

**AGENDA UMATILLA CRA BOARD MEETING**  
**JULY 6, 2021, 5:45 p.m.**  
**Umatilla Council Chambers 1 S. Central Avenue, Umatilla, FL 32784**

***Please silence your cell phone***

**Call to Order**

**Roll Call**

**PUBLIC COMMENTS**

At this point in the meeting, the Umatilla CRA Board will hear questions, comments and concerns from the public.

Please write your name and address on the paper provided on the podium. Zoning or code enforcement matters which may be coming before the Board at a later date should not be discussed until such time as they come before the Board in a public hearing.

Comments, questions, and concerns from the public regarding items listed on this agenda shall be received at the time the City Council addresses such items during this meeting. Public comments are generally limited to three minutes.

**MINUTES REVIEW**

Minutes dated June 1, 2021

Minutes dated June 15, 2021

**NEW BUSINESS**

- 1 Consideration and Approval Request for Commercial Improvement Matching Grant  
– Submitted by Muriel Fox, Fox Den

**DISCUSSION ITEMS**

- 2 CRA Budget for Fiscal Year 2021-2022

**ADJOURNMENT**

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least two (2) working days in advance of the meeting date and time at (352)669-3125.

F.S. 286.0105 If a person decides to appeal any decision or recommendation made by the Board with respect to any matter considered at this meeting, he will need record of the proceedings, and that for such purposes, he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

The City of Umatilla is an equal opportunity provider and employer.

**UMATILLA COMMUNITY REDEVELOPMENT BOARD MEETING**  
**JUNE 1, 2021 at 5:45 PM**  
**Council Chambers, 1 S. Central Avenue, Umatilla, Florida**

**MINUTES**

Chair Adcock called the meeting to order at 5:45 p.m.

*IN ATTENDANCE:* Chair Kent Adcock; Board Members: Laura Wright, Katherine Adams, Brian Butler, John Nichols; Police Chief Adam Bolton; City Attorney Kevin Stone; City Manager Scott Blankenship; Compliance Officer Misti Lambert

**PUBLIC HEARINGS / ORDINANCES / RESOLUTIONS**

**1 Resolution No. 2021-01 – Purchase of 410 N Kentucky Avenue**

Attorney Stone read Resolution No. 2021-01 by title only.

**RESOLUTION NO. 2021-01**

**A RESOLUTION OF THE COMMUNITY REDEVELOPMENT AGENCY OF  
THE CITY OF UMATILLA, LAKE COUNTY, FLORIDA, AUTHORIZING  
THE USE OF COMMUNITY REDEVELOPMENT FUNDS FOR THE  
PURCHASE OF REAL PROPERTY IN THE REDEVELOPMENT AREA;  
PROVIDING FOR AN EFFECTIVE DATE.**

Scott Blankenship, City Manager, stated initially when the City showed interest in the property, the price was unreasonable. Following negotiation, a reasonable offer is available. This property would be ideal for parking in the future, and is adjacent to city-owned parcels.

**MOTION by Laura Wright to authorize purchase of property located at 410 N. Kentucky Avenue;**  
**SECOND by Katherine Adams;**

Mr. Stone, Attorney, advised the CRA Board in their CRA Master Plan, additional parking was identified as a need. The plan specifically provides for acquisition of real estate to meet the needs identified.

**Motion was APPROVED by a unanimous vote of the CRA Board.**

**2 Bulldog Lane / SR 19 Lighting Upgrade**

Mr. Blankenship, City Manager, stated staff has been working with FDOT to work on improvements in the area of Bulldog Lane. One of the desired upgrades is the lighting and underground utilities. Payment for this upgrade would be from the CRA fund.

**MOTION by John Nichols to approve lighting upgrade for Bulldog Lane / SR 19;**  
**SECOND by Katherine Adams;**  
**Motion was APPROVED by a unanimous vote of the CRA Board.**

**ADJOURNMENT**

There being no further business for discussion, the meeting was adjourned at 5:55 p.m.

\_\_\_\_\_  
Kent Adcock, MAYOR

\_\_\_\_\_  
Gwen Johns, MMC  
City Clerk

**UMATILLA COMMUNITY REDEVELOPMENT BOARD MEETING**  
**JUNE 15, 2021 at 5:45 PM**  
**Council Chambers, 1 S. Central Avenue, Umatilla, Florida**

**MINUTES**

Chair Adcock called the meeting to order at 5:45 p.m.

*IN ATTENDANCE:* Chair Kent Adcock; Board Members: Laura Wright, Katherine Adams, Brian Butler, John Nichols; Police Chief Adam Bolton; City Attorney Kevin Stone; City Manager Scott Blankenship; Compliance Officer Misti Lambert

**MINUTES REVIEW**

**1 Minutes, CRA Board meeting June 1, 2021**

**MOTION by Katherine Adams to approve minutes;**  
**SECOND by Laura Wright;**  
**Motion APPROVED by unanimous vote.**

**NEW BUSINESS**

**2 Trail Project - Authorization for GAI Consultants to Moderate Community Trail Meetings**

Scott Blankenship, City Manager, recommended the CRA Board recommend to City Council, approval of GAI Consultants to moderate and lead community meetings with regard to the trails initiative. The cost would be less than \$10,000 which is within the spending authority of the City Manager.

**MOTION by John Nichols to recommend to City Council, approval of funding to engage GAI Consultants to conduct meetings regarding the trail initiative;**  
**SECOND by Brian Butler;**  
**Motion APPROVED by unanimous vote.**

**3 Authorization of 450 (E. Collins Street) / SR 19 Intersection Conceptual Design**

Mr. Blankenship stated the City Council has discussed the intersection of E. Collins Street and SR 19 be designed as a four-way intersection. He has been speaking with the owner of the Umatilla Inn who has agreed to vacate his property in order to accommodate changes to the intersection. In order to enter into additional conversations, especially with the Dollar General, some type of conceptual design plan is necessary. Same would be needed to approach the Florida Department of Transportation (FDOT). Mr. Blankenship believes a design plan could be obtained for less than \$10,000.

**MOTION by Katherine Adams to authorize staff to obtain a conceptual design plan for the intersection of 450 (E. Collins Street) / SR 19, not to exceed \$10,000;**  
**SECOND by John Nichols;**  
**Motion APPROVED by unanimous vote.**

**ADJOURNMENT**

There being no further business for discussion, the meeting was adjourned at approximately 5:55 p.m.

\_\_\_\_\_  
Kent Adcock, MAYOR

\_\_\_\_\_  
Gwen Johns, MMC  
City Clerk

## CITY OF UMATILLA COMMUNITY REDEVELOPMENT AGENDA ITEM STAFF REPORT

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DATE: July 2, 2021

MEETING DATE: July 6, 2021

SUBJECT: Commercial Matching Grant Application

ISSUE: 45 S. Central Avenue Fox Den Ron & Muriel Fox, Applicants

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**BACKGROUND SUMMARY:** The CRA's Improvement Grant Program provides a matching grant to pay eligible costs incurred by a qualified owner or tenant in making façade exterior improvements. Funds shall be allocated on a first come first served basis.

