



*Recd from Lucas 7/18/16  
hand-delivery*

1812 Greenleaf Lane  
Suite 2

Leesburg, Florida 34748  
Phone: (352) 728-2221  
Fax: (352) 728-6670

2016 JUL 12 PM 3:33

**Transmittal**

<b>Attention:</b>	BUILDING DEPARTMENT	<b>DATE:</b>	7/12/2016
<b>Company:</b>	CITY OF GROVELAND	<b>JOB #:</b>	16BR01
<b>Sent Via:</b>	HAND DELIVERED	<b>JOB NAME:</b>	RANEY LOT 27
<b>Address:</b>	156 SOUTH LAKE AVENUE GROVELAND, FL 34736	<b>PHONE #:</b>	352-429-2141
<b>From:</b>	TARA COLE (FOR BRENNAN SMITH)		

We are sending you  Attached  Under separate cover via the following:

- Letter
- Specifications
- Maps/Photo
- Other
- Plans
- Report
- Change Order
- Contractor Registration
- Shop Drawings
- Drawings
- Information
- Prints
- Bid
- Permit Applications

Copies	Date	No.	Description
1			CONTRACTOR REGISTRATION FORM
1			LIABILITY CERTIFICATE OF INSURANCE
1			WORKERS COMP CERTIFICATE OF INSURANCE
1			LAKE COUNTY BUSINESS TAX RECEIPT
1			CITY OF LEESBURG BUSINESS TAX RECEIPT
1			STATE OF FLORIDA GCG LICENSE
1			DIVISION OF CORPORATIONS DETAIL
<b>Notes:</b>			

These are being transmitted as indicated below:

- As requested
- For Approval
- Other
- For your use
- Per Discussion
- For Review and Comment
- Returned After Loan

Copy to: File

Signed: \_\_\_\_\_ 2016 JUL 12 PM 3:33



# BUILDING DEPARTMENT

156 South Lake Avenue  
Groveland, FL 34736  
Phone: (352) 429-2141 Fax: (352) 429-3046

## Contractor/Subcontractor Registration 2015-2016

### BUSINESS INFORMATION:

Company Name: Wagner Construction Co., LLC

Contact Person if different than Owner: \_\_\_\_\_

Mailing Address: 1812 Greenleaf Lane, Suite 2

Leesburg, FL 34748

Business Phone: 352-728-2221 Fax: 352-728-6670

### OWNER INFORMATION:

Name: Brennan Smith

Address: 301 W Platt St., #144, Tampa, FL 33606

Phone: \_\_\_\_\_ Cell: 813-781-5620

The items listed below are required each year at time of registration:

- General Liability (*showing City of Groveland as Certificate Holder*)
- Worker's Compensation *or* Letter of Exemption
- County Business Tax Receipt
- State License
- Division of Corporation (If Incorporated, [www.sunbiz.org](http://www.sunbiz.org))

**REGISTRATION EXPIRE SEPTEMBER 30<sup>TH</sup> OF EVERY YEAR**  
Please call Extension 227 if you have any questions



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
7/11/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Insurance Office of America, Inc. 1855 West State Road 434 Longwood, FL 32750	<b>CONTACT NAME:</b> PHONE (A/C, No, Ext): (407) 788-3000      FAX (A/C, No): (407) 788-7933 E-MAIL ADDRESS:	
	<b>INSURER(S) AFFORDING COVERAGE</b> NAIC #	
<b>INSURED</b> Wagner Construction Company, LLC 1812 Greenleaf Lane Suite 2 Leesburg, FL 34748	<b>INSURER A:</b> Endurance American Specialty Insurance Company      41718	
	<b>INSURER B:</b> Owners Insurance Company      32700	
	<b>INSURER C:</b> Travelers Property Casualty Company of America      25674	
	<b>INSURER D:</b>	
	<b>INSURER E:</b>	
<b>INSURER F:</b>		

**COVERAGES**      **CERTIFICATE NUMBER:**      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			CBC20000976000	01/01/2016	01/01/2017	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 EMPLOYEE BENEFIT \$ 1,000,000
B	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS			4969365100	01/01/2016	01/01/2017	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	<input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED    RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
	<input type="checkbox"/> WORKERS COMPENSATION AND EMPLOYERS' LIABILITY <input type="checkbox"/> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE    OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
C	Rented/Leased Equip.			QT6608725M509TIL-16	01/01/2016	01/01/2017	Deductible \$1000      100,000
C	Bullders Risk			660 8725M491TIL16	01/01/2016	01/01/2017	Property Limit      4,400,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)  
RE: Contractor Registration

<b>CERTIFICATE HOLDER</b>  City of Groveland Building Department 156 South Lake Avenue Groveland, FL 34746	<b>CANCELLATION</b> SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE 



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

07/11/2016

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IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy (ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b>  FrankCrum Insurance Agency, Inc. 100 South Missouri Avenue Clearwater, FL 33756	<b>CONTACT NAME:</b> PHONE (AC, No, Ext): 1-800-277-1620 x4800      FAX (AC, No): (727) 797-0704	
	<b>E-MAIL ADDRESS:</b>	
<b>INSURED</b>  FRANKCRUM L/C/F WAGNER CONSTRUCTION COMPANY, LLC 100 SOUTH MISSOURI AVENUE CLEARWATER, FL 33756	<b>INSURER(S) AFFORDING COVERAGE</b>	
	<b>INSURER A:</b> Frank Winston Crum Insurance Co.	<b>NAIC#</b> 11500
	<b>INSURER B:</b>	
	<b>INSURER C:</b>	
	<b>INSURER D:</b>	
	<b>INSURER E:</b>	
<b>INSURER F:</b>		

**COVERAGES**      **CERTIFICATE NUMBER:** 335833      **REVISION NUMBER:** 1

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.


