in (4) four locations.
- V. Generator – At a minimum, the electrical system will be designed for a generator docking station. If the budget allows, a permanent generator will be provided.

July 14, 2026  
Re: Mike Greenwell Regional Park Improvements  
Parks & Recreation, Facilities Construction & Management

## Estimate of Probable Cost

|                                                                                              |                         |
|----------------------------------------------------------------------------------------------|-------------------------|
| Professional design and permitting<br>(Not included in total – Included in FY 25/26 & 26/27) | \$ 3.5 million          |
| Demolition of existing structures & site                                                     | \$ 630,000              |
| 30,000 SF Community / Ag Education Center*                                                   | \$ 27.00 million        |
| Site work**                                                                                  | \$ 7.17 million         |
| Site Amenities***                                                                            | \$ 9.70 million         |
| Generator                                                                                    | \$ 1.00 million         |
| Contingency                                                                                  | \$ 4.50 million         |
| <b>Total</b>                                                                                 | <b>\$ 50.00 million</b> |

\* Includes new approximately 30,000 Sq. Ft. building construction, furniture/fixtures/equipment (FFE), and IT.

\*\* Includes fill dirt, existing parking asphalt resurfacing, pedestrian and accessibility multi-use paths to replace existing, utilities, storm water, new landscaping areas, four (4) power plug-in stations for emergency operation mobile units, and site lighting.

\*\*\* Includes new covered outdoor educational platform with green infrastructure for lecture seating, one (1) new ADA accessible restroom with storage closet and covered handwashing station, renovating two (2) existing restrooms, one (1) new horse stable/shelter to replace existing, three (3) new 4H barns/shelters to replace existing, new agriculture education and demonstration garden, and three (3) new covered outdoor agriculture education support pavilions.

- Design, permitting, and construction can be phased based on permitting requirements and availability of funds.
- This estimate of probable cost provided is based on square footage assumptions of the existing structures at Mike Greenwell Regional Park and conservative high-end industry cost benchmarks reflective of current market conditions as of 7/14/26. Professional design drawings for the proposed project have not been provided, and cost estimates may increase by 10% as actual design parameters are identified and incorporated.
- Add 10% of total cost per year for cost extension if the proposed work is done at a later date.

## Mike Greenwell Regional Park Improvements

Estimate Completed: 7/14/2026

**Add 10% of total cost per year for cost escalation if proposed work is not done at the time of estimate.**

**Design, permitting, and construction can be phased based on permitting requirements and availability of funds.**

**The estimates of probable cost provided were developed with 0% design drawings being completed for the proposed project and cost estimates may increase by 10% as actual design parameters are identified and incorporated.**

| Estimate Summary                                                                |                     |
|---------------------------------------------------------------------------------|---------------------|
| Professional Design and Permitting                                              |                     |
| (Not included in total – Included in FY 25/26 & 26/27)                          | <b>\$3,500,000</b>  |
| Demolition                                                                      |                     |
| Existing Community Center Building                                              | \$450,000           |
| One (1) Horse Stable (13,800 Sq. Ft.)                                           | \$90,000            |
| Two (2) Animal Barns (9,000 Sq. Ft. each)                                       | \$60,000            |
| Existing Two (2) Restroom Interiors & Plumbing (900 Sq. Ft. each)               | \$25,000            |
| <b>Demolition Total</b>                                                         | <b>\$625,000</b>    |
| Site Work                                                                       |                     |
| New Landscaping (Including butterfly gardens, native gardens, w/ canopy trees)  | \$1,250,000         |
| Pedestrian and Accessibility Multi-Use Paths                                    | \$150,000           |
| Existing Asphalt Parking Area Renovation                                        | \$2,096,116         |
| Irrigation                                                                      | \$286,020           |
| Utilities (Including new utilities for restroom)                                | \$1,750,000         |
| Four (4) Power plug-in stations for Emergency Operation Mobile Units            | \$100,000           |
| Stormwater Management                                                           | \$750,000           |
| Earthwork                                                                       | \$450,000           |
| Site Lighting                                                                   | \$340,000           |
| <b>Site Work Total</b>                                                          | <b>\$7,172,136</b>  |
| Site Amenities                                                                  |                     |
| New Community / Ag. Education Center (30,000 Sq. Ft.)                           | \$27,000,000        |
| New Generator                                                                   | \$1,000,000         |
| Covered Outdoor Education Platform with Green Infrastructure                    | \$1,187,500         |
| One (1) Horse Stable / Shelter (12,000 Sq. Ft.)                                 | \$1,200,000         |
| Three (3) 4-H Barns / Shelters (13,125 Sq. Ft. each)                            | \$5,161,776         |
| Two (2) Existing Renovated Restrooms (900 Sq. Ft. each)                         | \$405,000           |
| One (1) New Restroom with Storage and Outdoor Handwashing Station (200 Sq. Ft.) | \$160,000           |
| Ag. Education and Demonstration Garden (Approx. 1 Acre)                         | \$92,000            |
| Three (3) Covered Ag. Education Support Pavilions (256 Sq. Ft. each)            | \$115,200           |
| Stabilized Grass Area for Ag. Expo Parking                                      | \$1,381,388         |
| <b>Construction Total</b>                                                       | <b>\$37,702,864</b> |
| <b>Contingency</b>                                                              | <b>\$4,500,000</b>  |
| <b>Total*</b>                                                                   | <b>\$50,000,000</b> |

\*Not including Design & Permitting



**\*For Example Only**  
 Not for design or construction  
 use at Mike Greenwell  
 Regional Park

South 3D View

CALOOSA SOUND AMPHITHEATER PROJECT