



City Hall
510 N. Baker St.
Mount Dora, FL 32757

Honorable Crissy Stile
Chair

Honorable Marc Crail
Vice-Chair / District 4

Honorable John Cataldo
District 1

Honorable Cal Rolfson
District 2

Honorable Austin Guenther
District 3

Honorable Nate Walker
District 5

Honorable Doug Bryant
At-Large

**NORTHEAST
COMMUNITY REDEVELOPMENT AGENCY BOARD
December 21, 2021
Immediately Following Regular City Council Meeting
City Hall Board Room, 510 N Baker Street**

AGENDA

CALL TO ORDER:

DISCUSSION ITEMS

1. Home Repair Grant Partnership Agreement with Habitat for Humanity of Lake and Sumter County, Inc.
2. Community Event & Program Sponsorship Application for Unite the Block Unity Day 2022
3. Community Event & Program Sponsorship Application for African-American History Festival 2022

OTHER BUSINESS

ADJOURNMENT

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE AT THIS MEETING WITH RESPECT TO ANY MATTER CONSIDERED AT ANY MEETING OR HEARING, SUCH PERSON MAY NEED A RECORD OF THESE PROCEEDINGS. FOR SUCH PURPOSE, A PERSON 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. VERBATIM RECORD WILL NOT BE PROVIDED BY THE CITY OF MOUNT DORA.

NOTICE: IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, PERSONS NEEDING A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT JESSICA BURNHAM, CITY CLERK, AT LEAST 48 HOURS PRIOR TO THE PROCEEDINGS. TELEPHONE (352) 735-7126 FOR ASSISTANCE. IF HEARING IMPAIRED, TELEPHONE THE FLORIDA RELAY SERVICE NUMBERS, (800) 955-8771 (TDD) OR (800) 955-8770 (VOICE) FOR ASSISTANCE.



CITY OF MOUNT DORA

510 N. Baker St.
Mount Dora, FL 32757
352-735-7126

DATE: December 21, 2021

TO: Honorable Mayor and City Council Members

FROM: Patrick C. Comiskey, City Manager *Patrick C. Comiskey*

SUBJECT: Home Repair Grant Partnership Agreement with Habitat for Humanity of Lake and Sumter County, Inc.

Introduction:

Home Repair Grant Partnership Agreement with Habitat for Humanity of Lake and Sumter County, Inc.

Discussion:

Resolution 2020-121 (Northeast CRA) created the Northeast Home Repair Grant Program. The Northeast CRA Redevelopment Plan of 2020, Section 2.4.1, Housing, is the objective of the Northeast CRA to address the need for affordable housing for low and moderate-income residents and to encourage the rehabilitation of existing housing. This grant requires a dollar for dollar match not to exceed \$15,000 per home and the home must be owner occupied. To date, no homeowner in the Northeast has been able to provide matching funds to utilize this program. When Habitat for Humanity of Lake and Sumter County found out that these funds were available, they decided to start their own fundraising efforts to provide the matching funds for homeowners in need. So far, Habitat has raised over \$90,000 of matching funds. Additionally, Habitat is a licensed contractor and, as a not-for-profit, and the dollars will go further to repair more homes.

This agreement will authorize Habitat to move forward with the repairs to the first six homes that meet the requirements of the Northeast CRA Grant and the Habitat Repair Program. Each home has a not to exceed grant amount of \$15,000 from the Northeast CRA. In order to receive the \$15,000 maximum grant award, the home must complete \$30,000 in total repair costs including materials, labor, and other typical associated construction costs.

Budget Impact:

Staff recommends utilizing \$90,000 of the \$175,000 of the available balance of the Economic Development Incentives.

Strategic Impact:

Objective 1.3.3 Promote workforce housing

Objective 1.3.4 Promote energy-conserving construction practices.

Recommendation Approval of Home Repair Grant Partnership Agreement with Habitat for Humanity of Lake and Sumter County, Inc.

Attachment(s):

1. Habitat for Humanity Agreement. Home Repair Grant Program.SGS

Prepared by: Adam Sumner, CRA Administrator

Reviewed by: Vince Sandersfeld, Planning and Development Director

John McKinney, Finance Director

Sherry Sutphen , City Attorney

Nicole Wisniewski, Deputy City Clerk

Jessica Burnham, City Clerk

Patrick Comiskey, City Manager

Approved - 12/16/2021

Approved - 12/16/2021

Approved - 12/17/2021

Approved - 12/17/2021

Approved - 12/17/2021

Final Approval - 12/17/2021

AGREEMENT
(Home Repair Grant Program)

THIS AGREEMENT is made by and between the Northeast Community Redevelopment Agency, a dependent special district, authorized pursuant to Part III, Chapter 163, Florida Statutes; City of Mount Dora Ordinance Number 546; and City of Mount Dora Ordinance 2017-134, 510 N. Baker Street, Mount Dora, Florida 32757, hereinafter referred to as the “NORTHEAST CRA”, and Habitat For Humanity of Lake-Sumter, Florida, Inc., 906 Avenida Central, The Villages, Florida, 32159, hereinafter referred to as “HABITAT”.