INSR LTR	TYPE OF INSURANCE	ADDL INSRD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	<b>COMMERCIAL GENERAL LIABILITY</b> <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:						EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS-COMP/OP AGG \$ \$	
	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$	
	<b>UMBRELLA LIAB</b> <input type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED      RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$	
A	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below			WC201600000	01/01/2016	01/01/2017	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER	E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE-EA EMPLOYEE \$1,000,000 E.L. DISEASE-POLICY LIMIT \$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

EFFECTIVE 12/26/2010, COVERAGE IS FOR 100% OF THE EMPLOYEES OF FRANKCRUM LEASED TO WAGNER CONSTRUCTION COMPANY, LLC (CLIENT) FOR WHOM THE CLIENT IS REPORTING HOURS TO FRANKCRUM. COVERAGE IS NOT EXTENDED TO STATUTORY EMPLOYEES.

Re: Contractor Registration

**CERTIFICATE HOLDER****CANCELLATION**

City of Groveland Building Department 156 South Lake Avenue Groveland, FL 34736	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.  AUTHORIZED REPRESENTATIVE 
--	---

**BOB McKEE**  
LAKE COUNTY TAX COLLECTOR

EMPLOYEES 11

TYPE OF BUSINESS CONTRACTING

BUSINESS WAGNER CONSTRUCTION COMPANY LLC  
1812 GREENLEAF LANE - SUITE 2

JASON FINK (QUALIFIER)  
C/O WAGNER CONSTRUCTION CO LLC  
1812 GREENLEAF LANE - SUITE 2  
LEESBURG, FL 34748

**2015 / 2016**  
**LAKE COUNTY BUSINESS TAX RECEIPT**  
**STATE OF FLORIDA**

ACCT NO. 73114  
RECEIPT NO. 8760008731

**EXPIRES SEPTEMBER 30, 2016**

ORIGINAL TAX	60.00
PENALTY	6.00
TRANSFER FEE	0.00
AMOUNT PAID	66.00
TOTAL DUE	\$0.00

Receipt #2015-0085131  
Paid 10/01/2015 66.00



# CITY OF LEESBURG LOCAL BUSINESS TAX RECEIPTS

This local business tax receipt is in addition to and not in lieu of any other tax required by law or county ordinance. Businesses are subject to regulation of zoning, health, and other lawful authorities. Delinquent penalty is added October 1<sup>st</sup>.

LOC: 1812 Greenleaf Ln #2 Leesburg, Florida 34748

**EXPIRES: 9/30/2016**

**CLASS ID: 15826-CON0364 CONTRACTOR - GENERAL**

**Wagner Construction, Llc,**  
1812 Greenleaf Ln #2  
Leesburg, FL 34748

**BUSINESS TAX: \$48.51**  
**PEN/LATE FEES: \$0.00**  
**AMOUNT PAID: \$48.51**

**--THIS RECEIPT MUST BE CONSPICUOUSLY DISPLAYED--**



**Wagner Construction, Llc,**  
LOC: 1812 Greenleaf Ln #2  
Leesburg, Florida 34748  
CLS: 15826-CON0364  
CONTRACTOR - GENERAL

**EXPIRES: 9/30/2016**

**BUSINESS TAX: \$48.51**  
**PEN/LATE FEES: \$0.00**  
**AMOUNT PAID: \$48.51**

### VIOLATIONS AND PENALTIES

Any business found to have been operating without paying the required City of Leesburg Local Business Tax Receipt shall pay, in addition to the other penalties imposed herein or by the Special Magistrate, the business tax in the amount imposed by City of Leesburg Ordinance Section 14-16 to Section 14-25 for the current year on the type of business at issue for each taxable year and portion of a taxable year during which it can be established that the business operated without paying the required tax.

### PERMITTING REQUIREMENTS

This Business Tax Receipt DOES NOT AUTHORIZE occupancy of the building premises until inspected and DOES NOT AUTHORIZE any alteration work or signage without first obtaining the necessary permits from the Building Division.

### TRANSFER OF RECEIPT

A receipt may be transferred in connection with a bona fide sale or other transfer of the trade or business, profession or occupation, amusement or industry for which it was taken out, a bona fide sale or other transfer of the stock or trade of the business, or a transfer of the business from one location to another within the City of Leesburg. To obtain a transfer, the business owner must present the bill of sale for the business together with the original receipt of the transferor and new application in the form specified in section 14-18 of the City Ordinance, and pay a transfer fee of 10% (ten percent) of the business tax, not to exceed \$25.00 (twenty-five dollars) nor to be less than \$3.00 (three dollars). Some exceptions may apply.

### LEGAL EFFECT OF PAYMENT

The local business tax imposed by ordinance of the City of Leesburg is revenue raising measure only, and not a regulatory fee. In addition, issuance of a receipt for payment of the local business tax shall not excuse compliance with any other ordinances requiring a regulatory license, transfers of receipts, or permit to carry on a specific trade, business, profession or activity with the City of Leesburg.

