

GRANT AWARD AGREEMENT  
(Northwest Florida State College/Project #187)

THIS GRANT AWARD AGREEMENT (this “**Agreement**”) is made and entered into this 16<sup>th</sup> day of August, 2019 (the “**Effective Date**”), by and between TRIUMPH GULF COAST, INC., a Florida not-for-profit corporation (“**Triumph**”), and NORTHWEST FLORIDA STATE COLLEGE (“**NWFSC**”).

WITNESSETH:

WHEREAS, pursuant to its authority under Section 288.8017, Florida Statutes, Triumph has agreed to make a Grant (as defined below) to NWFSC, on and subject to the terms and conditions set forth in this Agreement, to provide partial funding to establish workforce training programs in the Walton Works Training Center of Excellence at its Chautauqua Center in Walton County, Florida, and at a Fire Tower to be constructed at the Walton County Sheriff’s Office in DeFuniak Springs, in the following areas (collectively, the “**Project**”): Industrial Trades (electrical, plumbing, construction, welding, and millwright), Cybersecurity, Unmanned Vehicle Systems Operations, Law Enforcement, Fire Science, and Emergency Medical Technician, all as further described in NWFSC’s Application for Funds submitted to Triumph (the “**Grant Application**”), which Grant Application is incorporated herein by reference.

NOW, THEREFORE, in consideration of the mutual covenants, promises and representations herein, the parties agree as follows:

1. **Purpose of Agreement.** The purpose of this Agreement is to (i) award the Grant, (ii) state the terms and conditions upon which the Grant will be disbursed, and (iii) set forth certain requirements as to the manner in which the Project will be undertaken and completed.

2. **Grant Award.** On and subject to the terms and conditions set forth herein, Triumph hereby agrees to make a grant to NWFSC in the aggregate maximum amount of Two Million Seven Hundred Sixty Three Thousand Seven Hundred Sixteen and 00/100 Dollars (\$2,763,716.00) (the “**Grant**”) to provide partial funding for the Project.

3. **Competitive Bids for the Project.** NWFSC shall competitively solicit vendors for materials, labor, and professional services for the construction portion of the Project as required by Sections 1013.47 and 287, Florida Statutes, and Section 6A-14.0734 Florida Administrative Code. Upon selection of the proposed vendor, NWFSC shall submit to Triumph for its approval, the name of the proposed vendor and all documentation relating to the evaluation of the various bids submitted. Triumph shall have fifteen (15) days from the receipt of the submitted material to notify NWFSC of its approval or disapproval of such proposed award. If Triumph fails to approve or disapprove of the election within such fifteen (15) day period, the award shall be deemed approved. Upon approval, NWFSC shall issue its intent to award to that vendor. Triumph shall have the right to review and approve all Contracts (as defined in Section 5.7 below) in accordance with Section 5.7 below.

4. **Disbursement of Grant:**

4.1 **Disbursement.** The Grant shall be allocated as follows:

(a) \$654,419 of the Grant funds shall be allocated for instructor salaries and fringe benefits, to be disbursed in the amounts and at the times as set forth in the Budget (as defined in Section 5.2 below);

(b) \$109,297 of the Grant funds shall be allocated for the purchase of equipment, to be disbursed in the amounts and at the times as set forth in the Budget;

(c) \$1,600,000 of the Grant funds shall be allocated for construction of a new industrial trade building with drone arena at NWFSC's Chautauqua Center in DeFuniak Springs and fire training tower at the Walton County Sheriff's Office in DeFuniak Springs, to be reimbursed in the amounts and at the times as set forth in the Budget; and

(d) \$400,000 of the Grant funds shall be allocated for renovation of existing buildings, to be reimbursed in the amounts and at the times as set forth in the Budget.

4.2 **Conditions to Triumph's Obligations to Disburse the Grant.** At such time as NWFSC is entitled to a Grant disbursement in accordance with the Budget, NWFSC shall submit to Triumph an Application for Disbursement on the form attached hereto as **Exhibit "A"** and incorporated herein (an "**Application for Disbursement**"). Each Application for Disbursement shall include reports in budget categories with copies of general ledger detail for the Project account (as defined below) showing itemized expenditures. Triumph shall have the right to request further detail or copies of any expenditure, including, but not limited to (A) invoices from architects, engineers, contractors, materialmen, and other vendors performing the construction; (B) invoices, purchase orders, or contracts from vendors providing equipment, materials, and services; (C) payroll and other employment data, (D) documentation evidencing the completion of the work that is the subject of the requested disbursement, and (E) such other documents as Triumph shall require in order to determine that the requested disbursement is consistent with the purposes of the Grant. NWFSC shall notify the Triumph Program Administrator via email each time an Application for Disbursement is submitted. Within forty-five (45) days of notification and receipt of an Application for Disbursement under Section 4.1 above that includes all required supporting documents, Triumph shall either approve or disapprove of the Application for Disbursement. If Triumph approves the Application for Disbursement, then it shall disburse the approved amount to NWFSC within thirty (30) days after approval. If Triumph disapproves the Application for Disbursement, Triumph shall deliver a notice of disapproval within such forty-five (45) day period that states the reasons for such disapproval. If the stated reasons for disapproval can be cured by NWFSC's submittal of missing or corrective items, NWFSC shall have thirty (30) days following receipt of the notice of disapproval to submit such

missing or corrective items. If Triumph fails to notify NWFSC of its disapproval of the Application for Disbursement within forty-five (45) days of receipt, such Application for Disbursement shall be deemed disapproved.

NWFSC shall not submit more than one (1) Application for Disbursement in any single calendar month. All amounts disbursed to NWFSC pursuant to an Application for Disbursement shall then be paid by NWFSC to architects, engineers, contractors, materialmen, and other vendors performing work or supplying equipment, materials, or services, or, to the extent that NWFSC has already paid amounts, the Grant funds disbursed shall be retained by NWFSC as a reimbursement for such payments. None of the Grant shall be used as a reimbursement of items purchased by NWFSC prior to the date of this Agreement. None of the amounts paid by NWFSC in connection with the invoices submitted in an Application for Disbursement and then disbursed by Triumph shall also have been or will in the future be in any manner (a) reimbursed, returned, refunded, rebated, or otherwise credited to, NWFSC by any contractor, materialman, vendor, or any other person or entity, or (b) paid, reimbursed, returned, refunded, rebated, or otherwise credited to NWFSC by the State of Florida, the United States, or any agency or instrumentality of any of the foregoing, whether under any grant or loan program or other method of contribution, it being expressly understood and agreed that NWFSC shall not receive payments, refunds, reimbursements, rebates or credits from any sources in amounts collectively exceeding 100% of the amounts paid or owing by NWFSC.

NWFSC shall seek disbursement only for costs of the as shown or contemplated under the Budget. All amounts paid by NWFSC with respect to the Project shall be supported by properly executed invoices, contracts, or vouchers evidencing in proper detail the nature and propriety of the charges. Any check or order drawn by NWFSC with respect to any item which is or will be chargeable against the Project account will be drawn only in accordance with a properly signed voucher then on file in the office of NWFSC stating in proper detail the purpose for which such check or order is drawn. All checks, invoices, contracts, vouchers, orders, or other accounting documents pertaining in whole or in part to the Project shall be clearly identified, readily accessible, and, to the extent feasible, kept separate and apart from all other such documents.