WITNESSETH

WHEREAS, the Northeast CRA Redevelopment Plan of 2020, Section 2.4.1, Housing, states that it is the objective of the Northeast CRA to address the need for affordable housing for low and moderate-income residents and to encourage the rehabilitation of existing housing; and

WHEREAS, pursuant to Northeast CRA Resolution 2020-121, the Northeast Community Redevelopment Agency Home Repair Grant Funding Program (Northeast CRA Grant Program) was created; and

WHEREAS, the purpose of the Northeast CRA Grant Program is to revitalize the community by helping to facilitate property renovation in the area; and

WHEREAS, HABITAT is a Florida Licensed Contractor with extensive construction and renovation experience; and

WHEREAS, HABITAT has agreed to provide matching funds for multiple property owners who have submitted applications to the Northeast CRA, seeking to renovate residential property located within the boundaries of the Northeast CRA; and

WHEREAS, the Northeast CRA has determined that it is in its best interest to enter into an agreement with HABITAT related to its match of grant funds in accordance with the Northeast CRA Grant Program.

NOW THEREFORE, in consideration of the mutual covenants contained herein, the sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

SECTION 1. RECITALS.

The above Recitals are true and correct and are incorporated herein by this reference.

SECTION 2. PROPERTY OWNER MATCH.

HABITAT hereby agrees to provide the property owner match amount required by the Northeast CRA Grant Program to assist with eligible home repairs for up to six (6) properties located within the Northeast CRA. It is understood that applicants for assistance under the Northeast CRA Grant Program are served on a first come, first served basis. As an applicant is approved for the Northeast CRA Grant Program, the application shall be forwarded, by the Northeast CRA, to HABITAT for it to determine whether the

applicant is eligible for the HABITAT matching funds. As of the date of this Agreement, HABITAT has approved the following property owners/properties for matching funds:

Ricky and Patricia Fisher – 1426 N. Highland Street, Mount Dora, Florida 32757
Property ID #29-19-27-0500-024-00000

Jimmy Banner and Marian Barriner – 1518 N. Grandview Street, Mount Dora, Florida 32757
Property ID #29-19-27-0050-115-00005

Eddie and Rosalyn Harris – 1507 Jefferson Drive, Mount Dora, Florida 32757
Property ID #29-19-27-1500-000-03500

HABITAT shall consider the applications for up to three (3) additional property owners/properties for matching funds under the Northeast CRA Grant Program.

SECTION 3. TERM.

The term of this Agreement shall be for a period of (1) year from the date of execution or until such time as the certificate of occupancy is received for the last property for which matching funds are provided in accordance herewith, whichever is later.

SECTION 4. GRANT FUNDING.

HABITAT will provide the matching fund amount, as required by the Northeast CRA Grant Program, to assist with eligible home repairs on up to six (6) properties located in the Northeast CRA boundary. HABITAT will submit a project budget to the Northeast CRA for each property for which it is providing matching funds. Within thirty (30) days after receipt of the project budget for a property, the Northeast CRA will provide HABITAT with an amount up to fifty percent (50%) of the total eligible improvement costs, not to exceed Fifteen Thousand Dollars (\$15,000.00), for each property owner.

SECTION 5. OBLIGATIONS OF THE PARTIES.

A. HABITAT.

Upon receipt of the grant funding as set forth herein, HABITAT agrees to ensure that the grant funds received by the Northeast CRA are used solely for eligible repairs consistent with the budget submitted to and approved by the Northeast CRA for each property owner. To the extent applicable, HABITAT agrees to the following Northeast CRA Grant Program compliance requirements and it agrees to assist each eligible property owner (referred to hereafter in this Section as GRANTEE), in complying with the following:

1. Within One Hundred Eighty (180) days after the execution of this Agreement, the GRANTEE must complete or cause to be completed the construction work on its project as set forth in the application approved by the Northeast CRA and/or the City of Mount Dora or any required City of Mount Dora permits (Project). Any and all Project documents submitted to the Northeast CRA and the City of Mount Dora are incorporated herein by this reference; however, in the event of a conflict between the terms and conditions of this Agreement and the Project documents,

the terms and conditions of this Agreement shall prevail.

2. It is agreed and understood that the GRANTEE shall provide and pay for all labor, tools, materials, permits, equipment, transportation, supervision and any and all other items or services, of any type whatsoever, which may be necessary to fully complete the Project.
3. It is agreed and understood that the GRANTEE and its contractor(s) shall be solely responsible for the means, methods, techniques, sequences, safety programs and procedures necessary to properly and fully complete the Project.
4. The GRANTEE expressly agrees and understands that neither the Northeast CRA nor the City of Mount Dora shall have any responsibility or liability, whatsoever, stemming from its agreement to provide partial funding for the Project.
5. The GRANTEE expressly agrees that the Property must remain zoned residential and used for residential purposes during the entire term of this Agreement.
6. The GRANTEE expressly agrees that it must timely pay all ad valorem property taxes on the Property.
7. The GRANTEE expressly agrees that the grant funding is only being used to fund eligible improvements on the Property as permitted by the Northeast CRA Grant Program and is not being used for new construction on the Property.
8. The GRANTEE shall ensure that the Project is completed by contractor(s) who possess the required federal, state and local certifications and/or licenses, including a valid business tax receipt, or as otherwise required to successfully complete the Project.
9. The GRANTEE shall further ensure that the Project is completed in accordance with all laws, ordinances, judicial decisions, orders and regulations of any federal, state, county and municipal governments, as well as their respective departments, commissions, boards and officers, which are in effect at the time of execution of this Agreement or are adopted at any time following the execution of this Agreement.
10. Upon completion of the Project, the GRANTEE shall submit its certificate of occupancy, or other notice of Project completion, photos of the completed work, all invoices issued for the Project, proof of payment in full and any and all other reasonably requested documentation to the Northeast CRA.
11. During construction of the Project, the GRANTEE shall maintain a sign on the property indicating sponsorship by the Northeast CRA and the City of Mount Dora pursuant to the Program.