### CHANGES TO BUSINESS

Contact the city of Leesburg Business Tax Office immediately for any changes in regards to business name, physical location, mailing address, owner, closing, or any pertinent information that may change the status of the local business tax receipt.



STATE OF FLORIDA  
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CONSTRUCTION INDUSTRY LICENSING BOARD  
1940 NORTH MONROE STREET  
TALLAHASSEE FL 32399-0783

(850) 487-1395

FINK, JASON R  
WAGNER CONSTRUCTION COMPANY, LLC  
4107 HUDSON WAY  
TAMPA FL 33618

Congratulations! With this license you become one of the nearly one million Floridians licensed by the Department of Business and Professional Regulation. Our professionals and businesses range from architects to yacht brokers, from boxers to barbeque restaurants, and they keep Florida's economy strong.

Every day we work to improve the way we do business in order to serve you better. For information about our services, please log onto [www.myfloridalicense.com](http://www.myfloridalicense.com). There you can find more information about our divisions and the regulations that impact you, subscribe to department newsletters and learn more about the Department's initiatives.

Our mission at the Department is: License Efficiently, Regulate Fairly We constantly strive to serve you better so that you can serve your customers. Thank you for doing business in Florida, and congratulations on your new license!



STATE OF FLORIDA  
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CGC1512811 ISSUED: 07/27/2014

CERTIFIED GENERAL CONTRACTOR  
FINK, JASON R  
WAGNER CONSTRUCTION COMPANY, LLC

IS CERTIFIED under the provisions of Ch 489 FS  
Expiration date AUG 31, 2016 L1407270003887

DETACH HERE

RICK SCOTT, GOVERNOR

KEN LAWSON, SECRETARY

STATE OF FLORIDA  
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION  
CONSTRUCTION INDUSTRY LICENSING BOARD

LICENSE NUMBER	
CGC1512811	

The GENERAL CONTRACTOR  
Named below IS CERTIFIED  
Under the provisions of Chapter 489 FS.  
Expiration date: AUG 31, 2016



FINK, JASON R  
WAGNER CONSTRUCTION COMPANY, LLC  
1812 GREENLEAF LN STE 2  
LEESBURG FL 34748





FLORIDA DEPARTMENT OF STATE  
DIVISION OF CORPORATIONS

[Home](#)[Contact Us](#)[E-Filing Services](#)[Document Searches](#)[Forms](#)[Help](#)[E-Mail, Address & FEVEIN Update](#)[Address/Phone List](#)[Detail by E-mail Us](#)**Florida Limited Liability Company**

WAGNER CONSTRUCTION COMPANY, LLC

**Filing Information**

<b>Document Number</b>	L01000022387
<b>FEI/EIN Number</b>	30-0002375
<b>Date Filed</b>	12/21/2001
<b>State</b>	FL
<b>Status</b>	ACTIVE
<b>Last Event</b>	LC AMENDMENT
<b>Event Date Filed</b>	06/09/2014
<b>Event Effective Date</b>	NONE

**Principal Address**

1812 GREENLEAF LANE  
SUITE 2  
LEESBURG, FL 34748

Changed: 01/28/2013

**Mailing Address**

1812 GREENLEAF LANE  
SUITE 2  
LEESBURG, FL 34748

Changed: 01/28/2013

**Registered Agent Name & Address**

SMITH, BRENNAN  
301 W. PLATT ST., #144  
TAMPA, FL 33606

Name Changed: 06/09/2014

Address Changed: 06/09/2014

**Authorized Person(s) Detail****Name & Address**

Title MGRM

SMITH, BRENNAN





2016 JUL 12 PM 3 33

1812 Greenleaf Lane  
 Suite 2  
 Leesburg, Florida 34748  
 Phone: (352) 728-2221  
 Fax: (352) 728-6670

**Transmittal**

<b>Attention:</b>	BUILDING DEPARTMENT	<b>DATE:</b>	7/12/2016
<b>Company:</b>	CITY OF GROVELAND	<b>JOB #:</b>	16BR01
<b>Sent Via:</b>	HAND DELIVERED	<b>JOB NAME:</b>	RANEY LOT 27
<b>Address:</b>	156 SOUTH LAKE AVENUE GROVELAND, FL 34736	<b>PHONE #:</b>	352-429-2141
<b>From:</b>	TARA COLE (FOR BRENNAN SMITH)		

We are sending you  Attached  Under separate cover via the following:

- Letter
- Specifications
- Maps/Photo
- Other \_\_\_\_\_
- Plans
- Report
- Change Order
- Shop Drawings
- Drawings
- Information
- Prints
- Bid
- Permit Applications

Copies	Date	No.	Description
1			CONCURRENCY APPLICATION
1			PLANNING & ZONING APPLICATION: SITE PLAN
1			PLANNING & ZONING APPLICATION: REZONING/COMPREHENSIVE PLAN
6	7-11-16		SITE PLANS
1			GENERAL WARRANTY DEED
1			PROPERTY CARD
1			CD - SITE PLANS, PDF
<b>Notes:</b>			

These are being transmitted as indicated below:

- As requested
- For Approval
- Other \_\_\_\_\_
- For your use
- Per Discussion
- For Review and Comment
- Returned After Loan

Copy to: File

2016 JUL 12 PM 3 33

Signed: \_\_\_\_\_



3. \_\_\_\_\_  
4. \_\_\_\_\_  
5. \_\_\_\_\_  
6. \_\_\_\_\_

10. Signature: *[Handwritten Signature]*

Date: 6-30-16

STATE OF FLORIDA

COUNTY OF LAKE

The foregoing instrument has been acknowledged before me this 30<sup>th</sup> day of JUNE, 2016, by BRENDAN [Handwritten] who is personally known to me or who has produced \_\_\_\_\_ as identification and who did \_\_\_ or did not  take an oath.