Reasons for disapproving an Application for Disbursement must include one or more of the following:

- (a) Missing or incomplete documentation required under Section 4.2 above;
- (b) The Application for Disbursement seeks disbursement for more than the amounts actually invoiced by contractors, materialmen, or vendors under the Contracts;
- (c) The amount requested for disbursement under the Application for Disbursement, together with all amounts previously disbursed under the Grant, would exceed the \$2,763,716.00 maximum amount of the Grant, or the amount requested for disbursement under the Application for Disbursement for a particular budget category, together with all amounts previously disbursed for such budget category, would exceed the maximum amount allocated to such budget category under Section 4.1 above;

- (d) NWFSC made a misrepresentation or omission of a material nature in the Grant Application, or any supplement or amendment to the Grant Application, or with respect to any document or data furnished with the Grant Application or pursuant to this Agreement;
- (e) There is any pending litigation with respect to the performance by NWFSC of any of its duties or obligations which may jeopardize or adversely affect the Project, this Agreement, or disbursement of the Grant;
- (f) NWFSC has taken any action pertaining to the Project which, under this Agreement, requires the approval of Triumph, and NWFSC failed to obtain such approval;
- (g) There has been a violation of Sections 9.1, 9.4, and/or 9.5 of this Agreement;
- (h) NWFSC is in material violation, default, or breach of or under any provision of this Agreement;
- (i) NWFSC is in breach of any material representation or warranty contained in this Agreement;
- (j) Any federal, state, or local agency (including NWFSC) providing financial assistance to the Project has revoked, suspended, or terminated that financial assistance to the Project, including, but not limited to, the Matching Funds (as defined in Section 5.2 below);
- (k) The Matching Funds are not being used for the intended purposes and in the amounts and at the times as set forth in a schedule of expenses approved by Triumph, and/or NWFSC has failed to provide Triumph with evidence of payment of the Matching Funds toward completion of the Project;
- (l) With respect to previous disbursements of the Grant and payments under Contracts, NWFSC has failed to pay, or has failed to provide Triumph with evidence of payment of, the Grant for the purposes of such disbursement. Such evidence shall include, but not be limited to, payroll records and job descriptions;
- (m) Prior to the Completion Deadline (as defined in Section 5.1 below), NWFSC has abandoned or discontinued the Project, or for any reason the commencement, prosecution, or timely completion of the Project by NWFSC is rendered improbable, infeasible, impossible, or illegal;

- (n) All or any portion of the requested disbursement includes disbursement for improvements that are outside the scope of the Project that is contemplated under the Budget (as defined below); or
- (o) NWFSC shall have annually failed to make reasonable good faith efforts to obtain Business Donations in accordance with Section 5.12 below, and/or shall have failed to provide Triumph with satisfactory evidence of such efforts. Such evidence shall include a spreadsheet listing the Business Donations, the donors, and NWFSC's determination of the fair market value of the Business Donations, together with the latest sample form of letter or other communication requesting such Business Donations.

## 5 Completion of the Project:

5.1 **General Requirements.** NWFSC shall commence, and complete the Project with all practical dispatch, in a sound, economical, and efficient manner, and in accordance with the provisions of this Agreement and all applicable laws. NWFSC agrees to complete the Project on or before May 31, 2025 (the "**Completion Deadline**") and shall notify Triumph in writing within thirty (30) days after such completion. If NWFSC does not complete the Project by such date, Triumph's obligation to make the Grant will expire unless an extension of the time period is requested by NWFSC and granted in writing by Triumph prior to such expiration date. Notwithstanding the foregoing, the Completion Deadline shall be extended on a day-for-day basis by reason of *force majeure* events. The term "*force majeure*" as used herein shall mean that which is beyond the control of NWFSC, including, but not limited to, strikes, lockouts or other industrial disturbances, acts of the public enemy, orders of any kind of the Government of the United States, or of the state or any civil or military authority, insurrections, riots, arrest, restraining of government and people, civil disturbances, explosions, partial or entire failure of utilities, shortages of labor, material, supplies, or any acts or omissions of third parties not NWFSC's control, and other such events or circumstances which are beyond the control of NWFSC despite all reasonable efforts to prevent, avoid, delay, or mitigate such causes, and to include acts of God (such as epidemics, landslides, lightning, earthquakes, fire, hurricanes, storms, floods, washouts, droughts and adverse weather conditions).

5.2 **Total Project Cost.** The total cost of the Project is \$5,734,367, of which (i) NWFSC shall pay \$1,470,651 toward salaries and benefits over a five (5) year period as shown in the Budget and Walton County shall pay \$1,500,000 toward the purchase of equipment over a three (3) year period as shown in the Budget (collectively, the "**Matching Funds**"), and (ii) \$2,763,716 shall be provided by the Grant. The total estimated cost of the Project is based upon the budget set forth in **Exhibit "B"** attached to and incorporated into this Agreement (the "**Budget**"). NWFSC shall monitor the Budget and submit an amended Budget to Triumph in the event that the Budget increases or decreases by greater than five percent (5%) in the aggregate of the total cost of the Project. Any increase or decrease by greater than five percent (5%) in the aggregate of the total cost of the Project as compared to the most recently approved Budget shall require approval of Triumph. Triumph shall have fifteen (15) days from the receipt of a proposed

amended Budget to notify NWFSC of its approval or disapproval of such change. If Triumph fails to approve or disapprove the amended Budget within such fifteen (15) day period, the amended Budget shall be deemed approved as submitted. If NWFSC fails to obtain Triumph's approval or deemed approval, that failure shall be sufficient cause for nonpayment by Triumph as provided in Section 4.2(f). Using the Grant, its own funds, and funds from other grants (including, but not limited to, the Matching Funds), NWFSC agrees to bear the entire cost and expense of the Project, including but not limited to, all costs and all expenses in excess of the total estimated cost of the Project, it being expressly understood and agreed that the Grant shall operate only to pay, on and subject to the terms and conditions set forth herein, a portion of the costs and expenses of the Project. Furthermore, NWFSC agrees to spend all of the Matching Funds as contemplated in the Grant Application, and agrees that its failure to do so shall be deemed a material breach of this Agreement.

**5.3 Requirement to Provide Reports/Triumph Right to Inspect.** NWFSC shall submit to Triumph such data, reports, records, contracts and other documents relating to the Project as Triumph may require, which reports shall include, among other things, its most recent audited financial statements. NWFSC shall on an annual basis on or before October 31 of each year submit to Triumph an activity report which outlines the progress of the Project, costs incurred to date, and the progress of satisfaction of the performance metrics set forth in Section 8.3 below. In connection with its inspection of the Project, NWFSC shall make available to Triumph copies of any and all invoices, contracts, plans and specifications, and other documentation relating to the Project. Triumph shall have the right, at any time and from time to time upon reasonable notice to NWFSC, to access the Project and inspect any Equipment and work being performed or as completed.

**5.4 Insurance.** NWFSC shall keep and maintain or cause to be maintained casualty insurance on all improvements, fixtures, and equipment, that constitute the Project, the cost of which was in whole or in part disbursed using the Grant, but only to the extent that such equipment and improvements can in fact be insured. In the event of the loss of such equipment or improvements, NWFSC shall either replace the improvements, fixtures, and equipment, or reimburse Triumph to the extent the Grant was used to purchase or construct such improvements, fixtures, and equipment.

**5.5 Compliance with Applicable Laws, Including Environmental Regulations.** NWFSC shall obtain all required clearances and permits required for the Project from the appropriate permitting authorities. NWFSC covenants and agrees that the Project will be constructed in conformance with all applicable federal, state and local statutes, rules and regulations, and standards, including, but not limited to, applicable environmental laws and regulations including the securing of any applicable permits. NWFSC will be solely responsible for any liability in the event of non-compliance with applicable environmental regulations.

**5.6 Plans and Specifications.** Triumph shall have the right to review the plans and specifications for the Project and any material changes to said plans and specifications solely to confirm that the Project described in the plans and specifications is consistent with the project described in the Grant Application, such confirmation not to be unreasonably withheld, conditioned or delayed. Triumph shall have fifteen (15) days from each receipt of the plans and

specifications or proposed material change to notify NWFSC of its confirmation or denial that the Project described in the plans and specifications is consistent with the project described in the Grant Application. If Triumph issues a denial, such denial shall be in writing and shall state the specific manner in which the Project described by the plans and specifications is not consistent with the project described in the Grant Application. If Triumph fails to deliver such confirmation or denial within such fifteen (15) day period, the plans and specifications or proposed material change shall be deemed confirmed by Triumph. If NWFSC fails to obtain such confirmation as provided herein, that failure shall be sufficient cause for nonpayment by Triumph as provided in Section 4.2(h).

**5.7 Contracts:** Triumph shall have the right to review and approve any and all proposed contracts in connection with the Project (each, a “Contract,” and collectively, the “Contracts”) and any proposed amendments or change orders to previously approved Contracts before NWFSC executes or obligates itself in any manner. Triumph shall have fifteen (15) days from receipt of a proposed Contract, amendment, or change order to notify NWFSC of its approval or disapproval of such Contract, amendment, or change order. If Triumph fails to approve or disapprove of a Contract, amendment, or change order within such fifteen (15) day period, the subject Contract, amendment, or change order shall be deemed approved. Triumph also reserves unto itself the right to review the qualifications of any consultant or contractor and to approve or disapprove the employment of same.

**5.8 Compliance with Consultants' Competitive Negotiation Act.** NWFSC shall be deemed an “Agency” under, and shall comply in full with, the provisions of Chapter 287.055, Florida Statutes, Consultants' Competitive Negotiation Act with respect to engineering, architecture or surveying services, and shall certify to Triumph that all selections have been accomplished in compliance with said statute.