It is the intent of this program to provide a financial grant for the exterior cosmetic and/or structural improvements to a building that will increase its aesthetic appeal. Exterior improvements to existing property within the CRA project area must improve the appearance of the exterior of the building. The following are examples of eligible improvements, but are not limited to this list:

- 1) Refurbishing of an exterior wall, including repainting, repairs, re-siding or similar cosmetic improvements;
- 2) **Repair or replacement of exterior windows or doors;**
- 3) Painting, only if entire façade is redone;
- 4) Signs, including the removal of old signs and the design production and installation of new signs;
- 5) Awnings, shutters, or canopies;
- 6) Landscaping, irrigation system required;
- 7) Customer parking improvements;
- 8) Electrical work directly related to exterior, security lighting, or the illumination of signs or awnings or interior backlighting of faux exterior windows;
- 9) Re-shingling or re-surfacing of the roof provided that the re-shingling contributes to the aesthetics of the façade; and, not to include truss, decks, etc.
- 10) Any other improvements approved by the CRA Board as part of the grant funds.

The application from Ron and Muriel Fox are for replacement of the existing windows and trim in Karla's Cottage with windows that are more energy efficient. Their most recent CRA application was during the 2018-2019 Fiscal Year to replace the windows at the Inn at 27 S. Central Avenue and they were very pleased with the results.

Mr. and Mrs. Fox obtained proposals from three firms for replacing the windows and trim. Two contractors included a flat rate for the trim. The third one gave them an hourly rate with no estimate of time. Based on the hourly rate and the number of windows, the cost would exceed the other quote if it took 2 hours per window to install the trim. The cost of these quotes has already gone up since originally quoted so the owners would like to move forward as quickly as possible. They would like to select E.P.I.C. Home Professionals as the favored contractor with a proposal of \$21,150.78.

Replacement of a total of 24 windows and trim	
E.P.I.C. Home Professionals LLC	21,150.78
Vedder Construction	22,070.61
Central Florida Windows & Doors*	17,400.00

The Grant Program requires the applicant to match \$1 for every CRA \$1 with a maximum award of \$10,000 unless the Board determines to increase the award. The quote of \$21,150.78 at a 50/50 split would result in an award of \$10,575.39 which exceeds the \$10,000 cap.

The program is set up to reimburse the applicant upon successful completion of the project. Proof of payment to the contractor is required prior to the issuance of the reimbursement.

**STAFF RECOMMENDATIONS:** Approval of award of \$10,000.00.

**FISCAL IMPACTS:** \$10,000.00 from budgeted CRA Projects.

**CRA ACTION:**

Reviewed by City Attorney    Yes                    No                    N/A

Reviewed by City Engineer    Yes                    No                    N/A

## **CRA Application – Muriel Fox**

Fox Den Country Inn - (Karla's Cottage)

- (1) APPLICATION
- (2) 4 Pictures of Karla's Cottage
- (3) Property Record Card & Paid Property Tax Record
- (4) Fox Den BTR & State License
- (5) Central Florida Windows & Doors Estimate
- (6) E.P.I.C Home Professionals, LLC Estimate

*Romac*

CITY OF UMATILLA REDEVELOPMENT AGENCY  
MATCHING GRANT APPLICATION

1. Applicant's Name: Ron & Muriel Fox  
Address: P.O. Box 319 Umatilla  
Phone 352 669-2151 Fax: N/A Email foxdenmj@aol.com
2. Property Owner's Name: Ronald & Muriel Fox  
Address: 45 S. Central Ave Umatilla  
Phone 352 669-2151 Fax: N/A Email foxdenmj@aol.com
3. Contractor's Name: E.P.I.C. Home Professionals, LLC.  
Address: 15829 Wilson Parrish Rd, Umatilla  
Phone 352 636-8543 Fax: N/A Email Samuel@epichomepros.org  
Contractor's License Number: CBC 1260602
4. Property Address: 45 S. Central Ave.
5. Current Use of Property: Fox Den Country Inn, Karla's Cottage
6. Zoning of Property: Commercial
7. Briefly Describe the Project: replace all windows and + trim of outside windows