Signature of Acknowledger *[Handwritten Signature]*  
Name of Acknowledger, Typed or Printed TARA COLE  
Title \_\_\_\_\_  
Commission Number EE876779 My Commission Expires 4-27-17

Stamp (seal)



**GROVELAND, FLORIDA  
DEPARTMENT OF COMMUNITY DEVELOPMENT**

**CONCURRENCY APPLICATION**

**INSTRUCTIONS**

**Step One: Filing the Application**

1. Enter the applicant's name, indicate if owner, agent or other, and provide a mailing address and telephone number.
2. The Land Use Category corresponds to the property from the Future Land Use Map.
3. Briefly describe the nature of the project.
- 4/5. Provide the Alternate Key and Parcel Numbers for the parcel(s). These numbers are found on the Property Record Card as issued by the Lake County Property Appraiser's Office. Please provide a copy of the Property Record Card with the application.
6. Indicate the type of Development Order being requested.
7. Enter the specific use(s) you plan for the developed property.
8. Provide the address of the subject parcel.
9. Use the remainder of the form to describe your intended uses, densities, intensities, and timing of the proposed development.
  - a. Column headings correspond to each phase number
  - b. Enter the month and year in which you estimate the request for the first Certificate of Occupancy. This estimate will let the City know when you need the public facilities.
  - c. Enter the month and year in which you estimate the last Certificate of Occupancy requested for each phase.
  - d. Enter the total acreage for each phase.
  - e. Enter the number of dwelling units being developed during each phase (if a residential development).
  - f. Enter the other types of uses being developed during each phase. Please refer to and use the following list of categories in completing Section F.

<u>Use Category</u>	<u>Unit of Measurement</u>
Dwelling Unit – specify type	Number
Hotel / Motel	Number of Rooms
Campground	Number of Campsites
Retail / Commercial	Square footage
Service Stations	Number of gasoline pumps stations (maximum number of vehicles that could fuel at the same time)
Restaurants	Square footage

Financial / Banking	Square footage (also specify number of drive-through windows)
Parks	Acreage
Recreation / Amusement	Number of parking spaces
Golf courses	Number of parking spaces
Health and Fitness	Number of parking spaces
Bowling Centers	Number of parking spaces
Movie Theater	Number of screens
General Office	Square footage
Medical Office	Square footage
Schools – specify type	Number of students
Industrial / Manufacturing	Square footage
Warehouses / Storage	Square footage
Churches / Religious Organizations	Square footage
Day Care	Square footage
Hospital / Nursing Homes	Number of Beds
ACLF	Each separate living quarter

10. Sign and date the application
11. The application must be notarized.

Please complete this application in its entirety; an incomplete application will delay analysis and approval of your development order.

### Step Two: Analysis

Once a complete application is filed with the Department of Community Development, the application is processed and routed to the reviewing departments. After the analysis is complete, the applicant will receive from the Department of Community Development a statement of whether or not there are sufficient public facilities for the development.

If facilities are available, this statement will indicate the fees required from the applicant to reserve capacity of these facilities.

The applicant will have ninety (90) days from the date on the statement to pay the reservation of capacity fees. After these ninety days have elapsed, the concurrency test must be applied for again.

Reservation of capacity must be paid prior to the issue of any final development order.

Site Plans:	Prior to the approval of the site plan
Subdivisions:	Prior to the approval of the final plat



## City of Groveland Planning and Zoning Application

*The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.*

Date: \_\_\_\_\_ Application # \_\_\_\_\_

Applicant Name: Wagner Construction Co., LLC Applicant Phone# 352-728-2221  
 Address: 1812 Greenleaf Lane, Suite 2 Applicant Fax # 352-728-6670  
Leesburg, FL 34748 Email Address: bsmith@wagner-florida.com

Applicant is: ( ) Owner (X) Agent ( ) Purchaser ( ) Lessee ( ) Optionee

Owners Name: Raney Holdings Owner's Phone # 407-466-6284  
 Address: 19900 Independence Blvd. Owner's Fax # \_\_\_\_\_  
Groveland, FL 34736 Email Address: braney@rcishell.com

Application Type: **SITE PLAN**

- |                            |                              |                                    |
|----------------------------|------------------------------|------------------------------------|
| ( ) Annexation             | ( ) Rezoning                 | ( ) Comprehensive Plan Amendment   |
| ( ) Lot Split              | ( ) Lot Line Deviation       | ( ) Variance-Residential           |
| (X) Site Plan Approval     | ( ) Preliminary Plat         | ( ) Variance-Commercial/Industrial |
| ( ) Concurrence Review     | ( ) Construction Plan Review | ( ) Re-Review                      |
| ( ) Special Exception Use  | ( ) Conditional Use Permit   | ( ) Residential Design Review      |
| ( ) Road/Easement Vacation | ( ) Final Plat               | ( ) Planned Unit Development       |
| ( ) DRI Development        | ( ) Proportionate Fair Share | ( ) DRI Regional Development       |
| ( ) Other: _____           |                              |                                    |

Reason for Request: \_\_\_\_\_

Project Title (Site Plans, future/existing subdivisions only): Raney Lot 27

Property Address: Lot 27, Independence Blvd. Property Size: 13.16 acres

Alternate Key #s: 3781708

Property Tax I.D. #s Parcel ID 20-21-5-120600002700



# City of Groveland Planning and Zoning Application

Proposed Use of Property: New facilities service building and light industrial building to operate and expand existing business in Groveland, FL.