**5.9 NWFSC Responsible for Payments.** NWFSC expressly assumes any and all liability for payment to its agents, employees, contractors, subcontractors, consultants, and subconsultants, and to contractors under the Contracts, and shall indemnify and hold Triumph harmless from any suits, actions, damages, and costs of every name and description, including attorneys' fees, arising from or relating to any denial or reduction of any application submitted by NWFSC to Triumph for disbursement of the Grant under this Agreement.

**5.10 Worker's Compensation Insurance.** NWFSC shall carry or cause contractors under the Contracts to carry and keep in force Worker's Compensation insurance as required for the State of Florida under the Worker's Compensation Law.

**5.11 Contractual Indemnities.** NWFSC shall include or cause to be included the following indemnification in the Contracts and all other contracts with contractors, subcontractors, consultants, and subconsultants, who perform work in connection with this Agreement:

“The contractor/subcontractor /consultant/subconsultant shall indemnify, defend, save and hold harmless Triumph Gulf Coast,

Inc., a Florida not-for-profit corporation, and all of its officers, directors, agents and employees from all suits, actions, claims, demands, liability of any nature whatsoever arising out of, because of, or due to any negligent act or occurrence of omission or commission of the contractor / subcontractor/ consultant/ and its officers, agents or employees.”

5.12 **Business Donations.** NWFSC shall make reasonable good faith efforts, up until the Completion Deadline, to annually solicit and obtain financial contributions to support the Project and/or in-kind contributions of services and/or equipment from businesses and industry that would support the Project (“**Business Donations**”). Such reasonable good faith efforts shall include sending letters to area businesses, building a file or database of business names in area to annually solicit donations, and maintaining records of donations. NWFSC shall provide Triumph with documentation and other evidence of such reasonable good faith efforts, which documentation shall include, but not be limited to, NWFSC’s good faith estimate of the fair market value of such Business Donations. The maximum amount of the Grant shall be reduced by an amount equal to fifty percent (50%) of the fair market value of any Business Donations. Triumph shall have the right to approve, disapprove, or modify NWFSC’s good faith estimate of the fair market value of such Business Donations.

**6 Representations and Warranties of NWFSC.** NWFSC hereby makes the following representations and warranties to Triumph, each of which shall be deemed to be a separate representation and warranty, all of which have been made for the purpose of inducing Triumph to enter into this Agreement, and in reliance on which Triumph has entered into this Agreement, and such representations and warranties shall be deemed made as of the date hereof, as of the dates on which NWFSC submits an Application for Disbursement, and as of the dates on which NWFSC receives any disbursement of the Grant:

(a) **Organization; Power and Authority.** NWFSC is public postsecondary educational institution in the Florida College System, and has all requisite power and authority to own, lease, and operate its properties and to carry on its affairs as currently conducted.

(b) **Authorization and Binding Obligation.** NWFSC has all necessary power and authority to execute and deliver this Agreement and to consummate the transactions contemplated hereby. The execution and delivery of this Agreement and the consummation of the transactions contemplated hereby have been duly authorized by all necessary corporate action on the part of NWFSC. This Agreement has been duly executed and delivered by NWFSC and, assuming the due authorization, execution, and delivery of this Agreement by Triumph, constitutes the legal, valid, and binding obligation of NWFSC, enforceable against NWFSC in accordance with its terms (subject to applicable bankruptcy, insolvency, moratorium, reorganization, or similar laws affecting the rights of creditors generally and the availability of equitable remedies).

(c) **No Violations.** The execution and delivery by NWFSC of this Agreement and the performance by it of the transactions contemplated hereby does not (i) conflict



with or result in a breach of any provision of NWFSC's certificate of incorporation, certificate of formation, bylaws, or similar corporate document, (ii) result in violation or breach of or constitute a default (or an event which, with or without notice or lapse of time or both, would constitute a default) under, or result in the termination, modification, cancellation or acceleration under the terms, conditions, or provisions of any of NWFSC's loan agreements, indentures, material agreements or other material instruments or (iii) violate any applicable law or regulation. NWFSC has not been convicted of a "public entity crime" (as such term is defined in Section 287.133 of the Florida Statutes) nor has NWFSC been placed on the "discriminatory vendor list" (as such term is defined in Section 287.134 of the Florida Statutes). Neither NWFSC nor any person or entity that possesses, directly or indirectly, the power to direct or cause the direction of the management and policies of NWFSC, is listed on the Specially Designated Nationals List or the Foreign Sanctions Evaders List, in each case, as maintained by the United States Department of the Treasury. Neither NWFSC nor its officers, directors, agents, distributors, employees, or other persons or entities acting on its behalf has taken any act in furtherance of an offer, payment, promise to pay, authorization, or ratification of the payment, directly or indirectly, of any gift, money or anything of value to a government official or to obtain or retain business for any person or entity in violation of applicable law.

(d) **No Material Adverse Change.** No event, change or condition has occurred that has had, or would reasonably be expected to have, a material adverse effect on the assets, operations or financial condition of NWFSC, or the Project, in each case, since the date of the Grant Application.

(e) **Litigation; Compliance with Laws.** No litigation, investigation, claim, criminal prosecution, civil investigative demand, imposition of criminal or civil fines and penalties, or any other proceeding of or before any arbitrator or governmental NWFSC is pending or, to the knowledge of NWFSC, threatened by or against NWFSC or against any of its properties or assets, which, individually or in the aggregate, could reasonably be expected to result in a material and adverse effect on the assets, operations, or financial condition of NWFSC, the Project, or NWFSC's ability to perform its obligations under this Agreement. No litigation, investigation, claim, criminal prosecution, civil investigative demand, imposition of criminal or civil fines and penalties, or any other proceeding of the Office of the Attorney General of the State of Florida, any State Attorney in the State of Florida, any other prosecutorial or law enforcement authority in the State of Florida, or any regulatory body in the State of Florida is pending or, to the knowledge of NWFSC, threatened by or against NWFSC in, or with respect to any conduct in, the State of Florida. No permanent injunction, temporary restraining order or similar decree has been issued against NWFSC which, individually or in the aggregate, could reasonably be expected to have a material and adverse effect on the assets, operations, or financial condition of NWFSC, the Project, or NWFSC's ability to perform its obligations under this Agreement. Neither NWFSC, nor any of its material properties or assets has in the last three years been in violation of, nor will the continued operations of its material properties and assets as currently conducted, violate any law, rule, or regulation applicable to NWFSC (including any zoning or building ordinance, code or approval, or any building permit where such violation or default would be material to NWFSC), or is in default with respect to any judgment, writ, injunction, decree, or order applicable to NWFSC of any

governmental NWFSC, in each case, where such violation or default could, individually or in the aggregate, reasonably be expected to result in a material and adverse effect on the assets, operations, or financial condition of NWFSC, the Project, or NWFSC's ability to perform its obligations under this or constitutes a crime under the laws of the United States, Florida, or any other state or territory of the United States.

(f) **Express Representations and Warranties: No Material Misstatements.**

All statements made by NWFSC in the Grant Application were true, complete, and correct. Triumph shall be deemed to have relied upon the express statements, representations and warranties set forth herein and in the Grant Application notwithstanding any knowledge on the part of Triumph of any untruth of any such representation or warranty of NWFSC expressly set forth in this Agreement, regardless of whether such knowledge was obtained through Triumph's own investigation or otherwise, and regardless of whether such knowledge was obtained before or after the execution and delivery of this Agreement. No information, report, financial statement, exhibit or schedule (other than forward-looking statements and projections) furnished by NWFSC to Triumph in connection with the Grant Application and/or the negotiation of this Agreement, or delivered pursuant to this Agreement, when taken together, contained or contains any material misstatement of fact or omitted or omits to state any material fact necessary to make the statements contained herein or therein, in the light of the circumstances under which they were made, not misleading.

(g) **Matching Funds.** NWFSC has on hand as its own funds of not less than \$1,470,651 for the Matching Funds dedicated to completion of the Project as contemplated in the Grant Application.

(h) **Bonus or Commission.** NWFSC has not paid, and agrees not to pay, any bonus or commission for the purpose of obtaining an approval of the Grant Application or the entering into of this Agreement.