B. Northeast CRA.

Within thirty (30) days after HABITAT provides a project budget for a property renovation, to the Northeast CRA, the Northeast CRA shall remit payment to HABITAT in an amount up to fifty percent (50%) of the total eligible improvement costs, not to exceed Fifteen Thousand Dollars (\$15,000.00) for each separate eligible property owner up to a total of six (6) property owners.

SECTION 6. ERRORS IN DISBURSEMENT.

HABITAT expressly understands and agrees that it will immediately reimburse the Northeast CRA for any amounts disbursed in error or are in excess of the grant amount permitted by the Program.

SECTION 7. ENTIRE AGREEMENT.

This Agreement, including referenced exhibits and attachments hereto, constitutes the entire agreement between the parties and shall supersede, replace and nullify any and all prior agreements or understandings, written or oral, relating to the matters set forth herein, and any such prior agreements or understandings shall have no force or affect whatsoever on this Agreement.

SECTION 8. APPLICABLE LAW, VENUE, JURY TRIAL.

The laws of the State of Florida shall govern all aspects of this Agreement. In the event it is necessary for either party to initiate legal action regarding this Agreement, venue shall lie in Lake County, Florida. The parties hereby waive their right to trial by jury in any action, proceeding or claim, arising out of this Agreement, which may be brought by either of the parties hereto.

SECTION 9. RELATIONSHIP OF THE PARTIES.

This Agreement does not create or should in any way be construed as creating or establishing a partnership, joint venture or any other form of legal association between the parties, nor shall HABITAT be considered an agent or representative of the Northeast CRA or the City of Mount Dora for any purpose whatsoever.

SECTION 10. INDEMNIFICATION.

HABITAT agrees to be liable for any and all damages, losses, and expenses incurred, by the Northeast CRA or the City of Mount Dora, caused by the acts and/or omissions of HABITAT, or any of its employees, agents, contractors, sub-contractors, representatives, volunteers, or the like stemming from the Program, the Project or this Agreement. HABITAT agrees to indemnify, defend and hold the Northeast CRA and the City of Mount Dora harmless for any and all claims, suits, judgments or damages, losses and expenses, including but not limited to, court costs, expert witnesses, consultation services and attorney's fees, arising from any and all acts and/or omissions of the HABITAT, or any of its employees, agents, sub- contractors, representatives, volunteers, or the like through and including any appeals stemming from the Program, the Project or this Agreement. Said indemnification, defense, and hold harmless actions SHALL NOT be limited by any required insurance coverage amounts set forth herein and shall survive termination or natural termination of this Agreement.

SECTION 11. **BINDING EFFECT.**

This Agreement shall be binding upon and endure to the benefit of the parties hereto and their heirs, personal representatives, successors and/or assigns.

SECTION 12. **ASSIGNMENT.**

This Agreement shall only be assignable by the HABITAT upon the express written consent of the Northeast CRA.

SECTION 13. **SEVERABILITY.**

All clauses found herein shall act independently of each other. If a clause is found to be illegal or unenforceable, it shall have no effect on any other provision of this Agreement. It is understood by the parties hereto that if any part, term, or provision of this Agreement is by the courts held to be illegal or in conflict with any law of the State of Florida or the United States, the validity of the remaining portions or provisions shall not be affected, and the rights and obligations of the parties shall be construed and enforced as if the Agreement did not contain the particular part, term, or provision held to be invalid.

SECTION 14. **WAIVER.**

Failure of the parties to insist upon strict performance of any of the covenants, terms, provisions, or conditions of this Agreement or to exercise any right or option herein contained, shall not be construed as a waiver or a relinquishment for the future of any such covenant, term, provision, or condition, or right of election, but same shall remain in full force and effect.

SECTION 15. **FORCE MAJEURE.**

Neither party to this Agreement shall be liable to the other for failure to perform due to acts of God, fire, flood, epidemic, labor dispute, civil commotion, terrorism, acts of government, other than the Northeast CRA, or any other cause or event beyond the control of and without the fault of either party. If such a force majeure event causes delay in the HABITAT's completion of a project, the City Manager may administratively extend the 180 (one hundred eighty) day completion requirement for a length of time not to exceed 30 (thirty) days. In the event an extension greater than 30 days is necessary, such an extension must be granted by the Northeast CRA governing board.