Existing Zoning: "PUD" with "LM" use

Existing Land Use: Vacant

Would like to change Zoning to: \_\_\_\_\_

Would like to change Land Use to: Employment Center

Current number of structures on the property: 0

What utilities currently exist on the site?

Water     Reclaim Water     Sewer     Well     Septic     None

What utilities are proposed to be used?

Water     Reclaim Water     Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes     No

If yes, please describe:

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Property Owner & Agent Affidavit

Date: June 30 2016

Before me, the undersigned authority personally appeared, Arthur V. Raney, Jr. (property owner's name), who being by me duly sworn on oath, deposes and says:

- 1. That said authority is the fee-simple owner of the property legally described in this application;
- 2. That said authority desires to build new facilities service building and light industrial building to operate and expand existing business in Groveland, FL.
- 3. That said authority (property owner) has appointed Wagner Construction Co., LLC (agent's name) to act on his behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
  - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulations, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable;
  - B. That the submitted requirements for the application have been completed and attached hereto as part of the application;
  - C. Fees are non-refundable unless the application is withdrawn in writing within five (5) business days of submitted.

Property Owner's signature

Agent's signature

*[Handwritten Signature]*

STATE OF FLORIDA  
COUNTY OF LAKE

STATE OF FLORIDA  
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before me on \_\_\_\_\_ (date) by \_\_\_\_\_ (name) of affiant, dependent, or other signor. He/she is personally known to me or has presented

STATE OF FLORIDA  
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before me on 6-30-16 (date) by Arthur V. Raney, Jr. (name) of affiant, dependent, or other signor. He/she is personally known to me or has presented

as identified by \_\_\_\_\_

as identified by \_\_\_\_\_



PUBLIC NOTARY

PUBLIC NOTARY

*[Handwritten Signature: Tara Cole]*

Note: The Property Owner(s) must sign the Affidavit(s). When an Agent is representing the case, both the Agent and the Property Owner(s) must sign the Affidavit(s).



## Submittal Requirements

### General Attachments for all Applications:

- ( ) Completed Planning & Zoning Application
- ( ) Copy of the Recorded Deed(s) for the property
- ( ) Owner's / Agent's Affidavit
- ( ) Copy of Property Record Card(s)
- ( ) Fee

### Specific Attachments:

- ( ) Annexation / Rezoning / Comp Plan Amendment: *See separate sheet*
- ( ) Concurrency Review: Concurrency Application
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  - 2. Copy of the original survey before the proposed lot split.
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  - 1. Boundary survey showing the intended lot line deviation prepared by a professional land surveyor registered in Florida, to include:
    - the overall legal description of the original parcel or parcels affected
    - the legal description of each parcel created
    - the legal descriptions of all existing easements
    - all existing structures
    - jurisdictional wetland line and/or environmental conservation easements
    - roadway centerline data and location
- ( ) Road / Lot / Utility Easement Vacation:
  - 1. Typed legal description of the road / lot / utility easement to be vacated
  - 2. Copy of the boundary survey indicating the appropriate road / lot / utility easement to be vacated.
- ( ) Special Exception / Conditional Use Permit: Materials as required in Appendix A – Zoning, Sec 10.02. *See separate sheets*
- ( ) Variance: Variance Application and supporting information as applicable

**EXHIBIT A**  
**FEE SCHEDULE**

**PLANNING AND ZONING REVIEW FEES**

The fees listed below include both direct fees for the City of Groveland administration (Administrative Fee) and prepaid fees for City Engineer, City Surveyor and City Attorney (Consultants Fee). Consultants Fees that are not incurred will be refunded to the applicant; however, Consultants Fees incurred above the prepaid amount will be assessed to the applicant and payment must be remitted to the City prior to the issuance of a final approval, development order, signing of the recorded plat, or issuance of a clearance. In addition, the applicant must pay the advertising and recording costs prior to issuance of a final approval, development order, signing of the recorded plat, or issuance of a clearance.