## **7 Accounting, Audits, and Records.**

**7.1 Establishment and Maintenance of Accounting Records.** NWFSC shall establish separate accounts to be maintained within its existing accounting system or establish independent accounts with respect to the Project, including, but not limited to, payroll records, class schedules, and job descriptions with respect to personnel used in connection with the Matching Funds. Such accounts are referred to herein collectively as the "**Project account.**" Records of costs incurred under terms of this Agreement shall be maintained in the Project account and made available upon request to Triumph at all times during the period of this Agreement and for eight (8) years after final payment of the Grant is made. Copies of these documents and records shall be made available to Triumph upon request. Records of costs incurred include NWFSC's general accounting records and the Project records, together with supporting documents and records, of NWFSC and all consultants performing work on the Project and all other records of NWFSC and consultants considered necessary by Triumph for a proper audit of costs. If any litigation, claim, or audit is started before the expiration of the eight (8) year period, the records

shall be retained until all litigation, claims, or audit findings involving the records have been resolved.

**7.2 Audits.** The administration of the Grant and any federal, state, or local resources awarded to NWFSC shall be subject to audits and/or monitoring by Triumph, the Chief Financial Officer of the State of Florida, the Auditor General of the State of Florida, the Florida Office of Program Policy Analysis and Government Accountability, and other state agencies, and by the federal government and agencies and representatives thereof. Without limiting the generality of the foregoing, NWFSC shall comply with all audit and audit reporting requirements as specified below, and such requirements do not limit the authority of Triumph to conduct or arrange for the conduct of additional audits or evaluations of the Grant and federal, state, or local awards or funding, or limit the authority of Triumph or any state or federal official.

(a) In addition to reviews of audits conducted in accordance with Chapter 1010, Florida Statutes, monitoring procedures to monitor NWFSC's use of the Grant may include but not be limited to on-site visits by Triumph and/or other procedures including, reviewing any required performance and financial reports, following up, ensuring corrective action, and issuing management decisions on weaknesses found through audits when those findings pertain to the Grant awarded by Triumph by this Agreement. By entering into this Agreement, NWFSC agrees to comply and cooperate fully with any monitoring procedures/processes deemed appropriate by Triumph. NWFSC further agrees to comply and cooperate with any inspections, reviews, investigations, or audits deemed necessary by Triumph, the Florida Department of Financial Services (DFS), or the State of Florida Auditor General.

(b) NWFSC, as a recipient of state financial assistance awarded by Triumph through this Agreement and Section 11.45(2)(d) of the Florida Statutes, is subject to the following requirements:

(i) Chapter 1010, Florida Statutes; applicable rules of the Department of Financial Services; and the Rules of the Auditor General

(ii) If required by applicable statutes and rules, the State of Florida Auditor General shall conduct an annual financial audit of NWFSC. Once completed, the audit report shall be submitted to Triumph at the address set forth in Section 10.11 below.

(iii) Upon receipt, and within six months, Triumph may review NWFSC's corrective action plans and management letters, to the extent necessary to determine whether timely and appropriate corrective action on all deficiencies has been taken pertaining to the Grant provided through Triumph by this Agreement. If

NWFSC fails to have an audit conducted consistent with Chapter 1010, Florida Statutes, Triumph may take appropriate corrective actions to enforce compliance.

(iv) As a condition of receiving the Grant, NWFSC shall permit Triumph, or its designee, DFS or the Auditor General access to NWFSC's records including financial statements, the independent auditor's working papers and project records as necessary. Records related to unresolved audit findings, appeals or litigation shall be retained until the action is complete or the dispute is resolved.

(v) NWFSC shall retain sufficient records demonstrating its compliance with the terms of this Agreement for a period of eight (8) years from the date the audit report is issued and shall allow Triumph, or its designee, DFS or State of Florida Auditor General access to such records upon request. NWFSC shall ensure that the audit working papers are made available to Triumph, or its designee, DFS or State of Florida Auditor General upon request for a period of eight (8) years from the date the audit report is issued unless extended in writing by Triumph.

**7.3 Public Records.** The parties acknowledge that each are public entities and, as such, are obligated to comply with the provisions of Chapter 119 of the Florida Statutes applicable to this Agreement as the same may be limited or construed by other applicable law. In the event that either party receives a request for a "public record" (as such term is defined in Section 119.011 of the Florida Statutes) in connection with this Agreement, that party shall provide written notice to the other party of such request as soon as practicable after that parties receipt of such request. If either party submits records to the other party that it believes are exempt from public disclosure under Florida law, such records should be marked accordingly by the submitting party prior to submission. In the event that the claim of exemption is challenged, the submitting party shall defend, assume and be responsible for all fees, costs and expenses in connection with such challenge. It is expressly understood and agreed that all Back-up Data (as defined in Section 8.3 below) and performance metrics under Section 8.3 below shall be deemed "public records" as allowed under Section 119 of the Florida Statutes; and that both parties are subject to the requirements of Chapter 119, Florida Statutes.

## **8 Termination or Suspension of Project/Breach of Agreement/Failure to Achieve Performance Metrics/Clawback of Grant:**

**8.1 Termination, Suspension, or Expiration of Project.** If NWFSC abandons, suspends, or discontinues the Project, or fails to complete the Project by the Completion

Deadline set forth in Section 5.1 above (subject to *force majeure* events), or for any other reason, the commencement, prosecution, or timely completion of the Project by NWFSC is rendered improbable, infeasible, impossible, or illegal, Triumph shall have the right, by written notice to NWFSC, to (i) suspend any further disbursements of the Grant and/or any or all of Triumph's other obligations under this Agreement until such time as the event or condition resulting in such abandonment, suspension, or discontinuation has ceased or been corrected, and/or (ii) revoke and terminate the Grant. If Triumph issues a final termination or revocation notice, then in accordance with Section 8.4 below NWFSC shall upon written demand by Triumph repay to Triumph all portions of the Grant theretofore disbursed to and received by NWFSC.

**8.2 Breach of Agreement.** In the event NWFSC shall (i) have made any misrepresentation of a material nature in the Grant Application, or any supplement or amendment to the Grant Application, or with respect to any document or data furnished with the Grant Application or pursuant to this Agreement, (ii) have breached a representation or warranty made in this Agreement, and/or (iii) have breached, violated, or is in any way in default under any of its obligations under this Agreement, then in accordance with Section 8.4 below NWFSC shall upon written demand by Triumph repay to Triumph all portions of the Grant theretofore disbursed to and received by NWFSC.

**8.3 Performance Metrics.** In the event (A) NWFSC fails to timely achieve at least one (1) of the three (3) following performance metrics set forth in subparagraphs (a), (b), and (c) below (the "Initial Performance Metrics"), and/or (B) NWFSC fails to timely achieve the performance metric set forth subparagraph (d) below (the "Maintenance Performance Metric"), then in accordance with Section 8.4 below NWFSC shall upon written demand by Triumph repay to Triumph all portions of Grant theretofore disbursed to and received by NWFSC:

- (a) **Performance Metric #1:** By May 31, 2025, not less than 1,570 students will have obtained industry-recognized certificates in Aerospace and Defense, Architecture and Construction, Law Enforcement, Public Safety, Corrections and Security, and Cybersecurity.
- (b) **Performance Metric #2:** For the first year for which DEO wage data are available for students that participated in the certification programs, at least 50% of students for whom DEO wage data is available will be earning the entry level wage for Walton County as reported in the OES data for the corresponding year of employment as reported by the Florida Research and Economic Information Database Application (FREIDA).
- (c) **Performance Metric #3:** By the first anniversary of the date on which the final Grant funds were disbursed, at least 70% of students who enrolled in the certification programs completed the certificates.
- (d) **Maintenance Performance Metric:** The certificate programs described in subparagraph (a) above are intended to be durable and must be continued for at least five (5) years after the date of this Agreement

using NWFSC's own funds after the Grant funds have been fully disbursed. Accordingly, in addition to satisfying one of the Initial Performance Metrics set forth in subparagraphs (a), (b), and (c) above, NWFSC must also satisfy the following Maintenance Performance Metric: Commencing on the date on which NWFSC has satisfied one of the Initial Performance Metrics set forth in subparagraphs (a), (b), and (c) above, at least 413 certificates shall be obtained for each school year thereafter until the end of the fifth (5<sup>th</sup>) anniversary of the date of this Agreement. Such annual rate shall be obtained regardless of which performance metric described in subparagraphs (a), (b) or (c) above was used to satisfy the Initial Performance Metrics. Notwithstanding the foregoing, in the event NWFSC desires to change the subject areas of certification programs described in subparagraph (a) above, NWFSC shall submit a written request for such change. Triumph shall have thirty (30) days from the date of receipt of such request to approve or disapprove of such change. Triumph's failure to either approve or disapprove of such change within such thirty (30) day period shall be deemed disapproval.