8. Estimated Cost of Project: 19,906.50

Applicant's Signature

Date

5/17/21

Owner's Signature

Date

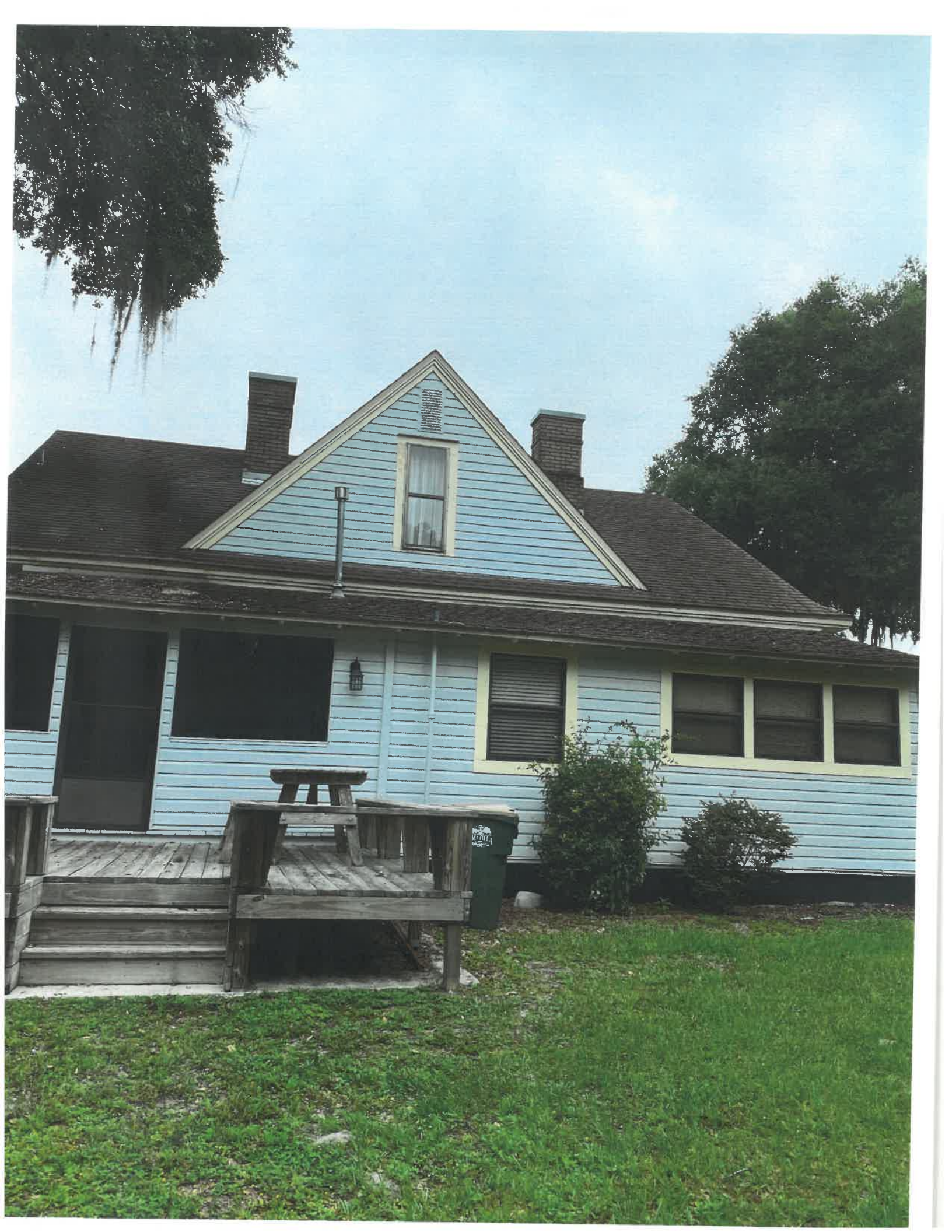
5/17/21



**FOX DEN**  
KARLOS OUTBACK









# PROPERTY RECORD CARD

## General Information

<b>Name:</b>	FOX RONALD E & MURIEL	<b>Alternate Key:</b>	2803649
<b>Mailing Address:</b>	PO BOX 319 UMATILLA, FL 32784-0319 <a href="#">Update Mailing Address</a>	<b>Parcel Number:</b> ⓘ	13-18-26-2600-000-00501
		<b>Millage Group and City:</b>	0U-6 (UMATILLA)
		<b>2020 Total Certified Millage Rate:</b>	20.874
		<b>Trash/Recycling/Water/Info:</b>	<a href="#">My Public Services</a> <a href="#">Map</a> ⓘ
<b>Property Location:</b>	45 SOUTH CENTRAL AVE UMATILLA FL 32784 <a href="#">Update Property Location</a> ⓘ	<b>Property Name:</b>	-- <a href="#">Submit Property Name</a> ⓘ
		<b>School Information:</b>	<a href="#">School Locator &amp; Bus Stop Map</a> ⓘ <a href="#">School Boundary Maps</a> ⓘ
<b>Property Description:</b>	UMATILLA SINK'S SUB FROM NW COR LOT 1 RUN S 26DEG W ALONG E R/W CENTRAL AVE 376 FT FOR POB, RUN S 74DEG 12MIN E 134.4 FT, S 05DEG 30MIN E 27.45 FT TO A PT ON E LINE OF LOT 5, S 26DEG W 35.23 FT TO SE COR LOT 5, S 04DEG 34MIN W ALONG E LINE OF LOT 6 A DISTANCE OF 55.27 FT & PT A, RETURN TO POB & RUN S 26DEG W 124.9 FT, S 77DEG 02MIN 09SEC E 171.23 FT TO PT A PB 4 PG 53		

NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.

## Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class	Value	Land Value
1	SINGLE FAMILY (0100)	0	0		1	LT		\$0.00	\$29,250.00

[Click here for Zoning Info](#) ⓘ

[FEMA Flood Map](#)

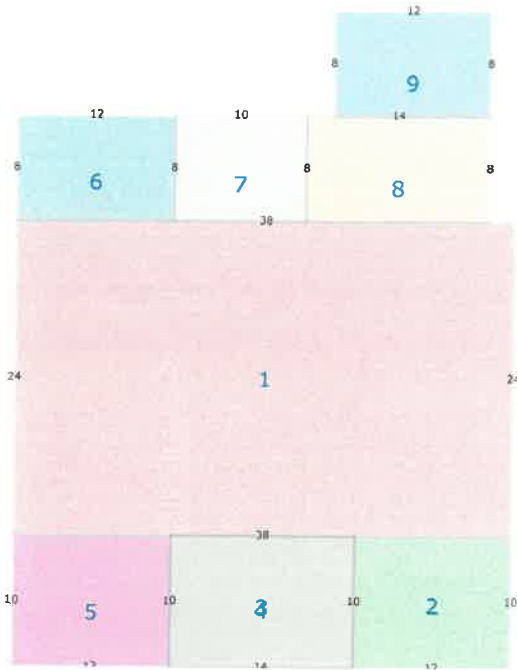
## Residential Building(s)

### Building 001

Residential	Single Family	Building Value: \$73,105.00						
<b>Summary</b>								
Year Built: 1908	Total Living Area: 1360 ⓘ	Central A/C: Yes	Attached Garage: No					
Bedrooms: 3	Full Bathrooms: 2	Half Bathrooms: 0	Fireplaces: 0					
<a href="#">Incorrect Bedroom, Bath, or other information?</a> ⓘ								
<b>Section(s)</b>								
Section No.	Section Type	Ext. Wall Type	No. Stories	Floor Area	Finished Attic	Basement	Basement Finished	Map Color
1	FINISHED LIVING AREA (FLA)	Wood (001)	1.25	912	Y	0%	0%	
2	OPEN PORCH FINISHED (OPF)	No Wall Type (000)	1	120	N	0%	0%	

3	OPEN PORCH FINISHED (OPF)	No Wall Type (000)	1	140	N	0%	0%
4	FINISHED LIVING AREA (FLA)	Wood (001)	1	140	N	0%	0%
5	OPEN PORCH FINISHED (OPF)	No Wall Type (000)	1	120	N	0%	0%
6	ENCLOSED PORCH WOOD (EPA)	Wood (001)	1	96	N	0%	0%
7	FINISHED LIVING AREA (FLA)	Wood (001)	1	80	N	0%	0%
8	OPEN PORCH FINISHED (OPF)	No Wall Type (000)	1	112	N	0%	0%
9	CANOPY (CAN)	No Wall Type (000)	1	96	N	0%	0%

[View Larger / Print / Save](#)



## Miscellaneous Improvements

There is no improvement information to display.

## Sales History

**NOTE:** This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
<a href="#">873 / 331</a>	4/1/1986	Warranty Deed	Qualified	Improved	\$40,000.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

## Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2021 WORKING VALUES that are subject to change until certified. The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$102,355	\$102,355	\$102,355	5.03270	\$515.12

LAKE COUNTY MSTU AMBULANCE	\$102,355	\$102,355	\$102,355	0.46290	\$47.38
SCHOOL BOARD STATE	\$102,355	\$102,355	\$102,355	3.70100	\$378.82
SCHOOL BOARD LOCAL	\$102,355	\$102,355	\$102,355	2.99800	\$306.86
CITY OF UMATILLA	\$102,355	\$102,355	\$102,355	7.10890	\$727.63
ST JOHNS RIVER FL WATER MGMT DIST	\$102,355	\$102,355	\$102,355	0.22870	\$23.41
LAKE COUNTY VOTED DEBT SERVICE	\$102,355	\$102,355	\$102,355	0.11000	\$11.26
LAKE COUNTY WATER AUTHORITY	\$102,355	\$102,355	\$102,355	0.33680	\$34.47
NORTH LAKE HOSPITAL DIST	\$102,355	\$102,355	\$102,355	0.89500	\$91.61
				<b>Total:</b> 20.874	<b>Total:</b> \$2,136.56

## Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Additional Homestead Exemption (up to an additional \$25,000)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Limited Income Senior Exemption (applied to city millage - up to \$25,000)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Widow / Widower Exemption (up to \$500)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Blind Exemption (up to \$500)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Disability Exemption (up to \$500)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Total and Permanent Disability Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Veteran's Disability Exemption (\$5000)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Veteran's Total and Permanent Disability Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Veteran's Combat Related Disability Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Deployed Servicemember Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
First Responder Total and Permanent Disability Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Surviving Spouse of First Responder Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Conservation Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Tangible Personal Property Exemption (up to \$25,000)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Economic Development Exemption	<a href="#">Learn More</a> <a href="#">View the Law</a>
Government Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>

## Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

## Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	<a href="#">Learn More</a> <a href="#">View the Law</a>
--	---

Save Our Homes Assessment Transfer (Portability)

[Learn More](#) [View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn More](#) [View the Law](#)

Conservation Classification Assessment Limitation

[Learn More](#) [View the Law](#)

Agricultural Classification

[Learn More](#) [View the Law](#)

**NOTE:** Should a determination be made that a property no longer meets the criteria for a bona fide agricultural purpose, a formal denial will be mailed on or before July 1 of the applicable tax year.

## Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$0.00**

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**NOTE:** Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on June 20, 2021.

[Site Notice](#)







Account Summary

Real Estate Account #1318262600-000-00501



Owner: FOX RONALD E & MURIEL

Situs: 45 SOUTH CENTRAL AVE

- Parcel details
GIS
Property Appraiser

Amount Due

Your account is paid in full. There is nothing due at this time.
Your last payment was made on 11/16/2020 for \$2,187.42. Print paid bill (PDF)

Account History

Table with columns BILL and AMOUNT DUE. Rows include 2020 Annual Bill through 2012 Annual Bill, all with \$0.00 amounts and Print (PDF) links.

BILL	AMOUNT DUE
<a href="#">2011 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2010 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2009 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2008 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2007 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2006 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2005 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2004 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2003 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2002 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2001 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">2000 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">1999 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<a href="#">1998 Annual Bill</a> ⓘ	\$0.00
	<a href="#">Print (PDF)</a>
<b>Total Amount Due</b>	<b>\$0.00</b>

**Lake County Taxing Authority**  
**320 W. Main St., Suite A**  
**Tavares FL 32778-3831**

\*REAL ESTATE \*  
 45 SOUTH CENTRAL AVE  
 13 18 26 2600 000 00501  
 UMATILLA SINK'S SUB FROM NW COR LOT 1 RU N S 26DEG  
 W ALONG E R/W CENTRAL AVE 376

AK NUMBER 2803649  
 FOX RONALD E & MURIEL  
 PO BOX 319  
 UMATILLA FL 32784 0319



**2020**  
 NOTICE OF PROPOSED  
 PROPERTY TAXES  
 AND  
 PROPOSED OR ADOPTED  
 NON-AD VALOREM ASSESSMENTS

**DO NOT PAY**  
**THIS IS NOT A BILL**

\*SEE REVERSE SIDE FOR NON-AD VALOREM ASSESSMENTS  
 AND EXPLANATIONS OF THE COLUMNS BELOW.

For more information concerning this notice,  
 please visit our website at [www.lcpafl.org](http://www.lcpafl.org).

TAXING AUTHORITY TAX INFORMATION								
TAXING AUTHORITY 0U-6	PRIOR 2019 TAXABLE VALUE	YOUR FINAL TAX RATE AND TAXES LAST YEAR 0U-6		CURRENT 2020 TAXABLE VALUE	YOUR TAX RATE AND TAXES THIS YEAR IF NO BUDGET CHANGE IS MADE		YOUR TAX RATE AND TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS MADE	
	COLUMN 1	COLUMN 2 RATE	COLUMN 3 TAXES	COLUMN 4	COLUMN 5 RATE	COLUMN 6 TAXES	COLUMN 7 RATE	COLUMN 8 TAXES
Lake County BCC General Fund	102,355	5.0734	519.29	102,355	4.8002	491.32	5.0327	515.12
Lake County MSTU Ambulance	102,355	0.4629	47.38	102,355	0.4380	44.83	0.4629	47.38
Public Schools								
By State Law	102,355	3.8850	397.65	102,355	3.6600	374.62	3.7010	378.82
By Local Board	102,355	2.9980	306.86	102,355	2.8243	289.08	2.9980	306.86
City of Umatilla	102,355	7.1089	727.63	102,355	6.9317	709.49	7.1089	727.63
Water Management District								
St Johns Water Mgt Dist	102,355	0.2414	24.71	102,355	0.2287	23.41	0.2287	23.41
Voter Approved Debt Payments								
Lake County BCC	102,355	0.1100	11.26	102,355	0.1100	11.26	0.1100	11.26
Independent Special Districts								
Lake County Water Authority	102,355	0.3557	36.41	102,355	0.3368	34.47	0.3557	36.41
North Lake Hospital Dist	102,355	0.9500	97.24	102,355	0.8950	91.61	1.0000	102.36
<b>TOTAL AD VALOREM PROPERTY TAXES</b>			<b>2,168.43</b>			<b>2,070.09</b>		<b>2,149.25</b>

PROPERTY APPRAISER VALUE INFORMATION			
	MARKET VALUE	ASSESSED VALUE APPLIES TO SCHOOL MILLAGE	ASSESSED VALUE APPLIES TO NON-SCHOOL MILLAGE
PRIOR YEAR 2019	102,355	102,355	102,355
CURRENT YEAR 2020	102,355	102,355	102,355

ASSESSMENT REDUCTIONS	APPLIES TO	PRIOR VALUE 2019	CURRENT VALUE 2020
SAVE OUR HOMES	ALL TAXES	0	0
NON-HOMESTEAD 10% CAP	NON-SCHOOL TAXES	0	0
AGRICULTURAL CLASSIFICATION	ALL TAXES	0	0
OTHER	ALL TAXES	0	0
EXEMPTIONS	APPLIES TO	PRIOR VALUE 2019	CURRENT VALUE 2020
FIRST HOMESTEAD	ALL TAXES	0	0
ADDITIONAL HOMESTEAD	NON-SCHOOL TAXES	0	0
LIMITED INCOME SENIOR	COUNTY TAXES	0	0
LIMITED INCOME SENIOR	CITY TAXES	0	0
OTHER	ALL TAXES	0	0

If you feel the market value of the property is inaccurate or does not reflect fair market value as of January 1, 2020 or if you are entitled to an exemption or classification that is not reflected, please contact the

**Lake County Property Appraiser's Office at:**  
**320 W. Main St., Suite A Tavares, FL 32778-3831**  
**(352) 253-2150**

If the Property Appraiser's Office is unable to resolve the matter as to the market value, classification, or an exemption, you may file a petition for adjustment with the Value Adjustment Board. Petition forms are available from the County Property Appraiser at [www.lcpafl.org](http://www.lcpafl.org) and must be filed on or before:

**5:00 p.m. September 11, 2020**

## Lake County Notice of Proposed Property Taxes

The taxing authorities which levy property taxes against your property will soon hold **Public Hearings** to adopt budgets and tax rates for the next year. The purpose of these **Public Hearings** is to receive opinions from the general public and to answer questions on the proposed tax change and budget **Prior To Taking Final Action**. Each taxing authority may **Amend or Alter** its proposals at the hearing.

