

# JEFFERSON COUNTY BOARD OF COUNTY COMMISSIONERS



## ADDENDUM TO ITB 2026-01 Issued April 6, 2026

### Addendum 1

1. Does the “primary intended use” and “prohibited uses” per the Covenants and Restrictions for Jefferson County Industrial Park apply to this property? **Yes**
  - **PRIMARY INTENDED USE.** Property shall be used primarily for industrial, manufacturing, warehousing, distribution, or commercial purposes only. Retail sales of merchandise or services shall not be permitted except where incidental to the primary use.
  - **PROHIBITED USES.** Residential, commercial incineration, junk and salvage yards, auto wrecking, trash and garbage dump sites, outside storage, manufacture of explosives, meat packing/processing plants, stock and slaughter yards, rendering plants, pulp and paper mills, fertilizer and food plants and fertilizer mixing establishments, foundries, mining and fill removal.
2. Who will be responsible for maintaining the easement to the property? **Property owner. The property is offered for sale “as is”.**
3. Will the easement be paved by the County? **Property owner. The property is offered for sale “as is”.**
4. Is there an available connection to sewer and water? **Yes** If so, can the location of the connections be identified? **No**
5. Have there been any plans or discussions with FDOT regarding direct access to Highway 19 from the property? **Yes**
6. Has an engineered holding pond been established for this property? **Yes**