The calculation of the number of certifications and the other performance metrics shall be made by Rick Harper or another similarly qualified economist or analyst selected by Triumph.

At any time and from time to time, upon written request by Triumph, NWFSC shall within thirty (30) days of such request, deliver to Triumph such data, reports, payroll records, financial statements and reporting, and other documents, instruments, and information, as well as its State of Florida employment reporting forms (collectively, "**Back-up Data**") as Triumph requires in order to determine whether NWFSC achieved of any or all of the above performance metrics. NWFSC's refusal or failure to timely provide any requested Back-up Data shall be deemed NWFSC's failure to timely achieve all of the above performance metrics. Notwithstanding the foregoing, so long as NWFSC is making diligent efforts to obtain the Back-up Data from third parties, the thirty (30) day deadline described above shall be reasonably extended with respect to any Back-up Data needed to be obtained from third parties.

**8.4 Clawback of Grant under Sections 8.1, 8.2, and 8.3:** Upon the occurrence of any of the events described in Sections 8.1 or 8.2 above, or in the event NWFSC fails to timely achieve both (A) at least one of the three (3) Initial Performance Metrics described in Sections 8.3(a), (b), or (c) above, and (B) the Maintenance Performance Metric described in Sections 8.3(d), then, upon written demand by Triumph, NWFSC shall within ninety (90) days of such demand repay to Triumph all amounts of the Grant that were theretofore disbursed to and received by NWFSC, together with interest at the rate *Wall Street Journal Prime Rate* plus three percent (3%) per annum on such amounts to be repaid. Such interest shall accrue commencing on the date of such written demand by Triumph and shall continue to accrue until the amount demanded is repaid in full. Notwithstanding the foregoing, Triumph shall have the discretion to waive, reduce, extend, or defer any amounts due under this Section 8.4 if it determines in its sole and absolute discretion that (i) a breach of a representation and warranty herein or in the Grant

Application, or a breach, violation, or default of or under any other provision of this Agreement, was not material in nature, (ii) based on quantitative evidence, the performance metrics were not achieved due to negative economic conditions beyond NWFSC's reasonable control, (iii) NWFSC made a good faith effort to achieve full performance of at least one of the performance metrics and its failure to do so does not substantially frustrate the general purpose of the Grant, and/or (iv) based on quantitative evidence, the effects of a named hurricane or tropical storm, or specific acts of terrorism, adversely affected NWFSC's ability to achieve at least one of the performance metrics.

**8.5 Maximum Clawback Amount.** Excluding interest, in no event shall the total amount clawed back under Section 8.4 above exceed the total amount of the Grant actually disbursed to NWFSC. NWFSC and Triumph acknowledge and agree that any amounts clawed back under Section 8.4 above are intended as a repayment of Grant funds conditionally disbursed to NWFSC and are due and payable to Triumph as a result of the occurrence of any of the events described in Sections 8.1, 8.2, or 8.3 above. Such amounts are not intended as and shall not be deemed damages or a penalty. Notwithstanding the foregoing, to the extent that for any reason such amounts are deemed damages, NWFSC and Triumph agree that (i) such amounts shall constitute liquidated damages, (ii) the actual damages suffered by Triumph would be unreasonably difficult to determine and that Triumph, (iii) Triumph would not have a convenient and adequate alternative to the liquidated damages, (iv) the amounts due Triumph bear a reasonable relationship to any anticipated harm and is a genuine pre-estimate suffered by Triumph, and (v) NWFSC irrevocably waives any right that it may have to raise as a defense that any such liquidated damages are excessive or punitive.

## **9 Other Covenants, Restrictions, Prohibitions, Controls, and Labor Provisions:**

**9.1 No Lobbying/Gifts.** Pursuant to Sections 11.062 and 216.347 of the Florida Statutes, NWFSC shall use no portion of the Grant for the purpose of lobbying the Florida Legislature, executive branch, judicial branch, any state agency, or Triumph. NWFSC shall not, in connection with this or any other agreement, directly or indirectly: (1) offer, confer, or agree to confer any pecuniary benefit on anyone as consideration for any Triumph or State officer or employee's decision, opinion, recommendation, vote, other exercise of discretion, or violation of a known legal duty; or (2) offer, give, or agree to give to anyone any gratuity for the benefit of, or at the direction or request of, any Triumph or State officer or employee. For purposes of clause (2), "gratuity" means any payment of more than nominal monetary value in the form of cash, travel, entertainment, gifts, meals, lodging, loans, subscriptions, advances, deposits of money, services, employment, or contracts of any kind. Upon request of Triumph or any authorized State official, NWFSC shall provide any type of information Triumph or such official deems relevant to NWFSC's integrity or responsibility. Such information may include, but shall not be limited to, NWFSC's business or financial records, documents, or files of any type or form that refer to or relate to this Agreement.

**9.2 Costs of Investigations.** NWFSC shall reimburse Triumph for the reasonable costs of investigation incurred by the Auditor General or other authorized State official for investigations of NWFSC's compliance with the terms of this or any other agreement between

NWFSC and the State which results in the suspension or debarment of NWFSC. Such costs shall include, but shall not be limited to, salaries of investigators, including overtime; travel and lodging expenses; and expert witness and documentary fees. NWFSC shall not be responsible for any costs of investigations that do not result in NWFSC's suspension or debarment. NWFSC understands and will comply with the requirements of s. 20.055(5), F.S., including but not necessarily limited to, the duty of NWFSC and any of NWFSC's subcontractors to cooperate with the inspector general in any investigation, audit, inspection, review, or hearing pursuant to s. 20.055, F.S.

**9.3 Equal Employment Opportunity/Labor Laws.** In connection with the carrying out of the Project, NWFSC shall not discriminate against any employee or applicant for employment because of race, age, creed, color, sex or national origin. NWFSC will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to their race, age, creed, color, sex, or national origin. In addition, NWFSC shall comply with all other applicable labor and employment laws and regulations, including, but not limited to, wage and hour and workplace safety laws and regulations

**9.4 Prohibited Interests.** Except as otherwise permitted under Section 112.313(12), Florida Statutes, NWFSC shall not enter into a contract or arrangement in connection with the Project or any property included or planned to be included in the Project, with any officer, director or employee of NWFSC, or any entity of which the officer, director or employee or the officer's, director's or employee's spouse or child is an officer, partner, director, or proprietor or in which such officer, director or employee or the officer's, director's or employee's spouse or child, or any combination of them, has a material interest.

- (a) "Material Interest" means direct or indirect ownership of more than 5% of the total assets or capital stock of any business entity.
- (b) NWFSC shall not enter into any contract or arrangement in connection with the Project or any property included or planned to be included in the Project, with any person or entity who was represented before NWFSC by any person who at any time during the immediately preceding two (2) years was an officer, director or employee of NWFSC.
- (c) The provisions of this subsection shall not be applicable to any agreement between NWFSC and its fiscal depositories, any agreement for utility services the rates for which are fixed or controlled by the government, or any agreement between NWFSC and an agency of state government.

**9.5 Interest of Members of, or Delegates to, Congress or Legislature.** No member or delegate to the Congress of the United States, or member of the State of Florida legislature, or any director, staff member, or consultant of Triumph, shall be permitted to share in or be a part of this Agreement or any benefit arising hereunder.

**9.6 Grant Funds.** NWFSC acknowledges and agrees that the funds for the Grant are not and shall not be deemed a general obligation of the State of Florida, nor is the Grant or this Agreement backed by the full faith and credit of the State of Florida. Triumph's obligation to disburse the Grant or any portion thereof is expressly contingent upon Triumph having sufficient



funds on hand to fund the Grant. If for any reason such funds are not retained by Triumph, are depleted, are frozen or sequestered, or are in any manner unavailable for full or partial disbursement to NWFSC and/or other awardees of grants, Triumph shall not be obligated to make disbursements hereunder and shall therefore not be deemed to be in breach of this Agreement. To the extent some funds are available to for disbursement to NWFSC and other awardees of grants, Triumph shall allocate such funds among NWFSC and such other awardees in such amounts as it shall determine in its sole and absolute discretion and shall not be deemed to be in breach of this Agreement for failure to fully fund the Grant.

**10. Miscellaneous Provisions:**

**10.1 Triumph Not Obligated to Third Parties.** Triumph shall not be obligated or liable hereunder to any party other than NWFSC. Without limiting the generality of the foregoing, no person or entity providing other funding to the Project (other than NWFSC), nor any vendor, contractor, subcontractor, or materialman, shall be a third-party beneficiary under this Agreement.