### TAXING AUTHORITY HEARING INFORMATION

TAXING AUTHORITY	PUBLIC HEARING DATE, LOCATION AND TIME		
Lake County BCC General Fund	September 15, 2020 5:05 PM	BCC Chambers, 315 W Main St	Tavares, FL 32778
Lake County MSTU Ambulance	September 15, 2020 5:05 PM	BCC Chambers, 315 W Main St	Tavares, FL 32778
Public Schools	September 14, 2020 5:05 PM	Board Rm, 201 W Burleigh Blvd	Tavares, FL 32778
City of Umatilla	September 8, 2020 6:00 PM	Visit <a href="http://www.umatillafl.org">www.umatillafl.org</a>	(352)669-3125
St Johns Water Mgt Dist	September 8, 2020 5:05 PM	Visit <a href="http://www.sjrwmd.com">www.sjrwmd.com</a>	(386)312-2332
Lake County BCC	September 15, 2020 5:05 PM	BCC Chambers, 315 W Main St	Tavares, FL 32778
Lake County Water Authority	September 9, 2020 5:05 PM	BCC Chambers, 315 W Main St	Tavares, FL 32778
North Lake Hospital Dist	September 10, 2020 5:30 PM	BCC Chambers, 315 W Main St	Tavares, FL 32778

YOUR FINAL TAX BILL MAY CONTAIN NON-AD VALOREM ASSESSMENTS WHICH MAY NOT BE REFLECTED ON THIS NOTICE SUCH AS ASSESSMENTS FOR ROADS, FIRE, GARBAGE, LIGHTING, DRAINAGE, WATER, SEWAGE, OR OTHER GOVERNMENTAL SERVICES AND FACILITIES WHICH MAY BE LEVIED BY YOUR COUNTY, CITY, SPECIAL DISTRICTS OR OTHER TAXING AUTHORITY.

NOTE: Non-ad valorem assessments are placed on this notice at the request of the respective local governing boards. Your tax collector will be including them on the November tax notice. For details on particular non-ad valorem assessments contact the levying local governing boards.

NOTE: Amounts shown on this form do not reflect early payment discounts you may have received or may be eligible to receive. (Discounts are a maximum of 4 percent of the amounts shown on this form).

### NON-AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	PURPOSE OF ASSESSMENT HEARING DATE, TIME, LOCATION, CONTACT			UNITS	RATE	ASSESSMENT
Umatilla	Fire Rescue Residential Units	Sept 8, 6:00 PM	Visit <a href="http://www.umatillafl.org">www.umatillafl.org</a> (352)669-3125	1.00	142.00	142.00
<b>TOTAL ASSESSMENTS</b>						142.00

### EXPLANATION OF 'TAXING AUTHORITY TAX INFORMATION' SECTION

#### COLUMN 1 - "PRIOR TAXABLE VALUE"

This column shows the prior assessed value less all applicable exemptions used in the calculation of taxes for that specific taxing authority.

#### COLUMNS 2 & 3 - "YOUR FINAL TAX RATE AND TAXES LAST YEAR"

These columns show the tax rate and taxes that applied last year to your property. These amounts were based on budgets adopted last year and your property's previous taxable value.

#### COLUMN 4 - "CURRENT TAXABLE VALUE"

This column shows the current assessed value less all applicable exemptions used in the calculation of taxes for that specific taxing authority. Various taxable values in this column may indicate the impact of Limited Income Senior or the Additional Homestead Exemption. Current year taxable values are as of January 1, 2020.

#### COLUMNS 5 & 6 - "YOUR TAX RATE AND TAXES IF NO BUDGET CHANGE IS MADE"

These columns show what your tax rate and taxes will be IF EACH TAXING AUTHORITY MAKES NO CHANGE TO ITS PROPERTY TAX LEVY. These amounts are based on last year's budgets and your current assessment.

#### COLUMNS 7 & 8 - "YOUR TAX RATE AND TAXES IF PROPOSED BUDGET CHANGE IS MADE"

These columns show what your tax rate and taxes will be this year under the BUDGET ACTUALLY PROPOSED by each taxing authority. The proposal is NOT final and may be amended at the public hearings shown at the top of this notice. The difference between columns 6 and 8 is the tax change proposed by each local taxing authority and is NOT the result of higher assessments.

### EXPLANATION OF 'PROPERTY APPRAISER VALUE INFORMATION' SECTION

**MARKET (JUST) VALUE:** The most probable sale price for a property in a competitive, open market involving a willing buyer and a willing seller.

**ASSESSED VALUE:** The value of your property after any "assessment reductions" have been applied. This value may also reflect an agricultural classification. If "assessment reductions" are applied or an agricultural classification is granted, the assessed value may be different for School versus Non-School taxing authorities and for the purpose of calculating tax levies.

**ASSESSMENT REDUCTION:** Properties can receive an assessment reduction for a number of reasons including the Save Our Homes Benefit and the 10% non-homestead property assessment limitation. Agricultural Classification is not an assessment reduction. It is an assessment determined per Florida Statute 193.461.

**EXEMPTIONS:** Any exemption that impacts your property is listed in this section along with its corresponding exemption value. Specific dollar or percentage reductions in assessed value may be applicable to a property based upon certain qualifications of the property or property owner. In some cases, an exemption's value may vary depending on the taxing authority. The tax impact of an exemption value may also vary for the same taxing authority, depending on the levy (i.e. operating millage vs. debt service millage).

**TAXABLE VALUE:** Taxable value is the value used to calculate the tax due on your property. Taxable value is assessed value minus the value of your exemptions.

# CITY OF UMATILLA BUSINESS TAX RECEIPT

No: L1-00038

ISSUED: 09/10/20

EXPIRES: 09/30/21

**BUSINESS OWNER AND LOCATION:**

FOX DEN INCORPORATED  
27 S CENTRAL AVE

**BUSINESS NAME AND MAILING ADDRESS:**

FOX DEN COUNTRY INN  
MURIEL FOX & RONALD FOX  
PO BOX 319  
UMATILLA, FL 32784



TO BE HEREBY PERMITTED TO ENGAGE IN THE  
BUSINESS, PROFESSION OR OCCUPATION OF:

Boarding Houses, Hotel & Motels

THE CITY OF UMATILLA EXPRESSLY RESERVES **THE RIGHT** TO REVOKE OR CANCEL  
THE PRIVILEGES ASSOCIATED WITH THIS DOCUMENT IF ANY PERSON DOING  
BUSINESS HEREUNDER SO CONDUCTS SUCH BUSINESS THAT IT BECOMES A  
NUISANCE OR ANNOYS AND DISTURBS THE PEACE OF THE CITIZENS OF THE  
COMMUNITY.

*R. Scott Blankenship*, City Manager  
AUTHORIZED SIGNATURE

**THIS RECEIPT MUST BE DISPLAYED FOR PUBLIC VIEW AT BUSINESS LOCATION.**

No: L1-00038

ISSUED: 09/10/20

EXPIRES: 09/30/21

**BUSINESS LOCATION AND OWNER:**

27 S CENTRAL AVE  
FOX DEN INCORPORATED

**BUSINESS NAME AND MAILING ADDRESS:**

FOX DEN COUNTRY INN  
MURIEL FOX & RONALD FOX  
PO BOX 319  
UMATILLA, FL 32784

TO BE HEREBY PERMITTED TO ENGAGE IN THE  
BUSINESS, PROFESSION OR OCCUPATION OF:

Boarding Houses, Hotel & Motels

THE CITY OF UMATILLA EXPRESSLY RESERVES **THE RIGHT** TO REVOKE OR  
CANCEL THE PRIVILEGES ASSOCIATED WITH THIS DOCUMENT IF ANY  
PERSON DOING BUSINESS HEREUNDER SO CONDUCTS SUCH BUSINESS  
THAT IT BECOMES A NUISANCE OR ANNOYS AND DISTURBS THE PEACE  
OF THE CITIZENS OF THE COMMUNITY.

