



City of Mount Dora
510 North Baker Street
Mount Dora, Florida 32757
352-735-7126

Mount Dora Northeast Community Redevelopment Agency Board

**Mount Dora City Hall Board Room
510 North Baker Street, Mount Dora, Florida 32757
September 3, 2025 6:00 P.M.**

AGENDA

CALL TO ORDER

ROLL CALL

PUBLIC COMMENT

PUBLIC HEARINGS-RESOLUTIONS/ORDINANCES

1. Request Adoption of **Resolution No. 2025-19**, Northeast CRA Fiscal Year 2025-2026 Budget

OTHER BUSINESS

ADJOURNMENT

NOTICE: For purposes of Section 286.011, *Florida Statutes*, two (2) or more members of the City Council may be present at this meeting and this meeting may be considered a City Council meeting although no decision of the City Council will be made at this meeting and the City Council shall comply with the requirements of controlling State law in every respect.

NOTICE: If any person decides to appeal any decisions made at this meeting with respect to any matter considered at this meeting, 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. The City shall not make or perfect such a record. Section 286.0105, *Florida Statutes*.

NOTICE: In accordance with the Americans with Disabilities Act (“ADA”) and Florida Statutes, Section 286.26, persons with disabilities needing a reasonable accommodation to participate in a public hearing or meeting should contact the City of Mount Dora’s ADA Coordinator at least 48 hours prior to the proceeding. The ADA Coordinator may be contacted by phone at 352-735-7126, ext. 1111, or by email at clerk@cityofmountdora.com.

If hearing impaired, telephone the Florida Relay Service numbers (800) 955-8771 (TDD) or (800) 955- 8770 (Voice) for assistance.



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

DATE: September 3, 2025

TO: Honorable Mayor and City Council Members

FROM: Vince Sandersfeld, City Manager

SUBJECT: Request Adoption of **Resolution No. 2025-19**, Northeast CRA Fiscal Year 2025-2026 Budget

Introduction:

This is a request for the Northeast CRA Board to approve Resolution 2025-19, Fiscal Year 2025-2026 Annual Budget.

Discussion:

This budget is consistent with the goals and objectives of the Redevelopment Plan of 2020. The proposed budget for Fiscal Year 2025-2026 is estimated to be \$12,145,504 This includes the following tax increment payments:

City	\$853,418
County	\$680,750
Debt Proceeds	\$9,919,000

In addition, we will be utilizing \$620,794 prior year funding.

Budget Impact:

Approval of Budget

Strategic Impact:

Strategic Initiative 1: Promote Economic Development

Recommendation:

Northeast CRA Board to approve Resolution 2025-19 Northeast CRA, Fiscal Year 2025-2026 Annual Budget.

Attachment(s):

1. Northeast CRA Reso No 2025-19 Approval of Budget

2. Tentative Northeast CRA Exhibit A FY25-26

Prepared by: Matthew Dodson, Budget Officer

Reviewed by:

Matthew Dodson, Budget Officer

Steven Weber, Finance Director

City Attorney, City Attorney

Jeanann Hand, City Clerk

Vince Sandersfeld, City Manager

Approved - 8/26/2025

Approved - 8/26/2025

Approved - 8/27/2025

Approved - 8/27/2025

Final Approval - 8/27/2025

RESOLUTION NO. 2025-19 (NORTHEAST CRA)

A RESOLUTION OF THE NORTHEAST COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF MOUNT DORA, FLORIDA PERTAINING TO THE APPROVAL AND ADOPTION OF THE FISCAL YEAR 2025-2026 BUDGET PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR THE IMPLEMENTATION OF ADMINISTRATIVE ACTIONS; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR SCRIVENER'S ERRORS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Mount Dora Northeast Community Redevelopment Agency (Northeast CRA) is charged with redevelopment activities within its boundaries to sustain and enhance the tax base; and

WHEREAS, pursuant to the Northeast CRA Redevelopment Plan of 2020, the agency must adopt an annual budget that complies with state law and the Redevelopment Plan; and

WHEREAS, Northeast CRA Governing Board must approve and adopt the budget before City Council approves and adopts the City's annual budget, and

WHEREAS, the Northeast CRA Advisory Committee has recommended approval of the draft budget; and

WHEREAS, the projects submitted in this budget are consistent with the Redevelopment Plan of 2020.

NOW, THEREFORE, BE IT RESOLVED BY THE NORTHEAST COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF MOUNT DORA, FLORIDA, AS FOLLOWS:

SECTION 1. Legislative Findings and Intent. The Northeast CRA has complied with all requirements and procedures of Florida law in processing this Resolution. The above recitals are hereby adopted.

SECTION 2. Approval of Budget. The Northeast CRA hereby approves the 2025-2026 Annual Budget for the Agency as set forth in **Exhibit "A"** attached hereto.

SECTION 3. Implementing Administrative Actions. The City Manager, City Attorney, and the Northeast CRA Administrator are hereby authorized and directed to take such action as may be deemed necessary and appropriate in order to implement the provisions of this Resolution. The City Manager may, as deemed appropriate, necessary and convenient, delegate the powers of implementation as herein set forth to such City employees as deemed effectual and prudent.

SECTION 4. Savings Clause. All prior actions of the Northeast CRA pertaining to this grant program and award, as well as any and all matters relating thereto, are hereby ratified and

affirmed consistent with the provisions of this Resolution.

SECTION 5. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Resolution, as determined by the City Clerk and City Attorney, may be corrected.

SECTION 6. Conflicts. All Resolutions or parts of Resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

SECTION 7. Severability. If any Section or portion of a Section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other Section or part of this Resolution.

SECTION 8. Effective Date. This Resolution shall become effective immediately upon its passage and adoption.

PASSED AND ADOPTED this 3rd day of September, 2025

**JAMES HOMICH
CHAIRPERSON**

ATTEST:

Jeanann Hand
City Clerk

Approved as to form and legality

Patrick Brackins, City Attorney

EXHIBIT “A”
Northeast CRA
2025-2026 Annual Budget

Exhibit "A"

PROPOSED NORTHEAST CRA BUDGET FISCAL YEAR 2025 - 2026

REVENUE

City Tax Increment	\$	853,418
County Tax Increment	\$	680,750
N.E. Ambulance Increment	\$	59,387
Estimated Carryover	\$	620,794
Invement Income	\$	12,155
Debt Proceeds	\$	9,919,000

Total Revenue

12,145,504

EXPENSES

Contractual Service	\$	70,000
Operating	\$	782,665
Economic Development/Incentives	\$	300,000
Administrative Services Allocation	\$	66,888
Property/Casualty/Auto Ins Premiums	\$	30,010
Debt Service Allocation 2024 - Community Resource Center	\$	686,941
CIP - Property purchase per redevelopment plan	\$	200,000
CIP - Signage and Community Beautification	\$	40,000
CIP - Information Kiosks	\$	30,000
CIP - Public Safety Streetlight Improvements	\$	20,000
CIP - Community Resource&Recreaton Center	\$	9,919,000

Total Expense

12,145,504