**10.2 When Rights and Remedies Not Waived.** In no event shall the making by Triumph of any payment to NWFSC constitute or be construed as a waiver by Triumph of any breach of covenant or any default which may then exist, on the part of NWFSC, and the making of such payment by Triumph while any such breach or default shall exist shall in no way impair or prejudice any right or remedy available to Triumph with respect to such breach or default.

**10.3 Severability.** If any provision of this Agreement is held invalid, the remainder of this Agreement shall not be affected. In such an instance the remainder would then continue to conform to the terms and requirements of applicable law.

**10.4 Contractual Indemnity.** To the extent provided by Section 768.28, Florida Statutes, NWFSC shall indemnify, defend, and hold harmless Triumph and all of its officers, agents, and employees from any claim, loss, damage, cost, charge, or expense arising out of any act, error, omission, or negligent act by NWFSC, its agents, or employees, during the performance of this Agreement, except that neither NWFSC, its agents, or its employees will be liable under this paragraph for any claim, loss, damage, cost, charge, or expense arising out of any act, error, omission, or negligent act by Triumph or any of its officers, agents, or employees during the performance of this Agreement. Nothing in this Agreement shall be construed as a waiver by NWFSC of any sovereign immunity protections that may be provided by Section 768.28, Florida Statutes. When Triumph receives a notice of claim for damages that may have been caused by NWFSC in the performance of services required under this Agreement, Triumph will immediately forward the claim to NWFSC. NWFSC and Triumph will evaluate the claim and report their findings to each other within fourteen (14) working days and will jointly discuss options in defending the claim. After reviewing the claim, Triumph will determine whether to require the participation of NWFSC in the defense of the claim or to require that NWFSC defend Triumph in such claim as described in this Section 10.4. Triumph's failure to promptly notify NWFSC of a claim shall not act as a waiver of any right herein to require the participation in or defense of the claim by NWFSC. Triumph and NWFSC will each pay its own expenses for the evaluation, settlement negotiations, and trial, if any. However, if only one party participates in the defense of

the claim at trial, that party is responsible for all expenses at trial. Triumph may, in addition to other remedies available to it at law or equity and upon notice to NWFSC, retain such monies from Grant amounts due NWFSC hereunder as may be necessary to satisfy any claim for damages, penalties, costs and the like asserted by or against them.

**10.5 Limitations of Liability.** Neither NWFSC nor Triumph shall be liable to the other for any special, indirect, punitive, or consequential damages, even if the other party has been advised that such damages are possible. Neither NWFSC nor Triumph shall be liable for lost profits, lost revenue, or lost institutional operating savings. In addition, Triumph shall not assume or incur any liability related to its approval or deemed approval of any contractor, any Contract, any plans or specifications for the Project, any construction work, or any other matter for which Triumph has the right or obligation to review and/or approve under this Agreement

**10.6 Non-Assignment.** NWFSC shall not assign, subcontract, or otherwise transfer its rights, duties, or obligations under this Agreement, by operation of law or otherwise, without the prior written consent of Triumph, which consent may be withheld in Triumph's sole and absolute discretion. Triumph shall at all times without the consent of NWFSC be entitled to assign or transfer its rights, duties, or obligations under this Agreement to any other person or entity, or to another governmental entity in the State of Florida, upon giving prior written notice to NWFSC. Any attempted assignment of this Agreement or any of the rights hereunder in violation of this provision shall be void *ab initio*.

**10.7 Intentionally Omitted.**

**10.8 Construction: Interpretation.** The title of and the section and paragraph headings in this Agreement are for convenience of reference only and shall not govern or affect the interpretation of any of the terms or provisions of this Agreement. The term "this Agreement" means this Agreement together with all Exhibits hereto, as the same may from time to time be amended, modified, supplemented, or restated in accordance with the terms hereof. All words used in this Agreement in the singular form shall extend to and include the plural. All words used in the plural form shall extend to and include the singular. The use in this Agreement of the term "including" and other words of similar import mean "including, without limitation" and where specific language is used to clarify by example a general statement contained herein, such specific language shall not be deemed to modify, limit, or restrict in any manner the construction of the general statement to which it relates. The word "or" is not exclusive and the words "herein," "hereof," "hereunder" and other words of similar import refer to this Agreement as a whole, including any Exhibits, and not to any particular section, subsection, paragraph, subparagraph, or clause contained in this Agreement. The recitals of this Agreement are incorporated herein by reference and shall apply to the terms and provisions of this Agreement and the parties hereto. Time is of the essence with respect to the performance of all obligations under this Agreement. The parties hereto have participated jointly in the negotiation and drafting of this Agreement. In the event an ambiguity or question of intent or interpretation arises, this Agreement shall be construed as if drafted jointly by the parties hereto, and no presumption or burden of proof shall arise favoring or disfavoring any party by virtue of the authorship of any of the provisions of this Agreement.

**10.9 Preservation of Remedies; Severability.** No delay or omission to exercise any right, power, or remedy accruing to either party hereto upon breach or default by either party hereto under this Agreement, will impair any such right, power, or remedy of either party; nor will such delay or omission be construed as a waiver of any breach or default or any similar breach or default. If any term or provision of this Agreement is found to be illegal, invalid, or unenforceable, such term or provision will be deemed stricken, and the remainder of this Agreement will remain in full force and effect.

**10.10 Entire Agreement; Amendment; Waiver.** This Agreement embodies the entire agreement of the parties hereto with respect to the subject matter hereof. There are no provisions, terms, conditions, or obligations other than those contained in this Agreement; and this Agreement supersedes all previous communications, representations, or agreements, either verbal or written, between the parties. No amendment will be effective unless reduced to writing and signed by an authorized officer of NWFSC and the authorized officer of Triumph. No waiver by a party hereto of any of the provisions hereof shall be effective unless explicitly set forth in writing and signed by the party so waiving. No waiver by any party hereto shall operate or be construed as a waiver in respect of any failure, breach or default not expressly identified by such written waiver, whether of a similar or different character, and whether occurring before or after that waiver. No failure to exercise, or delay in exercising, any right, remedy, power or privilege arising from this Agreement shall operate or be construed as a waiver thereof; nor shall any single or partial exercise of any right, remedy, power or privilege hereunder preclude any other or further exercise thereof or the exercise of any other right, remedy, power or privilege.

**10.11 Notices.** All notices and demands to be given or delivered under or by reason of the provisions of this Agreement shall be in writing and shall be deemed to have been given (i) when personally delivered, (ii) when transmitted via facsimile to the number set out above if the sender on the same day sends a confirming copy of such notice by a recognized overnight delivery service (charges prepaid), (iii) the day following the day (except if not a business day then the next business day) on which the same has been delivered prepaid to a reputable national overnight air courier service, or (iv) the third business day following the day on which the same is sent by certified or registered mail, postage prepaid. Notices and shall be sent to the applicable address set forth below, unless another address has been previously specified in writing in accordance with this Section 10.11:

**If to Triumph:**

Triumph Gulf Coast, Inc.  
P.O. Box 12007  
Tallahassee, FL 32317  
Attention: Executive Director

**If to NWFSC:**

Northwest Florida State College  
100 College Boulevard East  
Niceville, Florida 32578  
Attention: Sam Renfroe

**10.12 Attorney's Fees.** In the event litigation arises (at the trial or appellate level) in connection with this Agreement, the prevailing party will be entitled to be reimbursed for all costs incurred in connection with such litigation, including without limitation reasonable attorneys' fees and costs.