	Administration Fee	Consultants Fee	Code Ref.
<i>Annexation only; w/o simultaneous land use amendment and/or zoning</i>	\$500.00	\$500.00	
<i>Annexation with zoning and land use change (10 acres or less)</i>	\$900.00	\$500.00	
<i>Annexation with zoning and land use change (over 10 acres)</i>	\$1700.00	\$1000.00	
<i>Special Exception Use</i>	\$500.00	\$300.00	Sec. 153-184(a)
<i>Rezoning</i>	\$700.00	\$300.00	Sec. 153-5(c)
<i>Variance - Residential</i>	\$400.00	\$300.00	Sec. 153-60
<i>Variance Commercial/Industrial</i>	\$800.00	\$300.00	Sec. 153-60
<i>Lot Split</i>	\$450.00	\$300.00	Sec. 145-7
<i>Planned Unit Development (PUD)</i>	\$1000.00 plus \$10.00 per acre	\$500.00	Sec. 153-5(c)
<i>Amend Planned Unit Development</i>	\$1000.00 plus \$5.00 per acre	\$800.00	Sec. 153-5(c)
<i>Vacation of Street or Lot</i>	\$500.00	\$300.00	Sec. 145-9
<i>Small Scale Comprehensive Plan Amendment (10 acres or less)</i>	\$800.00	\$300.00	
<i>Large Scale Comprehensive Plan Amendment (10 acres or more)</i>	\$1500.00	\$800.00	
<i>Site Development Plan 1 acre or less</i>	\$425.00	\$200.00	Sec. 153-35(b)(11)
<i>Site Development Plan over 1 acre</i>	\$425.00 plus \$100.00 per acre	\$400.00	Sec. 153-35(b)(11)

	over 1 acre		
<b>Preliminary Plat:</b>			Sec. 145-46(d)(10)
◦ 20 lots or less	◦ \$ 400.00	◦ \$ 800.00	
◦ 21 – 50 lots; inclusive	◦ \$ 650.00	◦ \$ 900.00	
◦ 51 – 100 lots; inclusive	◦ \$ 900.00	◦ \$ 1000.00	
◦ More than 100 lots	◦ \$ 1400.00	◦ \$ 1000.00	
<b>Final Plat</b>	\$1000.00	\$800.00	Sec. 145-48(b)
<b>Vacation of Plat</b>	\$900.00	\$1000.00	
<b>Infrastructure Inspection Fee</b>	1% of construction cost of site improvements	N/A	Sec. 145-49
<b>Construction Plan Review, 1 acre or less</b>	\$300.00	\$300.00	Sec. 145-47(b)(16); Sec. 153-35(e)(16)
<b>Construction Plan Review, over 1 acre</b>	\$300.00	\$500.00	Sec. 145-47(b)(16); Sec. 153-35(e)(16)
<b>Re-review Fee (after 2<sup>nd</sup> review)</b>	\$300.00	\$500.00	Sec. 145-47(h)
<b>Residential Design Review Fee</b>	\$500.00 + \$2 per lot	N/A	Sec. 137-51; Sec. 137-48; Sec. 137-49
<b>Residential Re-review or additional model</b>	\$75.00 per review or additional model	N/A	Sec. 137-51; Sec. 137-48; Sec. 137-49
<b>Non-residential Design Review Fee</b>	\$TBD	TBD	Sec. 137-51; Sec. 137-49; Sec. 137-50
<b>Development of Regional Impact (DRI)</b>	\$10,000.00	\$5000.00	Sec. 153-5(c)
<b>Review of Annual Report for DRI</b>	\$350.00	\$150.00	
<b>DRI Development Order Amendment</b>	\$1400.00	\$1000.00	
<b>Expansion/Change of Nonconforming Use</b>	\$400.00	\$150.00	Sec. 153-86
<b>Tree Removal Application Permit:</b>			Sec. 145-46(h)(18); Sec. 153-35(c)(17)
◦ Single Family or Duplex lots	\$75.00		
◦ Commercial/Industrial, Multi-family, PUD, Subdivision	\$250.00		
◦ After the fact tree removal			

<i>permit will be double the regular fee</i>				
<b>Zoning Clearance Fee:</b> <ul style="list-style-type: none"> <li>◦ <i>Minor Residential (accessory structure)</i> \$20.00</li> <li>◦ <i>Major Residential (new single family or duplex homes)</i> \$50.00</li> <li>◦ <i>Commercial/Industrial/Multi-family</i> \$75.00</li> </ul>			Sec. 153-213	
<b>Concurrency Review Fee:</b> <ul style="list-style-type: none"> <li>◦ <i>Residential, 50 units or more</i> \$100.00</li> <li>◦ <i>Residential, over 50 units</i> \$200.00</li> <li>◦ <i>Commercial/Industrial, 5000 sq. ft. g.f.a.</i> \$150.00</li> <li>◦ <i>Commercial/Industrial, Over 5,000 sq. ft. g.f.a.</i> \$300.00</li> </ul>			Sec. 109-31; Sec. 145-47(b)(16); Sec. 153-35(e)(16)	
<b>Proportionate Fair Share Application</b>	\$1000.00			Sec. 109-58(b)
<b>Right of way Utilization Permit Application:</b> <ul style="list-style-type: none"> <li>◦ <i>Short Term Uses (those not exceeding 7 days)</i> \$350.00</li> <li>◦ <i>Long Term Uses (those not exceeding 1 year)</i> \$420.00</li> <li>◦ <i>Renewal Application Fee for Long Term Uses (those exceeding long term permit - 1 year)</i> \$190.00</li> </ul>			Sec. 66-64	
<b>Ingress/Egress Right of Way Utilization Permit:</b> <ul style="list-style-type: none"> <li>◦ <i>Residential</i> \$75.00</li> <li>◦ <i>Commercial</i> \$350.00</li> </ul>			Sec. 66-64	
<b>Waiver fee – to exceed irrigation allowance</b>	\$263.00			Sec. 133-37(e)(4)(b)
<b>Conditional Waiver fee – parking restriction</b>	\$263.00			Sec. 149-54(5)a.