SECTION 16. **NOTICE.**

The parties hereto agree and understand that written notice, mailed or delivered to the last known mailing address, shall constitute sufficient notice to the Northeast CRA and the GRANTEE. All notices required and/or made pursuant to this Agreement to be given to the Northeast CRA and the GRANTEE shall be in writing and given by way of the United States Postal Service, first class mail, postage prepaid, addressed to the following addresses of record:

Northeast CRA: Northeast Community Redevelopment Agency
Attn: City Manager / CRA Administrator
510 N. Baker Street
Mount Dora, Florida 32757

Copy to: Roper, P.A.
Sherry G. Sutphen, Esquire
2707 E. Jefferson Street
Orlando, Florida 32801

HABITAT: Habitat for Humanity of Lake-Sumter, Florida, Inc.
Attention: Danielle Stroud, CEO
906 Avenida Central
The Villages, Florida 32159

SECTION 17. MODIFICATION.

The covenants, terms, and provisions of this Agreement may be modified by way of a written instrument, mutually accepted by the parties hereto. In the event of a conflict between the covenants, terms, and/or provisions of this Agreement and any written Amendment(s) hereto, the provisions of the latest executed instrument shall take precedence.

SECTION 18. HEADINGS.

All headings of the sections, exhibits, and attachments contained in this Agreement are for the purpose of convenience only and shall not be deemed to expand, limit, or change the provisions contained in such sections, exhibits, and attachments.

SECTION 19. JOINT AUTHORSHIP.

This Agreement shall be construed as resulting from joint negotiation and authorship. No part of this Agreement shall be construed as the product of any one of the parties hereto.

SECTION 20. ANTI-DISCRIMINATION.

No discrimination based on race, religion, sex, age or national origin will be permitted or authorized by the Northeast CRA and/or the City of Mount Dora in connection with any aspect of the Northeast CRA Grant Program, any project or this Agreement.

The remainder of this page is intentionally blank.

IN WITNESS WHEREOF, the parties hereto, by their duly authorized representatives, have executed this Agreement effective the _____ day of _____, 2021.

**NORTHEAST REDEVELOPMENT
AGENCY**

Crissy Stile, Chairperson

ATTEST:

**JESSICA BURNHAM
CITY CLERK**

For the use and reliance of Northeast CRA only.
Approved as to form and legal sufficiency.

**Sherry G. Sutphen
City Attorney**

**HABITAT FOR HUMANITY OF LAKE-
SUMTER, INC.**

**Danielle Stroud
CEO**

**STATE OF FLORIDA
COUNTY OF LAKE**

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization of _____, CEO of Habitat for Humanity of Lake-Sumter, Inc., who personally swore or affirmed that she is authorized to execute this Agreement and bind the corporation and who is personally known to me or who produced _____ as identification, and who did/did not take an oath this _____ day of _____, 2021.

(SEAL)

Notary Public, State of Florida



CITY OF MOUNT DORA

510 N. Baker St.
Mount Dora, FL 32757
352-735-7126

DATE: December 21, 2021

TO: Honorable Mayor and City Council Members

FROM: Patrick C. Comiskey, City Manager *Patrick C. Comiskey*

SUBJECT: Community Event & Program Sponsorship Application for Unite the Block Unity Day 2022

Introduction:

This is a request for the Northeast-CRA Governing Board to approve a Community Event & Program Sponsorship Application for Unite the Block Unity Day 2022 for up to \$3,000.

Discussion:

On February 5, 2019, the Northeast CRA adopted a grant sponsorship program to develop and support activities, events and/or projects in the established redevelopment area so as to promote the elimination and prevention of the development or spread of blighted conditions.

Unite The Block is made up of Volunteer Residents. Volunteers and residents that live in and around the Northeast district of the City of Mount Dora. Volunteers and residents, who have expressed their concerns for the safety and well being of other residents and the up-keeping of the community. Unite The Block will forge a lot of common ground in uniting, empowering, and equipping the residents of the Northeast community with tools to create a better life for their neighbors and themselves. Unite The Block will have a collaborative approach to serving the community and work in tandem with other like-mission organizations to deliver services. Services such as unite the block (Unity Day), litter clean up, beautification projects, reducing overgrown vegetation on abandoned lots, residential properties, yard maintenance, neighborhood watch, and, community town hall meetings, when necessary. We will implement these programs and services free of charge to residents in the Northeast community. The goal of Unite of the Block is to change the community from within, by urging the residents to become accountable and taking action by doing their part to better the community.

The 2022 Unite the Block Event is scheduled for January 15th. Under the Northeast Community Redevelopment Agency, Community Event & Program Sponsorship Applications are due sixty (60) days prior to an event or program start date. However, this application missed the deadline and did not go to the Advisory Committee for consideration of a recommendation. This event

does meet the intent the sponsorship program. This program is consistent with Policy 2.1 Economic Development section of the Northeast Community Redevelopment Agency Redevelopment Plan of 2020.

Budget Impact:

The applicant has requested a grant in the amount of \$3,000, Northeast CRA budget currently has \$30,000 available for this program.

Strategic Impact:

Section 2.1.1 of the Redevelopment Plan of 2020 – events which honor and promote the cultural heritage of the Northeast CRA community, businesses and amenities to residents and visitors.

Recommendation Northeast-CRA Governing Board approve the Community Event & Program Sponsorship Application for Unite the Block Unity Day 2022.