**10.13 TO THE FULLEST EXTENT LEGALLY PERMISSIBLE, THE PARTIES HERETO WAIVE TRIAL BY JURY IN RESPECT OF ANY CLAIM, DISPUTE OR ACTION ARISING OUT OF, RELATED OR PERTAINING TO THIS AGREEMENT, THE GRANT APPLICATION, AND/OR THE GRANT. THIS WAIVER IS KNOWINGLY, WILLINGLY AND VOLUNTARILY MADE AND EACH PARTY HEREBY REPRESENTS THAT NO REPRESENTATIONS OF FACT OR OPINION HAVE BEEN MADE BY ANY PERSON OR ENTITY TO INDUCE THIS WAIVER OF TRIAL BY JURY OR TO IN ANY WAY MODIFY OR NULLIFY ITS EFFECT. THIS PROVISION IS A MATERIAL INDUCEMENT FOR THE PARTIES ENTERING INTO THIS AGREEMENT. EACH PARTY IS HEREBY AUTHORIZED TO FILE A COPY OF THIS SECTION IN ANY PROCEEDING AS CONCLUSIVE EVIDENCE OF THIS WAIVER OF JURY TRIAL. EACH PARTY REPRESENTS AND WARRANTS THAT IT HAS BEEN REPRESENTED IN THE SIGNING OF THIS AGREEMENT AND IN THE MAKING OF THIS WAIVER BY INDEPENDENT LEGAL COUNSEL, OR HAS HAD THE OPPORTUNITY TO BE REPRESENTED BY INDEPENDENT LEGAL COUNSEL SELECTED OF ITS OWN FREE WILL, AND THAT IT HAS HAD THE OPPORTUNITY TO DISCUSS THIS WAIVER WITH COUNSEL.**

**10.14 Governing Law.** The laws of the State of Florida shall govern the construction, enforcement and interpretation of this Agreement, regardless of and without reference to whether any applicable conflicts of laws principles may point to the application of the laws of another jurisdiction. The exclusive personal jurisdiction and venue to resolve any and all disputes between them including, without limitation, any disputes arising out of or relating to this Agreement shall be in the state courts of the State of Florida in the County of Escambia. The parties expressly consent to the exclusive personal jurisdiction and venue in any state court located in Escambia County, Florida, and waive any defense of forum non conveniens, lack of personal jurisdiction, or like defense, and further agree that any and all disputes between them shall be solely in the State of Florida. Should any term of this Agreement conflict with any applicable law, rule, or regulation, the applicable law, rule, or regulation shall control over the provisions of this Agreement.

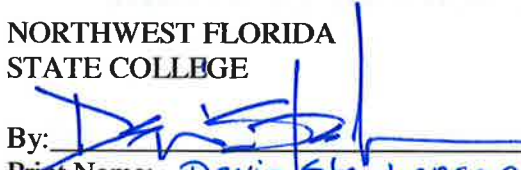
**10.15 Counterparts.** This Agreement may be executed in one or more counterparts, each of which shall be deemed an original, and all of which taken together shall constitute one and the same instrument.

**[signature page follows]**

IN WITNESS WHEREOF, the parties hereto have caused this Agreement be executed as of the day and year first above written.

NWFSC:

NORTHWEST FLORIDA  
STATE COLLEGE

By:   
Print Name: Devin Stephenson  
Title: President, NWFSC


TRIUMPH:

TRIUMPH GULF COAST, INC., a Florida  
not-for-profit corporation

By:   
Print Name: Don Gaetz  
Title: Chairman

By:   
Print Name: Stephen C. Pate  
Title: Treasurer

ATTEST:

By:   
Print Name: Sam Ruffolo  
Title: Exec. Director of Grant Development

ATTEST:  
By:   
Print Name: Susan Skelton  
Title: Secretary

EXHIBIT "A"

Form of

## Application for Disbursement of Grant

Pursuant to Section 4.1 of that certain Grant Award Agreement dated \_\_\_\_\_, 2019 (the "Agreement"), by and between the Northwest Florida State College ("NWFSC") and Triumph Gulf Coast, Inc., a Florida not-for-profit corporation ("Triumph"), NWFSC hereby requests a disbursement from the Grant (as defined in the Agreement) as follows (all capitalized terms herein shall have the same meanings ascribed to them as set forth in the Agreement):

1. Invoices/Purchase Orders/Contracts to NWFSC (List all that are the subject of this Request):

Materialman/Vendor/	Amount of Invoice
_____	\$ _____
_____	\$ _____
_____	\$ _____
Total:	\$ _____

2. Amount of Grant Disbursement Requested Hereby:

\$ \_\_\_\_\_

3. (a) Amounts of Grant Previously Disbursed Under the Agreement: \$ \_\_\_\_\_
- (b) Amount of Disbursement Requested in Item 2 above: \$ \_\_\_\_\_
- (c) Cumulative Amounts Disbursed from Grant if this request is approved (add (a) and (b) above): \$ \_\_\_\_\_
- (d) 50% of Fair Market Value of Business Donations (as defined in Section 5.12 of the Agreement) received since the last Application for Disbursement: \$ \_\_\_\_\_
- (e) Cumulative 50% of Fair Market Value of Business Donations received to date, including (d) above: \$ \_\_\_\_\_
- (e) Remaining Amount of Grant to be disbursed \$2,763,716.00 minus the amounts in (c) and (e) above: \$ \_\_\_\_\_

4. Attached hereto are (1) true, correct, and complete copies of the invoices referenced in Item 1 above, (2) photographs and/or reports evidencing the completion of the work that is the subject of the invoices referenced in Item 1 above, (3) true, correct, and complete copies of documentation evidencing Business Donations received since the last Application for Disbursement and the estimated fair market value thereof, and (4) Project account documentation under Section 7.1 of the Agreement. The following additional information is also attached:  
  

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5. None of the amounts paid by NWFSC in connection with the invoices described in Item 1 above for which disbursement is requested hereunder shall also have been or will in the future be in any manner (a) reimbursed, returned, refunded, rebated, or otherwise credited to, NWFSC by any contractor, materialman, vendor, or any other person or entity, or (b) paid, reimbursed, returned, refunded, rebated, or otherwise credited to NWFSC by the State of Florida, the United States, or any agency or instrumentality of any of the foregoing, whether under any grant or loan program or other method of contribution.

6. None of the Contracts under which amounts paid by NWFSC in connection with the invoices described in Item 1 above have heretofore been modified, amended, or terminated, except as otherwise approved by Triumph.

7. NWFSC hereby certifies, represents, and warrants to Triumph that the following statements are true and correct:

- (a) This Application for Disbursement does not seek disbursement for more than the amounts actually invoiced by contractors, materialmen, or vendors under the Contracts;

- (b) NWFSC made no misrepresentation or omission of a material nature in the Grant Application, or any supplement or amendment to the Grant Application, or with respect to any document or data furnished with the Grant Application or pursuant to the Agreement;

- (c) There is no pending litigation with respect to the performance by NWFSC of any of its duties or obligations which may jeopardize or adversely affect the Project, the Agreement, or disbursement of the Grant;

- (d) NWFSC has not taken any action pertaining to the Project which, under the Agreement, requires the approval of Triumph, and NWFSC failed to obtain such approval;

(e) There has been no violation of the anti-lobbying/gift or prohibited interest provisions of Sections 9.1 and 9.4 of the Agreement;

(f) NWFSC is not in violation, default, or breach of or under any provision of the Agreement, and all representations and warranties contained in the Agreement are accurate as of the date hereof;

(g) NWFSC is not in breach of any representation or warranty contained in the Agreement;

(h) No federal, state, or local agency (including NWFSC) providing financial assistance to the Project has revoked, suspended, or terminated that financial assistance to the Project, including, but not limited to, the Matching Funds;

(i) With respect to previous disbursements of the Grant and payments under Contracts, NWFSC has paid, and has provided Triumph with evidence of payment of, the Matching Funds toward completion of the Project. Such evidence shall include, but not be limited to, payroll records and job descriptions;

(j) NWFSC has not abandoned or discontinued the Project, nor has the commencement, prosecution, or timely completion of the Project by NWFSC been rendered improbable, infeasible, impossible, or illegal;

(k) No portion of the requested disbursement includes disbursement for items that are outside the scope of the Project that is contemplated under the Budget;

(l) None of the Contracts have been modified, amended, or terminated without the prior consent or approval of Triumph;

(m) Completion of the Project is on schedule for completion by the Completion Deadline;

(n) The Budget has not been amended or increased or decreased by more than 5%;

(o) NWFSC maintains in full force and effect all insurance required under Section 5.4 of the Agreement;

(p) NWFSC is in compliance with all applicable environmental laws and regulations in accordance with Section 5.5 of the Agreement;



(q) There have been no change orders under any of the Contracts;

(r) NWFSC is in compliance with the Consultants' Competitive Negotiation Act as required by Section 5.8 of the Agreement;

(s) NWFSC is in compliance with the anti-lobbying/gift provisions as required by Section 9.1 of the Agreement

(t) NWFSC is in compliance with the equal employment opportunity and other labor provisions as required by Section 9.3 of the Agreement;

(u) NWFSC is in compliance with the prohibited interest provisions as required by Section 9.4 of the Agreement; and

(v) NWFSC is in compliance with the prohibition of benefits to Congress or the Florida Legislature as required by Section 9.5 of the Agreement.