*R. Scott Blankenship*, City Manager

...which includes: business name, tax number. Resale certificates are available at a ...  
(er, you may have your printer prepare a form for your use. (The Department has ...  
...upon request.)  
...contact your local Florida Department of Revenue Service Center if you require additional information or  
...regarding Florida Sales and Use Tax.

Ron DeSantis, Governor

Julie I. Brown, Secretary



**STATE OF FLORIDA**  
**DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION**  
**DIVISION OF HOTELS AND RESTAURANTS**

THE MOTEL (2002) HEREIN IS LICENSED UNDER THE  
PROVISIONS OF CHAPTER 509, FLORIDA STATUTES  
NBR. OF UNITS: 10



LICENSE NUMBER: MOTA500044

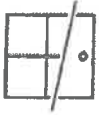
EXPIRATION DATE: APRIL 1, 2022

Always verify licenses online at [MyFloridaLicense.com](http://MyFloridaLicense.com)



Do not alter this document in any form.

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



CENTRAL FLORIDA  
WINDOWS & DOORS

**Muriel Fox**  
45 South Central Avenue  
Umatilla, FL  
(352) 636-4667

**Central Florida Windows & Doors**

Phone: (407) 476-4861  
Email: info@cfwindowsanddoors.com  
Web: www.cfwindowsanddoors.com

Estimate # 001719  
Date 04/09/2021

Description	Quantity	Rate	Total
Simonton White Vinyl Double-Hung Double Pane, Double Strength Glass, Pro Solar Shade Low-E, Argon Gas, Extruded High Performance Screen	24.0	\$725.00	\$17,400.00

<b>Subtotal</b>	<b>\$17,400.00</b>
<b>Total</b>	<b>\$17,400.00</b>

**Notes:**

Installing exterior trim will be billed to customer on final invoice at the rate of \$75 an hour plus materials.

Tempered Windows: +\$100 each  
Obscured Windows: + \$25 each

## Terms and Conditions Limited Lifetime Warranty

In this agreement, Central Florida Windows & Doors LLC will be referred to as CFWD.

By this installed sales contract, Customer agrees to purchase and CFWD agrees to sell the goods and/or materials and the services to install on the above identified Premises, for the stated total cash price.

### Scope of Work

CFWD will provide services as described in the attached quote. Company will provide all services, materials, labor, tools, and equipment needed for completion of services.

### Payment Terms

A non-refundable initial deposit of 50% is due upon acceptance of quote. The balance of the contract is due the final day of installation. Failure to pay balance due upon installation will result in a 5% late fee on balance due.

### Change Order

Any deviation from the above quote involving a change in the scope of work or any additional costs will be executed only with a written change order signed and dated by both CFWD and Customer.

### Screens

Screens are not designed to, and will not prevent falls.

### Maintenance

Hardware on windows and doors must be cleaned and cleared of debris semi-annually. Aluminum, vinyl, glass and weather stripping must be washed with a mild soap solution and a soft rag every four (4) months. Glass surfaces can be cleaned with a commercial glass cleaner and paper towel. Products installed in coastal applications require more frequent cleaning and maintenance. Failure to properly maintain the product will void the warranty.

### Warranty

CFWD warrants all work will be performed in a good and workmanlike manner. Any warranties for parts or materials are subject to manufacturer terms on such products. Installation services are guaranteed with a Limited Lifetime Warranty. CFWD will warranty installation craftsmanship for the duration the Customer resides in the home. This Limited Warranty on installation does not extend to labor/services performed by anyone other than the original authorized installer, nor to the installation or repair of any finishing or other materials that have been applied to or adjacent to the product after the initial installation. The Limited Lifetime Installation warranty is not transferable.

### Condensation

Condensation is not a product defect, but rather the result of excessive humidity. Condensation, frost, mold, mildew or fungus on the exterior product surfaces is not covered by warranty. Customer is responsible for properly cleaning and maintaining window surfaces.

### Exclusions:

Damage, defects, or problems resulting from causes outside CFWD's control are excluded from coverage under the Limited Lifetime Warranty. Such causes include, without limitation:

- Touch up paint or painting caulking around the windows and doors.
- Improper maintenance that can hinder window and door operation.
- Damaged window sills that need to be repaired or replaced. CFWD will work as diligently as possible to preserve current window sills.



- Integration or compatibility with any third party provided system or device. Such as, but not limited to: security alarm systems. CFWD is not responsible for removal, damage or reinstallation of door and/or window security alarms.
- Use of brick wash, razor blades, or other inappropriate cleaners or chemicals.
- Drywall repair that may be needed due to the removal and installation of new windows and/or doors. CFWD will work as diligently as possible to preserve existing drywall around all windows and doors. CFWD may attempt to repair minor drywall repairs to the best of their ability.
- Misuse, abuse, modification, alteration, accident, or negligence.
- Shifting or settling of the structure in which the product is installed.
- Extreme weather events, extreme or unusual atmospheric conditions.
- Glass imperfections consistent with ASTM or other industry standards, which do not affect structural integrity.
- War, insurrection, civil unrest, terrorism, or Acts of God.

Conditions: This proposal is valid for 30 days. Company reserves the right to withdraw this proposal or re-quote the project if contract acceptance is beyond 30 days.

Breach: If Customer breaches this contract, CFWD, or as it assigns, shall be entitled to recover the actual damages incurred, such as the cost of materials, as CFWD or its assignees, prove. Customer agrees to forfeit 50% initial payment.

By signing this document, the customer agrees to the services and conditions outlined in this document.

---

Muriel Fox

ESTIMATE



**Fox Den Hotel**  
27 S Central Ave  
Umatilla, FL 32784  
(352) 636-4667

**E. P. I. C. Home Professionals, LLC**

15829 Wilson Parrish Rd  
Umatilla, FL 32784

Phone: (352) 636-8543  
Email: samuel@epichomepros.org  
Web: epichomepros.org

Estimate # 000925  
Date 06/29/2021  
Business / Tax # CBC1260602

Description	Total
Karla's Cottage	\$17,990.60
Obtain permitting Remove all existing windows Install windows: Mi 3540 single hung windows in all window openings (white, vinyl, Low-E) Cut returns to accommodate new windows Install vinyl trim (1 X 6 for all windows) Install new drip cap above windows haul away debris	
Install trim	\$1,915.90
Install vinyl trim (1 X 6 for all windows) Install new drip cap above windows haul away debris	
Replace existing windows	\$1,244.28
Price increase from supplier since quote.	
<b>Subtotal</b>	<b>\$21,150.78</b>
<b>Total</b>	<b>\$21,150.78</b>

**Notes:**

Please note: Contractor will assess any rotten wood during window installation. Contractor will charge \$45/hour, plus the cost of materials in the event wood framing and/or siding requires replacement.

Please note: prices updated based on current pricing. Please be aware that factories and pricing fluctuations have been affected by COVID. Therefore, our pricing on lumber, windows, and doors, and other supplies is affected by fluctuations in the market. IF this quote is affected by these factors, the homeowner will be responsible for paying the difference.

This estimate may be withdrawn by E. P. I. C. Home Professionals, LLC if not accepted within 30 days. This estimate is based on its entirety. It cannot be pieced out, unless otherwise noted.