Attachment(s):

1. 2022 Grant Application

Prepared by: Adam Sumner, CRA Administrator

Reviewed by: Vince Sandersfeld, Planning and Development Director

John McKinney, Finance Director

Nicole Wisniewski, Deputy City Clerk

Jessica Burnham, City Clerk

Patrick Comiskey, City Manager

Approved - 12/17/2021

Approved - 12/17/2021

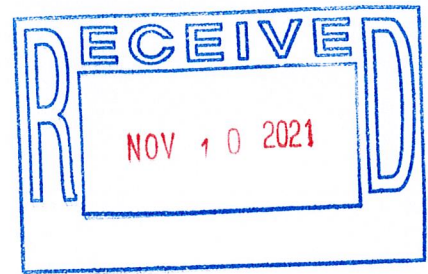
Approved - 12/17/2021

Approved - 12/17/2021

Final Approval - 12/17/2021



CITY OF
MOUNT
DORA
NORTHEAST COMMUNITY
REDEVELOPMENT AGENCY



NORTHEAST CRA COMMUNITY PROGRAM / EVENT SPONSORSHIP APPLICATION FORM

Company Information

Date of Application: November 10, 2021

1. Business Name: UNITETHEBLOCK INC.
2. Website: N/A
3. Year Established: 2019
4. Legal Structure: ☐ Corporation ☐ LLC ☐ Partnership ☐ Sole Proprietorship
☒ Nonprofit
5. FEIN #: 83-4149805
6. Is the business currently operating? ☒ Yes ☐ No
 - a. If yes, current address: 1641 Mountclair Court Mount Dora 32757
 - b. Length of time at the current location: 2years
 - c. The current location is: ☒ Leased ☐ Owned
 - i. If leased, please provide lease expiration date: October 2022
7. Current Number of Employees: We have volunteers
 - a. Number of employees that are Mount Dora residents: All of them
8. Anticipated New Jobs to Be Created: _____

Contact Information

9. Name/Title: Bobby D. Rowe
10. Email: revrowe1@bellsouth.net
11. Mailing Address: PO Box 421 Mount Dora, FL 32756

12. Business Phone: (407) 808-5284

13. Cell Phone: (407) 808-5284

Project Information

14. Funding Requested: (please select one)

☒ Event Sponsorship

☐ Economic Development Program

☐ Beautification Program

☐ Other

15. Event or Program Location: Cauley Lott Park

16. Type of event or program: ☒ Cultural Event ☐ Job Training ☐ Entrepreneurial Training

☐ Beautification Program ☐ Other (please specify):

17. Do you lease or own the project location? ☐ Lease ☐ Own ☒ Temporary Use

Dates of Lease Term: January 15, 2022

(if applicable)

Property Owner (as recorded on warranty deed): City of Mount Dora

Date of Acquisition (if applicable):

18. Total Budget for Event or Program: \$ 4,000

19. Other Funding Sources: Donations, In-kind services

20. Grant Amount Requested: \$3,000.00

21. Please attach a sources and uses budget for the event or program.

Please read the section below carefully. After you have read the program guidelines for the requested funding assistance program, sign the form below and submit your completed application to the CRA office.

I, the undersigned, being a principal of the entity applying for sponsorship funding assistance from the Mount Dora Northeast Community Redevelopment Agency, hereby certify that the entity represented herein is a legally operating business and is or will be located in the City of Mount Dora Northeast Community Redevelopment Area.

I understand that this application is not a guarantee of funding. Should my application be approved, I understand that I am committing to completing the project I have represented in this application, and to the necessary satisfactory of the Northeast CRA. I agree to maintain a valid Mount Dora business tax

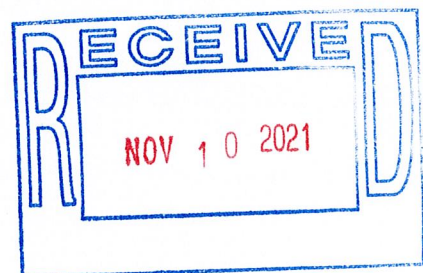
receipt at all times, and to obtain all necessary City approvals or permits as required by City Codes and Ordinances. I understand that a failure to do so may jeopardize my ability to receive Northeast CRA funding under any funding assistance program.

I have read the program guidelines in their entirety and by signing below accept the terms of the program. I understand that if this application is incomplete, contains false information or is not accompanied by the necessary documents, it will not be processed.

Bobby Rowe 11-10-21
Applicant's Signature Date

Bobby Rowe CEO
Printed Name Title

FOR OFFICE USE ONLY	
Received By: <u>[Signature]</u>	Date: _____
☐ Complete ☐ Incomplete ☐ Packet Attached	



Mount Dora Northeast Community Unity Day
#UNITETHEBLOCK

Budget Proposal
November 10, 2021

Purpose: To recognize the value of having a community united, equipped, empowered, and organized for the purpose of building and having a strong community.

Proposed Expenditures

Kids Zone.....	400.00
Advertising/ Marketing.....	500.00
Staging and Sound Equipment.....	400.00
Entertainment.....	700.00
T-Shirts.....	500.00
Food & Beverages.....	500.00
Total Expenditures.....	3000.00



CITY OF MOUNT DORA

510 N. Baker St.
Mount Dora, FL 32757
352-735-7126

DATE: December 21, 2021

TO: Honorable Mayor and City Council Members

FROM: Patrick C. Comiskey, City Manager *Patrick C. Comiskey*

SUBJECT: Community Event & Program Sponsorship Application for African-American History Festival 2022

Introduction:

This is a request for the Northeast-CRA Board to approve the Sponsorship Application for African-American History Festival 2022.