The undersigned, in his capacity as \_\_\_\_\_ of NWFSC, hereby certifies to Triumph that the above statements are true and correct. The undersigned also agrees to provide Triumph with such other documents as Triumph shall require in order to determine that the requested disbursement is consistent with the purposes of the Grant

Date: \_\_\_\_\_

Print Name: \_\_\_\_\_

**EXHIBIT "B"**

**BUDGET/TIMELINE**

**Project Expenses**

	Year 1	Year 2	Year 3	Year 4	Year 5	Project Total
Personnel + Fringe	\$ 409,678	\$ 417,215	\$ 424,903	\$ 432,534	\$ 440,740	\$ 2,125,070
Equipment	\$ 1,100,000	\$ 336,049	\$ 173,248	\$ -	\$ -	\$ 1,609,297
Construction	\$ 1,600,000	\$ -	\$ -	\$ -	\$ -	\$ 1,600,000
Renovation	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ 400,000
	\$ 3,509,678	\$ 753,264	\$ 598,151	\$ 432,534	\$ 440,740	\$ 5,734,367

**Grant/Match Funds**

**NWFSC (\$1,470,651)**

Personnel+ Fringe	\$ 31,104	\$ 253,264	\$ 348,151	\$ 397,392	\$ 440,740	\$ 1,470,651
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**Walton (\$1,500,000)**

Equipment	\$ 990,703	\$ 336,049	\$ 173,248	\$ -	\$ -	\$ 1,500,000
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**Triumph (\$2,763,716)**

Personnel Fringe	\$ 378,574	\$ 163,951	\$ 76,752	\$ 35,142	\$ -	\$ 654,419
Equipment	\$ 109,297	\$ -	\$ -	\$ -	\$ -	\$ 109,297
Construction	\$ 1,600,000	\$ -	\$ -	\$ -	\$ -	\$ 1,600,000
Renovation	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ 400,000
	\$ 2,487,871	\$ 163,951	\$ 76,752	\$ 35,142	\$ -	\$ 2,763,716

CATEGORY	MILESTONE	PROCESS	TIMELINE FOR COMPLETION OF INDIVIDUAL MILESTONE	RUNNING TIMELINE RELATIVE TO CONTRACT EXECUTION DATE	SUGGESTED PAYMENT SCHEDULE
Construction/ Renovation	Development of Architectural Plans for Renovation of Building 1 and 2, New Construction of an Industrial Trades Building, and New Construction of a Fire Tower at the Walton County Sheroff's Office in DeFuniak Springs (which will then be leased to us for 20+ years).	Planning meetings will begin within 2 weeks of executing a contract. After approval of concept and an initial meeting with the architect, it will take approximately 2 weeks for the architect to produce an initial set of floor plans for review. Once approved, engineers will further assist with the development of the plans which will take approximately 3-4 weeks to complete. Once approved, it will take approximately 2 weeks to produce final plans for the College's approval.	3 Months	3 Months	<p>\$1,600,000 of grant funds shall be allocated for the Construction of the Fire Tower and Industrial Trades Building and shall be disbursed from time to time as architect and contractor invoices for completed work are submitted to Triumph. Triumph shall have forty-five (45) days from receipt to review and approve or disapprove of an application for disbursement, and if approved, thirty (30) days to disburse the funds to NWFSC. Triumph shall disburse to NWFSC 100% of each invoice for completed work.</p> <p>\$400,000 of grant funds shall be allocated for the Renovations of Building 1 and 2 on NWFSC's DeFuniak Springs Center and shall be disbursed from time to time as NWFSC submits invoices for materials and labor to Triumph. Triumph shall have forty-five (45) days from receipt to review and approve or disapprove of an application for disbursement, and if approved, thirty (30) days to disburse the funds to NWFSC. Triumph shall disburse to NWFSC 100% of each invoice for completed work.</p>
	Selection of Contractor for New Construction	Once plans are completed the College will advertise for Contractors to complete new construction. (Renovation work will be completed by NWFSC's renovation team). The College will advertise for approximately 3 weeks. Approximately 4-6 weeks will be allowed for contractors to prepare bids and provide pricing. Once the College evaluates	2 Months	5 Months	

CATEGORY	MILESTONE	PROCESS	TIMELINE FOR COMPLETION OF INDIVIDUAL MILESTONE	RUNNING TIMELINE RELATIVE TO CONTRACT EXECUTION DATE	SUGGESTED PAYMENT SCHEDULE
		the bids, a recommendation will go to the College's Board of Trustees for approval.			
	Permitting	Once a contractor is selected, the College will apply for a permit from the County. Once the permit is issued, construction can begin. (Note that the bidding process will not be required for the renovation work and permits will be requested upon completion of the planning phase.)	1 Month	6 Months	
	Construction and Renovation	Building 1 and 2 renovations will be staged so that the College can maintain operations during the renovation process. Building 1 renovation will begin first so that some operations currently in building 2 can be relocated to building 1 for completion of work in building 2. Once permits are obtained after the bidding process, construction of the Fire Tower and Industrial Trades Building can begin and then run simultaneously with that of the renovation projects.	6 Months	12 Months	

CATEGORY	MILESTONE	PROCESS	TIMELINE FOR COMPLETION OF INDIVIDUAL MILESTONE	RUNNING TIMELINE RELATIVE TO CONTRACT EXECUTION DATE	SUGGESTED PAYMENT SCHEDULE
Personnel	Advertisement	Four Full-Time Faculty positions will be advertised in addition to part-time instructional staff (adjuncts).	1 Month	Prior to contract execution (contingent on funding)	<p>\$378,574 of grant funds shall be allocated for year 1 salaries plus benefits (92.4%) and shall be disbursed within thirty (30) days of full execution of the agreement provided that NWFSC furnishes to Triumph satisfactory evidence that it has committed or otherwise allocated \$31,104 of its own matching funds for the salaries and benefits in year 1 (7.6%).</p> <p>\$163,951 of grant funds shall be allocated for year 2 salaries plus benefits (39.3%) and shall be disbursed within 12 Months of full execution of the agreement provided NWFSC furnishes to Triumph satisfactory evidence that it has committed or otherwise allocated \$253,264 of its own matching funds for the salaries and benefits (60.7%) for year 2 of the grant cycle.</p> <p>\$76,752 of grant funds shall be allocated for year 3 salaries plus benefits (18.1%) and shall be disbursed within 24 Months of full execution of the agreement provided NWFSC furnishes to Triumph satisfactory evidence that it has committed or otherwise allocated \$348,151 of its own matching funds for the salaries and benefits (81.9%) for year 3 of the grant cycle.</p> <p>\$35,142 of grant funds shall be allocated for year 4 salaries plus benefits (8.1%) and shall be disbursed within 36</p>
	Interview and Hire	Candidates will be interviewed and hired.	2 Months	2 Months (Note that adjunct faculty will be hired as needed)	
	Curriculum Development, recruitment, and Faculty Training	Upon being hired and while construction and renovation projects are ongoing, faculty will develop curriculum in alignment with Florida's Curriculum Frameworks, begin recruitment efforts, and attend new faculty training workshops.	6 Months	8 Months	
	Teaching	Faculty will begin teaching as soon as facilities are ready. (The EMT program will begin during year 1 while renovation is in progress.)	Ongoing throughout the grant period.	Ongoing throughout the grant period.	

CATEGORY	MILESTONE	PROCESS	TIMELINE FOR COMPLETION OF INDIVIDUAL MILESTONE	RUNNING TIMELINE RELATIVE TO CONTRACT EXECUTION DATE	SUGGESTED PAYMENT SCHEDULE
					Months of full execution of the agreement provided NWFSC furnishes to Triumph satisfactory evidence that it has committed or otherwise allocated \$397,392 of its own matching funds for the salaries and benefits (91.9%) for year 4 of the grant cycle.
Equipment	Equipment Lists Finalized	Equipment lists will be reviewed and finalized for each of the programs/labs.  This may be tiered in during year 1 as some programs start before others and newly hired faculty will need to be involved in final review.	4 Months	4 Months	\$109,297 of grant funds shall be allocated for year 1 equipment and shall be disbursed from time to time as copies of contracts, purchase orders, invoices, or other documentation is submitted to Triumph.
	Vendors Identified	Vendors will be set up in the system so requisitions and purchase orders can be created.	2 Months	6 Months	
	Purchases	Equipment will be ordered such that delivery timelines align with construction completion as close as possible.	3-6 Months	9-12 Months	