Acceptance of Proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment schedule and project start date to be determined, and updated contract will be forwarded to homeowner at that time. Homeowner agrees that once a start date is agreed upon and established, all costs incurred by contractor shall be paid by homeowner in the event the homeowner cancels. E. P. I. C. Home Professionals, LLC shall be entitled to recover any and all expenses incurred in the enforcement of terms herein whether or not formal legal action is commenced, including, but not limited to, a reasonable attorney's fee and court costs.

Please note: If you pay by credit card or e-check the following standard rates apply. The standard rates for Joist Payments are 2.9% and 30 cents for credit cards, and 1.5% up to a maximum of \$15 for e-checks. This is not included in your quote. If you pay by credit card or e-check, these fees will be invoiced separately.

Homeowner agrees that estimate is contingent upon final engineering and is subject to change, if engineering is required for the scope of work. Engineering is paid upfront and is provided to the homeowner upon completion and once paid in full.

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Fox Den Hotel



**Vedder Construction**

4301 W Old US Highway 441  
 Mount Dora, FL 32757  
 (352) 735-3132  
 sales@vedderconstructionllc.com  
 www.vedderconstructionllc.com

**Proposal**

**Proposal Number: 001094**  
 Proposal Date: Jun 25, 2021  
 Proposal Expires: Jul 25, 2021

**Ronald & Muriel Fox**  
 45 South Central Avenue  
 Umatilla, FL 32784  
 (352) 636-4667

**Project: R - Fox - Window & Trim Replacement**

Please see our attached proposal for your project, based upon our discussion.

Thank you for the opportunity to bid on your project. Should you wish to discuss this proposal further, please feel free to contact me.

Have a great day!

<b>DESCRIPTION</b>	<b>PRICE</b>
<b>1010- Building Permits</b>	\$631.74
<u>1010- Building Permits</u>	
Pull all permits required by Lake County with all required inspections.	
<b>3300- Windows</b>	\$14,839.21
<u>3300- Windows</u>	
Remove and replace 24 windows.	
<b>3410- Exterior Trim</b>	\$4,437.50
<u>3410- Exterior Trim</u>	
Installation of PVC exterior trim.	

**4600- Painting Exterior**

\$2,162.16

4600- Painting Exterior

Priming and painting of exterior 1x8 PVC trim. Color to be specified by owner.

**Total \$22,070.61****Default Payment Schedule**

All prices quoted are valid for 30 days from date on Estimate.

Draw 1: 50%

Draw 2 / Final: 50%

**Residential/ Commercial Construction Agreement****Directions of Payment**

Checks to be made payable to Vedder Construction, LLC.

THE AGREEMENT ON THE FACE HEREOF AND ANY AGREEMENT MADE PURSUANT THERETO BETWEEN VEDDER CONSTRUCTION, LLC, HEREINAFTER REFERRED TO AS "CONTRACTOR" AND THE "OWNER", WILL BE SUBJECT TO THE LAWS OF THE STATE OF FLORIDA AND TO THE FOLLOWING SPECIAL TERMS AND CONDITIONS.

**Background.**

**A.** Owner desires to hire Contractor to furnish work and materials to complete the project, as detailed herein; and

**B.** The Contractor is agreeable to provide such services to the Owner on the terms and conditions set out in this Agreement.

In consideration of the matters described above and of the mutual benefits and obligations set forth in this Agreement, the receipt and sufficiency of which consideration is hereby acknowledged, the Owner and the Contractor (individually the "Party" and collectively the "Parties" to this Agreement) agree as follows:

**Restoration/ Renovation:**

**Certain Underwriters at Lloyd's of London  
Administered by Southern Insurance Underwriters, Inc.**

**COMMERCIAL PROPERTY COVERAGE PART  
SUPPLEMENTAL DECLARATIONS**

Policy No. SMF29654

Effective Date: 12-21-20

12:01 A.M., Standard Time

Named Insured: FOX DEN INCORPORATED

**BUSINESS DESCRIPTION**  
MOTEL

DESCRIPTION OF PREMISES		
PREM NO	BLDG NO	LOCATION, CONSTRUCTION AND OCCUPANCY
3	1	45 S. CENTRAL AVENUE HIGHWAY 19, UMATILLA, FL 32784 FRAME, 2 STORIES, P/C 7- OCCUPIED AS A DWELLING

COVERAGES PROVIDED - INSURANCE AT THE DESCRIBED PREMISES APPLIES ONLY FOR COVERAGES FOR WHICH A LIMIT OF INSURANCE IS SHOWN						
PREM NO	BLDG NO	COVERAGE	LIMIT OF INSURANCE	COVERED CAUSES OF LOSS	COINSURANCE †	RATES
3	1	BUILDING	\$110,000	SPECIAL-EXCL. THEFT EXCL. WIND/HAIL	80%	.470
3	1	BUSINESS PERSONAL PROPERTY	\$10,000	SPECIAL-EXCL. THEFT EXCL. WIND/HAIL	80%	.470

OPTIONAL COVERAGES - APPLICABLE ONLY WHEN ENTRIES ARE MADE IN THE SCHEDULE BELOW								IF EXTRA EXPENSE COVERAGE LIMITS ON LOSS PAYMENT
PREM NO	BLDG NO	AGREED VALUE EXPIRATION DATE	COVERAGE	AMOUNT	REPLACEMENT COST (X) BUILDING	PERSONAL PROPERTY	INCLUDING "STOCK"	
N/A								

**LOSS PAYEE** N/A

MORTGAGE HOLDER(S)		
PREM NO	BLDG NO	MORTGAGE HOLDER NAME AND MAILING ADDRESS
N/A		

**DEDUCTIBLE**  
\$1,000

**FORMS AND ENDORSEMENTS (other than applicable Forms and Endorsements shown elsewhere in the policy)**  
Forms and Endorsements applying to this Coverage Part and made part of this policy at time of issue:  
See Schedule of Forms and Endorsements attached hereto.

THIS SUPPLEMENTAL DECLARATION AND THE COMMERCIAL PROPERTY DECLARATIONS, TOGETHER WITH THE COMMON POLICY CONDITIONS, COVERAGE FORM(S) AND ENDORSEMENTS COMPLETE THE ABOVE NUMBERED POLICY



# COMMERCIAL GENERAL LIABILITY COVERAGE PART DECLARATIONS

Stock  
Company

POLICY NUMBER: PAV0286411

1. **NAMED INSURED:** FOX DEN INCORPORATED  
FOX DEN COUNTRY INN
2. **LIMITS OF INSURANCE - INSURANCE APPLIES ONLY FOR COVERAGE FOR WHICH A LIMIT OF INSURANCE IS SHOWN.**

General Aggregate Limit (Other than Products/Completed Operations)	\$ <u>1,000,000</u>
Products/Completed Operations Aggregate Limit +	\$ <u>Included</u>
Each Occurrence Limit	\$ <u>1,000,000</u>
Personal & Advertising Injury Limit	\$ <u>1,000,000</u>
Damage to Premises Rented to You Limit	\$ <u>100,000</u> any one premises
Medical Expense Limit	\$ <u>5,000</u> any one person

3. **LOCATIONS** of all premises you Own, Rent, or Occupy

No	1	Address	City	State	Zip
	1	27 S. CENTRAL AVENUE, HWY 19	Umatilla	FL	32784

No	1	CLASS **	Code / Exposure	RATES		ADVANCE PREMIUM	
				Prod/CO	All Other	Prod/CO	All Other
** If Classifications are Numbered, the coverage applies to the corresponding Location No							
No.	1	Bldg 1	45192 s)	110,000	Incl	9.938	Included 1,093.00