Discussion:

Unified Committed and Noble Leaders of Lake County, Inc. (UCAN), has submitted an application to obtain a grant sponsorship from the Northeast CRA for the 2022 African American History Festival to be held on February 12th. UCAN has operated the African American History Festival in Mount Dora for the last ten plus years. The City has previously designated the African-American History event a Cornerstone event which represents significant cultural importance for the City of Mount Dora.

After reviewing numerous grant programs from other CRAs in Florida, working with the City Attorney and two public meetings with the Northeast CRA Advisory Committee, the attached program was unanimously recommended for approval at the January 8th, 2019 Northeast CRA Advisory Committee meeting. The North East CRA advisory Committee first reviewed a draft of this program at the November 13th, 2018 meeting. At that meeting, they requested more information and some legal clarifications from the City Attorney prior to approving the program, which was provided at the January 8th meeting. This grant sponsorship program is intended to provide assistance to those agencies in the community which are developing programs to address the needs of the community and to support the mission and principles of the Northeast CRA.

The Advisory Committee had recommended a maximum annual grant is \$5,000 for each program, service or special event each fiscal year, unless otherwise approved by the Northeast CRA Governing Board. Applications are accepted on a first come first serve basis. The maximum amount of any grant is \$25,000 per agency, entity or organization during any calendar

year. All grants are awarded or denied at the sole discretion of the Northeast CRA Governing Board.

This program is consistent with Policy 2.1 Economic Development of the Northeast Community Redevelopment Agency Redevelopment Plan of 2020.

Budget Impact:

The applicant has requested a grant in the amount of \$15,500, Northeast CRA budget currently has \$30,000 available for this program.

Strategic Impact:

Section 2.1.1 of the Redevelopment Plan of 2020 – events which honor and promote the cultural heritage of the Northeast CRA community, businesses and amenities to residents and visitors.

Recommendation Northeast-CRA Governing Board approve the for African-American History Festival 2022.

Attachment(s):

1. UCAN Grant Application 12012021

Prepared by:	Adam Sumner, CRA Administrator	
Reviewed by:	Vince Sandersfeld, Planning and Development Director	Approved - 12/17/2021
	John McKinney, Finance Director	Approved - 12/17/2021
	Nicole Wisniewski, Deputy City Clerk	Approved - 12/17/2021
	Jessica Burnham, City Clerk	Approved - 12/17/2021
	Patrick Comiskey, City Manager	Final Approval - 12/17/2021



CITY OF
MOUNT
DORA
NORTHEAST COMMUNITY
REDEVELOPMENT AGENCY

NORTHEAST CRA COMMUNITY PROGRAM / EVENT SPONSORSHIP APPLICATION FORM

Company Information

Date of Application: 12/9/21

1. Business Name: Unified Committed and Noble Leaders of Lake County, Inc.
2. Website: N/A
3. Year Established: 12/2008
4. Legal Structure: ☐ Corporation ☐ LLC ☐ Partnership ☐ Sole Proprietorship
☒ Nonprofit
5. FEIN #: 26-3958281
6. Is the business currently operating? ☒ Yes ☐ No
 - a. If yes, current address: 1308 JEAN COURT
EUSTIS, FL 32726
 - b. Length of time at the current location: N/A
 - c. The current location is: ☐ Leased ☐ Owned
 - i. If leased, please provide lease expiration date: N/A
7. Current Number of Employees: N/A
 - a. Number of employees that are Mount Dora residents: N/A
8. Anticipated New Jobs to Be Created: N/A

Contact Information

9. Name/Title: CEDRIC SCOTT / President
10. Email: CSCOTT1977@gmail.com
11. Mailing Address: 10605 Burlwood Dr.
Leeburg, FL 34788
12. Business Phone: ()
13. Cell Phone: (352) 455-6042

Project Information

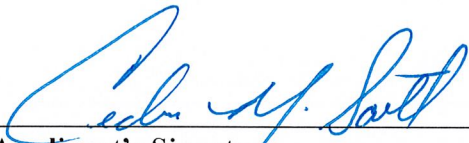
14. Funding Requested: (please select one)
- ☒ Event Sponsorship ☐ Economic Development Program
- ☐ Beautification Program ☐ Other
15. Event or Program Location: African American History Festival
16. Type of event or program: ☒ Cultural Event ☐ Job Training ☐ Entrepreneurial Training
☐ Beautification Program ☐ Other (please specify):
17. Do you lease or own the project location? ☐ Lease ☐ Own ☒ Temporary Use
- Dates of Lease Term: N/A
(if applicable)
- Property Owner (as recorded on warranty deed): N/A
- Date of Acquisition (if applicable): N/A
18. Total Budget for Event or Program: \$ 15,500
19. Other Funding Sources: FundRaising
20. Please attach a sources and uses budget for the event or program.

Please read the section below carefully. After you have read the program guidelines for the requested funding assistance program, sign the form below and submit your completed application to the CRA office.

I, the undersigned, being a principal of the entity applying for sponsorship funding assistance from the Mount Dora Northeast Community Redevelopment Agency, hereby certify that the entity represented herein is a legally operating business and is or will be located in the City of Mount Dora Northeast Community Redevelopment Area.