## City of Groveland Planning and Zoning Application

*The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.*

Date: \_\_\_\_\_

Application # \_\_\_\_\_

Applicant Name: Wagner Construction Co., LLC  
 Address: 1812 Greenleaf Lane, Suite 2  
Leesburg, FL 34748

Applicant Phone# 352-728-2221  
 Applicant Fax # 352-728-6670  
 Email Address: bsmith@wagner-florida.com

Applicant is: ( ) Owner (x) Agent ( ) Purchaser ( ) Lessee ( ) Optionee

Owners Name: Raney Holdings  
 Address: 19900 Independence Blvd.  
Groveland, FL 34736

Owner's Phone # 407-466-6284  
 Owner's Fax # \_\_\_\_\_  
 Email Address: braney@rcishell.com

Application Type: **LAND USE**

- |                            |                              |                                    |
|----------------------------|------------------------------|------------------------------------|
| ( ) Annexation             | (x) Rezoning                 | (x) Comprehensive Plan Amendment   |
| ( ) Lot Split              | ( ) Lot Line Deviation       | ( ) Variance-Residential           |
| ( ) Site Plan Approval     | ( ) Preliminary Plat         | ( ) Variance-Commercial/Industrial |
| ( ) Concurrency Review     | ( ) Construction Plan Review | ( ) Re-Review                      |
| ( ) Special Exception Use  | ( ) Conditional Use Permit   | ( ) Residential Design Review      |
| ( ) Road/Easement Vacation | ( ) Final Plat               | ( ) Planned Unit Development       |
| ( ) DRI Development        | ( ) Proportionate Fair Share | ( ) DRI Regional Development       |
| ( ) Other: _____           |                              |                                    |

Reason for Request: \_\_\_\_\_

Project Title (Site Plans, future/existing subdivisions only): Raney Lot 27

Property Address: Lot 27, Independence Blvd. Property Size: 13.16 acres

Alternate Key #s: 3781708

Property Tax I.D. #s Parcel ID 20-21-5-120600002700



**City of Groveland**  
**Planning and Zoning Application**

Proposed Use of Property: New facilities service building and light industrial building to operate and expand existing business in Groveland, FL.

Existing Zoning: "PUD" with "LM" use Existing Land Use: Vacant

Would like to change Zoning to: \_\_\_\_\_

Would like to change Land Use to: Employment Center

Current number of structures on the property: 0

What utilities currently exist on the site?

Water  Reclaim Water  Sewer  Well  Septic  None

What utilities are proposed to be used?

Water  Reclaim Water  Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes  No

If yes, please describe:

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Property Owner & Agent Affidavit

Date: June 30, 2016

Before me, the undersigned authority personally appeared, Arthur V. Raney, Jr. (property owner's name, who being by me duly sworn on oath), deposes and says:

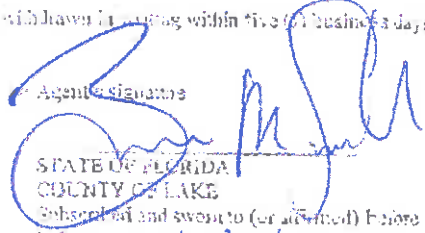
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Property Owner's signature

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 COUNTY OF LAKE  
 Subscribed and sworn to (or affirmed) before me on \_\_\_\_\_ (date) by \_\_\_\_\_ (name) of affiant, deponent, or other signer. He/she is personally known to me or has presented

Identification

PUBLIC NOTARY

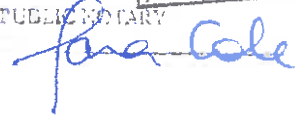
Agent's signature  


STATE OF FLORIDA  
 COUNTY OF LAKE  
 Subscribed and sworn to (or affirmed) before me before me on 6-30-16 (date) by ARTHUR V. RANEY, JR. (name) of affiant, deponent, or other signer. He/she is personally known to me or has presented

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PUBLIC NOTARY





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<b>Proportionate Fair Share Application</b>	\$1000.00		Sec. 109-58(b)
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◦ <i>Renewal Application Fee for Long Term Uses (those exceeding long term permit - 1 year)</i>	\$190.00		
<b>Ingress/Egress Right of Way Utilization Permit:</b>			Sec. 66-64
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<b>Waiver fee – to exceed irrigation allowance</b>	\$263.00		Sec. 133-37(c)(4)(b)
<b>Conditional Waiver fee – parking restriction</b>	\$263.00		Sec. 149-54(5)a.

Prepared by and return to:  
Bayshore Title Insurance Agency,  
3431 Henderson Boulevard, Tampa, Florida 33609

File Number: 1510047

Parcel ID Number: 20.21.25.120600002700

Consideration: \$725,000.00  
Doc Stamps: \$5,075.00

## General Warranty Deed

Made this 31<sup>st</sup> day of May, 2016, by CB Group LLC, a Florida limited liability company, whose post office address is 301 W. Platt Street, #144, Tampa, FL 33606, hereinafter referred to as "Grantor", to Raney Holdings, LLC, a Florida limited liability company, whose post office address is 7290 Hacienda Trail, Polk City, FL 33868, hereinafter referred to as "Grantee".

