



## **SFWC Lease Extension Milestones**

### **Milestone 1 – Conceptual Design (Completed)**

Present the preliminary conceptual design and proposed construction timeline to the Port Authority and Broward County Administration for approval of the lease extension. This milestone is not contingent upon the approval of the lease agreement with the School Board of Broward County (SBBC) for property in the Town of Southwest Ranches.

### **Milestone 2 – Execution of School Board Lease**

Execute the lease agreement with the School Board of Broward County. The form of the Ground Lease Agreement has been approved both by the staff of SBBC and the SBBC's General Counsel's office. It has also been approved by the Board of Directors of South Florida Wildlife Center (SFWC). The SBBC staff recommended approval of the Ground Lease Agreement by the full board of the SBBC at the SBBC meeting on August 19, 2025. The Ground Lease Agreement was approved unanimously by the SBBC. Targeted lease signing date: by September 1, 2025.

### **Milestone 3 – Site Analysis**

Upon possession of the property, SFWC will initiate geotechnical investigations and an independent wetland assessment to support the permitting process. Order the American Land Title Association (ALTA) survey to identify the title commitments of the leased parcel in addition to the normal as-built conditions.

### **Milestone 4 – Capital Campaign Development Phase**

Develop the capital fund-raising campaign in cooperation with our PR/Marketing Team and the SFWC Board of Directors. Collaborate with the Town of SW Ranches (Town) for signage and awareness campaign with Town residents. Launch of a Silent Phase of the capital campaign with the intent to secure anchor donors first. There is a target of \$2.5M in securing funds or pledged funds, including naming opportunities, corporate sponsors, etc., before launch of public phase. Complete all collateral campaign materials. Begin targeted social media campaign by March 2026 to be continued until project completion.

### **Milestone 5 – Entitlement and Approvals**

Begin the entitlement and approval phase with the Town of Southwest Ranches and Broward County. Legal support is being provided by Akerman PA, which is advising on land-use issues. Complete site assessment.

### **Milestone 6 – Capital Campaign Public Phase**

Launch the public phase of the capital campaign in July 2026 (if not sooner) as part of SFWC's 57th anniversary celebration. Fundraising efforts will include grants, donations, in-kind services, corporate sponsorships, and continued naming opportunities.

### **Milestone 7 – Project Design and Site Preparation**

During FY2026-27 SFWC will work on finalizing permitting/platting processes and preparing construction specs for bids. Initiate land preparation, including exotic tree removal, site filling and grading. Logistical plans for movement and relocation of existing animal enclosures/habitats based on new site plans will be undertaken during this phase.

### **Milestone 8 – Construction Phase**

We anticipate construction to begin in 2027, subject to potential delays, and continue through 2029. During this time, SFWC will remain fully operational, assisting the community and wildlife needs at its current location.

### **Milestone 9 – Project Completion**

Complete construction and hold a ceremonial ribbon-cutting event in FY2029 as the official celebration of the 60th anniversary of the center.

**NECESSARY LEASE TERM ACCOMPLISH THE MILESTONES:** According to the proposed milestones and timelines highlighted above, SFWC is requesting a period of four (4) years, with a continuation of the \$200 annual lease rate until completion of the new Wildlife Hospital in the Town of Southwest Ranches. Please note that this is not an official Project Schedule but a desired timeline for the completion of the Project. The SFWC Board of Directors reserves the right to change/amend this timeline based upon site conditions/permitting process, however the proposed lease extension shall not exceed FY2029.