I understand that this application is not a guarantee of funding. Should my application be approved, I understand that I am committing to completing the project I have represented in this application, and to the necessary satisfactory of the Northeast CRA. I agree to maintain a valid Mount Dora business tax receipt at all times, and to obtain all necessary City approvals or permits as required by City Codes and Ordinances. I understand that a failure to do so may jeopardize my ability to receive Northeast CRA funding under any funding assistance program.

I have read the program guidelines in their entirety and by signing below accept the terms of the program. I understand that if this application is incomplete, contains false information or is not accompanied by the necessary documents, it will not be processed.

	
Applicant's Signature	Date
	
Printed Name	Title

<u>FOR OFFICE USE ONLY</u>	
Received By: _____	Date: _____
☐ Complete ☐ Incomplete ☐ Packet Attached	

2021 Mount Dora African- American History Festival

Budget Proposal
December 1 2021

Purpose: To recognize and preserve the rich African- American history in the North East district of Mount Dora, by bringing cultural awareness through music, arts, crafts, dance, and food. This festival unites the community and promotes entrepreneurship opportunities for residents.

Proposed Expenditures

Kids Zone	600.00
Advertising/ Marketing	2000.00
Banners, Yard Signs, Flags, Flyers, and Posters	
City Public Services	4500.00
Staging and Sound Equipment	2500.00
Master of Ceremony.....	250.00
Tent Rentals	650.00
Music Instruments	200.00
Entertainment	1500.00
Staff Supplies	500.00
T-Shirts, Badges, Communication Devices	
Overhead 15%.....	2300.00

Total Expenditures 15000.00

Proposed Income

Sponsorship	4000.00
Platinum Level: 3@ 500.00	
Gold Level: 4@ 250.00	
Silver Level: 10@ 150.00	
Church Donations	500.00
5 Churches @ 100.00	
Venders.....	800.00
20 Venders @ 40.00	
Fundraisers	2000.00
Total Income	7300.00



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Officer/Registered Agent Name

Florida Not For Profit Corporation

UNIFIED COMMITED AND NOBLE LEADERS OF LAKE COUNTY, INC.

Filing Information

Document Number N08000011519
FEI/EIN Number 26-3958281
Date Filed 12/22/2008
State FL
Status ACTIVE
Last Event REINSTATEMENT
Event Date Filed 01/07/2019

Principal Address

1308 JEAN CT.
 EUSTIS, FL 32726

Mailing Address

1308 Jean Court
 Eustis, FL 32726

Changed: 04/30/2015

Registered Agent Name & Address

SCOTT, SHENEKA
 1308 JEAN CT.
 EUSTIS, FL 32726

Name Changed: 01/07/2019

Officer/Director Detail

Name & Address

Title PD

SCOTT, CEDRIC
 1308 JEAN CT.
 EUSTIS, FL 32726

Title VD

LISTER, ALBERT
 855 WINCHESTER CIR
 EUSTIS, FL 32726

EUSTIS, FL 32120

Title SD

SCOTT, SHENEKA
1308 JEAN CT.
EUSTIS, FL 32726

Title TD

ROGERS, STEVE
811 E. ROSEWOOD LN.
TAVARES, FL 32778

Title PM

DURIAS, TIFFANY
1824 JEFFERSON DR.
MOUNT DORA, FL 32757

Annual Reports

Report Year	Filed Date
2017	01/07/2019
2018	01/07/2019
2019	01/07/2019

Document Images

01/07/2019 -- REINSTATEMENT	View image in PDF format
04/29/2016 -- ANNUAL REPORT	View image in PDF format
04/30/2015 -- ANNUAL REPORT	View image in PDF format
03/03/2014 -- ANNUAL REPORT	View image in PDF format
05/01/2013 -- ANNUAL REPORT	View image in PDF format
11/12/2012 -- REINSTATEMENT	View image in PDF format
01/03/2011 -- ANNUAL REPORT	View image in PDF format
01/20/2010 -- REINSTATEMENT	View image in PDF format
12/22/2008 -- Domestic Non-Profit	View image in PDF format

Florida Department of State
Post Office Box 6327
Tallahassee, Florida 32301

Attention: Division of Corporations

Re: Articles of Incorporation For
UCAN LEADERS OF LAKE COUNTY, Inc.
(a corporation not-for-profit)

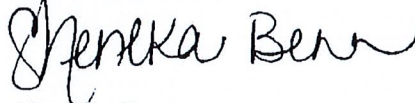
Gentlemen:

Enclosed herein please find an original and one copy of properly executed Articles of Incorporation and Acceptance of Resident Agent for UCAN LEADERS OF LAKE COUNTY, Inc. a not-for-profit corporation, for filing. Also, enclosed is our check in the amount of \$78.75, made payable to Florida Secretary of State, to cover the following costs:

Filing Fee for Articles of Incorporation	35.00
Resident Agent Fee	35.00
Certified Copy Fee	<u>8.75</u>
	\$ 78.75

Please forward the certified copy of the Articles of Incorporation to the undersigned at the address set forth above. Thank you for your courteous cooperation.