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the Grantor, for and in consideration of the sum of Ten and 00/100 Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Lake County, Florida, viz:

**Lot 27, LAKE COUNTY CENTRAL PARK PHASE 2, according to the Plat thereof as recorded in Plat Book 40, Pages 84 through 87 (inclusive), of the Public Records of Lake County, Florida.**

Subject to covenants, restrictions, easements and reservations of record, if any, and taxes accruing subsequent to December 31, 2015.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2015.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

CB Group LLC,  
a Florida limited liability company

BY: *Brennan Smith*  
Brennan Smith, Manager

Signed, sealed and delivered in our presence:

*Carol C. Embry*  
Witness Name Printed: Carol C. Embry

*Susan Sarido*  
Witness Name Printed: Susan Sarido

STATE OF FLORIDA

COUNTY OF HILLSBOROUGH

I, the undersigned authority, a Notary Public of the County and State first above written, do hereby certify that **Brennan Smith**, as Manager of CB Group LLC, a Florida limited liability company, on behalf of the company, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Personally known to me  
 Produced drivers license as identification.

Witness my hand and official seal, this the 20<sup>th</sup> day of May, 2016.

*Carol C. Embry*  
Notary Public

My Commission Expires:

(SEAL)



In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

CB Group LLC,  
a Florida limited liability company

BY: Steve Cormier  
Steve Cormier, Manager

Signed, sealed and delivered in our presence:

Patricia S. DiCicco  
Witness Name Printed: PATRICIA S. DICICCO

Heather Hall  
Witness Name Printed: Heather Hall

STATE OF FLORIDA

COUNTY OF ~~HILLSBOROUGH~~ COLLIER

I, the undersigned authority, a Notary Public of the County and State first above written, do hereby certify that Steve Cormier, as Manager of CB Group LLC, a Florida limited liability company, on behalf of the company, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

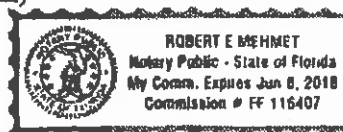
Personally known to me  
 Produced \_\_\_\_\_ as identification.

Witness my hand and official seal, this the 13 day of May, 2016.

Robert E. Mehmet  
Notary Public ROBERT E. MEHMET

My Commission Expires: JUNE 8, 2018

(SEAL)



# PROPERTY RECORD CARD

## General Information

**Owner Name:** RANEY HOLDINGS LLC **Alternate Key:** 3781708  
**Mailing Address:** 7290 HACIENDA TRL  
 POLK CITY, FL 33868 **Parcel Number:** 20-21-25-120600002700  
[Update Mailing Address](#) **Millage Group and City:** 00GR (GROVELAND)  
**Total Millage Rate:** 20.43600  
**Trash/Recycling /Water/Info:** [My Public Services Map](#)  
**Property Location:** INDEPENDENCE BLVD  
 GROVELAND FL 34736 **Property Name:** [Submit Property Name](#)  
[Update Property Location](#) **School Locator:** [School and Bus Map](#)  
**Property Description:** GROVELAND, LAKE COUNTY CENTRAL PARK PHASE 2 SUB  
 LOT 27 PB 40 | PGS 84-87 | ORB 3037 PG 442 |

## Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	VACANT INDUSTRIAL (4000)	0	0		13.16	AC	\$0.00	\$329,000.00

## Miscellaneous Improvements

There is no Improvement Information to display.

## Sales History

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
<a href="#">2686 / 1780</a>	10/27/2004	County Deed	Qualified	Vacant	\$459,900.00
<a href="#">3037 / 442</a>	12/13/2005	Warranty Deed	Qualified	Vacant	\$650,000.00
<a href="#">4787 / 1440</a>	5/31/2016	Warranty Deed	Qualified	Vacant	\$725,000.00


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

## Values and Estimated Ad Valorem Taxes

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$329,000	\$329,000	\$329,000	5.30510	\$1,745.38
LAKE COUNTY MSTU AMBULANCE	\$329,000	\$329,000	\$329,000	0.46290	\$152.29
SCHOOL BOARD STATE	\$329,000	\$329,000	\$329,000	5.69700	\$1,874.31
SCHOOL BOARD LOCAL	\$329,000	\$329,000	\$329,000	1.50000	\$493.50
CITY OF GROVELAND	\$329,000	\$329,000	\$329,000	5.99000	\$1,970.71
ST JOHNS RIVER FL WATER MGMT DIST	\$329,000	\$329,000	\$329,000	0.30230	\$99.46
LAKE COUNTY VOTED DEBT SERVICE	\$329,000	\$329,000	\$329,000	0.16000	\$52.64
LAKE COUNTY WATER AUTHORITY	\$329,000	\$329,000	\$329,000	0.25540	\$84.03
SOUTH LAKE HOSPITAL DIST	\$329,000	\$329,000	\$329,000	0.76330	\$251.13
			<b>Total:</b>	<b>20.436</b>	<b>Total: \$6,723.45</b>

## Exemptions Information

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

First Homestead 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 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 Disability Exemption (amount varies)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Veteran's Combal 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>
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>
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)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Non-Homestead Assessment Limitation (10% assessed value cap)	<a href="#">Learn More</a> <a href="#">View the Law</a>
Conservation Classification Assessment Limitation	<a href="#">Learn More</a> <a href="#">View the Law</a>
Agricultural Classification	<a href="#">Learn More</a> <a href="#">View the Law</a>

**Assessment Reduction Savings **

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

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Property data last updated on 5 July 2016.