Hotels and Motels - without pools or beaches - less than four stories

**+PRODUCTS-COMPLETED OPERATIONS ARE SUBJECT TO THE GENERAL AGGREGATE LIMIT**

No	2	Bldg 1	45192 s)	10,000	Incl	9.938	Included min prem	99.00 min prem
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Hotels and Motels - without pools or beaches - less than four stories

**+PRODUCTS-COMPLETED OPERATIONS ARE SUBJECT TO THE GENERAL AGGREGATE LIMIT**

No	3	Bldg 1	63010 e)	1	Incl	243.873	Included	244.00
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Dwellings-one-family (lessor's risk only)

**+PRODUCTS-COMPLETED OPERATIONS ARE SUBJECT TO THE GENERAL AGGREGATE LIMIT**

No	4	Bldg 1	63010 e)	1	Incl	243.873	Included	244.00
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Dwellings-one-family (lessor's risk only)

**+PRODUCTS-COMPLETED OPERATIONS ARE SUBJECT TO THE GENERAL AGGREGATE LIMIT**

No	5	Bldg 1	63010 e)	1	Incl	243.873	Included	244.00
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Dwellings-one-family (lessor's risk only)

**+PRODUCTS-COMPLETED OPERATIONS ARE SUBJECT TO THE GENERAL AGGREGATE LIMIT**

\*\* If Classifications are Numbered, the coverage applies to the corresponding Location No

**TOTAL: \$ 1,924.00**

- |                              |  |                           |
|------------------------------|--|---------------------------|
| (s) gross sales - per \$1000 | (c) total cost - per \$1000  | (m) admissions - per 1000 |
| (p) payroll - per \$1000     | (a) area - per 1000 sq ft  | (u) units                 |
|                              | (t) see classification notes in company or ISO Commercial Lines Manual | (e) each                  |
|                              |  | (o) other                 |

5. **Policy may be AUDITABLE**
6. **SPECIFIC GENERAL LIABILITY FORMS/ENDORSEMENTS**  
As per S1007 [12-00]

This page alone does not provide coverage and must be attached to a Commercial Lines Common Policy Declarations Common Policy Conditions, Coverage Part Coverage Form(s) and any other applicable forms and endorsements.



COMMERCIAL GENERAL LIABILITY COVERAGE PART  
SUPPLEMENTAL DECLARATIONS

Stock  
Company

POLICY NUMBER: PAV0286411

NAMED INSURED: FOX DEN INCORPORATED DBA FOX DEN COUNTRY INN

- NO. LOCATIONS of all premises you Own, Rent, or Occupy
- 2 1 35 S. CENTRAL AVENUE, HWY 19, Umatilla, FL 32784
  - 3 1 45 S. CENTRAL AVENUE, HWY 19, Umatilla, FL 32784
  - 4 1 60 LAKESIDE DRIVE, Umatilla, FL 32784
  - 5 1 55 S. CENTRAL AVENUE, Umatilla, FL 32784

<u>NO.</u>	<u>CLASS</u>	<u>PREMIUM BASIS</u> <u>Code / Exposure</u>	<u>RATES</u>		<u>ADVANCE PREMIUM</u>	
			<u>Prod/ CO</u>	<u>All Other</u>	<u>Prod/ CO</u>	<u>All Other</u>

Total Premium This Page \$ See Form S2000

Accumulative Total \$ for Total Premium

(s) gross sales - per \$1000

(c) total cost - per \$1000

(m) admissions - per 1000

(e) each

(p) payroll - per \$1000

(a) area - per 1000 sq ft

(u) units

Policy may be AUDITABLE

SPECIFIC GENERAL LIABILITY FORMS/ ENDORSEMENTS

This page alone does not provide coverage and must be attached to a Commercial Lines Common Policy Declarations Common Policy Conditions, Coverage Part Coverage Form(s) and any other applicable forms and endorsements.

S2001 (10/ 2013)





## COMMUNITY REDEVELOPMENT AGENCY

	<u>2020</u>	<u>2021</u>	<u>2021</u>	<u>2022</u>
	ACTUAL	BUDGET	ESTIMATE	BUDGET
<b>FUND BALANCE, OCTOBER 1</b>	<b>290,107</b>	<b>306,249</b>	<b>274,506</b>	<b>242,164</b>
<b>ADD REVENUES:</b>				
104-311-100 AD VALOREM TAXES	205,942	299,235	294,807	299,235
104-337-403 LCWA GRANT	-	200,000	-	-
104-361-200 COMMUNITY SIGN RENTAL	659	1,000	150	1,000
104-366-100 CRA MEDIAN SPONSORSHIP	6,960	4,800	3,600	4,800
<b>TOTAL REVENUES</b>	<b>213,561</b>	<b>505,035</b>	<b>298,557</b>	<b>305,035</b>
<b>TOTAL AVAILABLE RESOURCES</b>	<b>503,668</b>	<b>811,284</b>	<b>573,063</b>	<b>547,199</b>
<b>DEDUCT EXPENDITURES:</b>				
104-559-310 PROFESSIONAL SERVICES	9,310	12,160	-	10,000
104-559-311 ATTORNEY SERVICES	360	1,500	2,265	1,500
104-559-312 ENGINEERING SERVICES	4,639	1,500	2,265	1,500
104-559-320 AUDITING & ACCOUNTING	-	5,000	5,000	5,000
104-559-340 CONTRACTUAL SERVICES	27,000	42,020	37,075	42,020
104-559-400 TRAVEL AND PER DIEM	-	800	-	800
104-559-420 POSTAGE	-	50	15	50
104-559-450 INSURANCE - P&C	3,153	3,425	3,472	3,425
104-559-460 REPAIRS & MAINTENANCE	5,251	7,375	7,250	7,375
104-559-490 OTHER CURRENT CHARGES	-	100	75	100
104-559-491 LEGAL ADVERTISING	44	150	59	150
104-559-492 SPECIAL DISTRICT FEE	795	175	175	175
104-559-499 CRA PROGRAMS	9,628	109,628	9,965	100,000
104-559-520 OPERATING SUPPLIES	-	350	250	350
104-559-540 DUES & SUBSCRIPTIONS	-	725	745	745
104-559-550 TRAINING	-	395	-	395
104-559-560 URBAN FORESTRY	22,180	35,000	34,980	35,000
104-559-610 LAND	-	250,000	-	-
104-559-630 INFRASTRUCTURE	146,802	281,500	227,308	281,500
<b>TOTAL EXPENDITURES</b>	<b>229,162</b>	<b>751,853</b>	<b>330,899</b>	<b>490,085</b>
<b>FUND BALANCE, SEPTEMBER 30</b>	<b>274,506</b>	<b>59,431</b>	<b>242,164</b>	<b>57,114</b>



## COMMUNITY REDEVELOPMENT AGENCY

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### CAPITAL OUTLAY DETAILS

#### 104-559-630 Infrastructure

Cadwell Park master plan (rollover from FY 2020)	\$ 20,000
Street resurfacing	200,000
Street signs and other wayfinding signage	11,500
Larkin dugouts and field improvements	5,000
Bus shelters and benches	5,000
Parking	25,000
Tree removal, planting and carvings	15,000
	<u>\$ 281,500</u>