Sincerely yours,



Sheneka Benn

Enclosure:

Original and one copy of Articles of Incorporation
Check for Filing Fee

ARTICLES OF INCORPORATION
OF
UNIFIED COMMITTED AND NOBLE LEADERS
Of Lake County, Inc.

A Florida Corporation Not-For-Profit

The undersigned, acting as incorporator of a Florida corporation not-for-profit under the Florida Not-For-Profit Corporation Act, Chapter 617 of the Florida Statutes, hereby adopts the following articles of Incorporation for such corporation.

ARTICLE I

Name and Address

The name of this Corporation is Unified Committed And Noble Leaders of Lake County, Inc. The address
of the Corporation is: P.O. Box 651, Eustis, FL 32727-651. 1308 Jean Ct, Eustis, FL, 32726

ARTICLE II

Term of Existence

This Corporation shall have perpetual existence, commencing upon filing of these articles of incorporation with the Florida Secretary of State.

ARTICLE III

Purpose

This Corporation is organized exclusively for the not-for-profit purposes including scientific, educational and literal without limitation, the following:

- a. To create positive opportunities for the youth of the community.
- b. To provide productive activities for the community.
- c. To unify the youth in the Community of Lake County.

d. Enrich the knowledge of the community on health, financial, technological, educational & political matters.

e. To be a structure of professional leaders of the community.

ARTICLE IV

Qualifications for Officers and Manner of Administration

The qualification for officers and the manner of their administration shall be regulated by the By-laws of the Corporation. Notwithstanding anything to the contrary contained therein, members must pledge an unselfish devotion and loyalty to the corporation and the purpose of providing positive improvement and betterment of the communities within Lake County.

ARTICLE V

No Distribution of Profits

The Corporation is organized for pecuniary profit. The Corporation shall not have any power to issue certificates of stock or declare dividends and not part of its net earnings shall inure to the benefit of any member, director or individual. The balance, if any, of all monies received by the Corporation from its operations, after the payment in full of all debts and obligations of the Corporation, of whatever kind or nature, shall be issued and distributed exclusively for Christian not-for-profit purposes.

ARTICLE VI

Prohibition Against Political Activities

No substantial part of the activities of the Corporation shall be devoted to the promulgation of propaganda, or otherwise attempting to influence legislation, and the Corporation shall not

participate in or intervene in (including the publishing or distribution of statements of any political office).

ARTICLE VII

Initial Registered Agent and Office

The name of initial registered agent is Sheneka Benn. The street address of the initial registered office of this Not-for-Profit Corporation is 1308 Jean Ct. Eustis, FL 32726.

ARTICLE VIII

Board of Directors

This Corporation shall initially have no less than four (4) and shall have no maximum number of Directors to hold office until the first annual meeting of members. And their successors shall have been duly elected and qualified, or until their earlier resignation, removal from office or death. The number of trustees may be either increased or decreased from time to time in accordance with the Bylaws of the Corporation, but at no time shall there be less than four (4) trustees of the Corporation. The trustees are as follows:

- | | |
|-----------------------------|----------------------------------|
| 1. Cedric Scott (President) | 3. Daniel Brown (Vice President) |
| 1308 Jean Ct. | 3991 Hillingdon Rd. |
| Eustis, FL 32726 | Tavares, FL 32778 |
| 2. Sheneka Benn (Secretary) | 4. Regina Newell (Treasurer) |
| 1308 Jean Ct. | 301 Lilly Pad Ln. |
| Eustis, FL 32726 | Eustis, FL 32726 |

ARTICLE IX

Distribution of Assets Upon Dissolution

In the event of the dissolution of the Corporation, or in the event it shall cease to carry out the objects and purposed herein set forth, all the business, property and assets of the Corporation shall go and be distributed to such non-profit Christian corporation(s) as may be selected by the Board of Directors of the Corporation shall be used for and devoted to Not-for-Profit purposes. In no way shall any of the assets or property of the Corporation, in the event of dissolution, go to or be contributed to members, either for their reimbursement of any sums subscribed, donated or contributed by such member, or for any other such purpose herein set forth, that the property and assets then owned by such member, or for any other such purpose herein set forth, that the property and assets then owned by the Corporation shall be devoted exclusively to non-profit Educational and Communal Purpose.

ARTICLE X

Bylaws

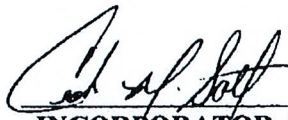
The power to adopt, alter, amend or repeal Bylaws shall be vested in the Board of Directors of this Not-for-Profit Corporation.

ARTICLE XI

Amendment

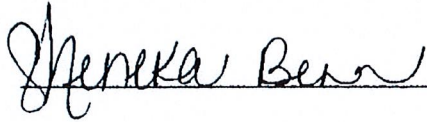
These Articles of Incorporation may be amended in the manner provided by law.

IN WITNESS WHEREOF, the undersigned sole incorporator executed these Articles of
Incorporation, this 17 day of December, 2008.

 President
«INCORPORATOR_NAME»
Sole Incorporator

ACCEPTANCE BY REGISTERED AGENT

Having been named Registered Agent and designated to accept service of process for the within Corporation, at the place designated herein, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties.

_____

Dated this 17 day of December, 2008.

Sheneka Benn
P.O. Box 651,
Eustis, FL 32727-651
Telephone: (352) 602-4045